

TRANSFER NOT NECESSARY

JAN 31 2011

MARK GIESIGE  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

DESCRIPTION  
**SUFFICIENT**  
FOR TAX MAPPING PURPOSES

JAN 31 2011

MERCER COUNTY  
TAX MAP DEPARTMENT

STATE of OHIO	)	TRANSFER ON DEATH DESIGNATION AFFIDAVIT
COUNTY of MERCER	)	[O.R.C. Section 5302.22]

**Steven R. Gerlach and Jane L. Gerlach**, being first duly sworn according to law, state as follows:

1. That Affiant(s), married to each other, are the owner(s) of record of the following real property located at 408 E. Plum Street, Coldwater, Ohio 45828 as recorded at Instrument # 201100000585 of the Official Records of Mercer County, Ohio.

Situated in the Township of Butler, County of Mercer, and State of Ohio:

Lot Number Four Hundred and Ninety-nine (499) in FAIRVIEW ADDITION to the Village of Coldwater, Ohio, as the same appears upon the recorded plat thereof.

Grantees shall pay all real estate taxes and assessments due and payable in February 2011 and thereafter.

LAST TRANSFER: Volume 289, Page 392, of the Mercer County Deed Records.

Tax #05-088000.0000  
Map #08-27-357-009

2. That title of record to the above property is held by Affiant(s) as follows:

- ☐ Sole Owner
- ☐ Tenant(s) in Common
- ☒ Tenant(s) in Survivorship
- ☐ Tenants by the Entireties

3. That Affiant(s) hereby designate(s) the entire undivided interest in the property held by Affiant(s) for transfer on death to the person or persons named below, as transfer on death beneficiary(ies), to receive the title of Affiant(s) upon the death of the second Affiant to die as follows:

<u>Name of Beneficiary</u>	<u>Undivided Interest of Affiant(s)</u>	<u>Type of Tenancy</u>
1. Ryan S. Gerlach	One-half (1/2)	Tenant in Common
2. Ashley N. Nichols	One-half (1/2)	Tenant in Common

4. That Affiants, states that their dower rights are subordinate to the vesting of title to the real property in the transfer on death beneficiary or beneficiaries designated herein.

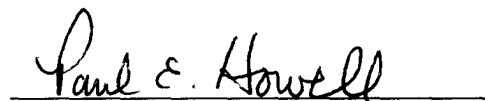
5. This affidavit and the beneficiary designation(s) set forth herein hereby revoke, replace and supersede any prior beneficiary designation(s) by Affiant(s), whether by deed or affidavit, related to the above-designated real property, except they do not revoke, replace or supersede the joint and survivorship designation set forth in the survivorship deed described above in Section 1 herein.

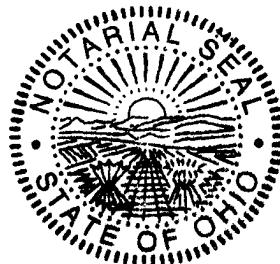
  
Steven R. Gerlach – Affiant

  
Jane L. Gerlach – Affiant

Sworn to and subscribed before me this 28th day of January, 2011.



  
Notary Public



PAUL E. HOWELL  
Attorney At Law  
NOTARY PUBLIC  
STATE OF OHIO  
My Commission Has  
No Expiration Date  
Section 147.03 O.R.C.

This instrument prepared by: Paul E. Howell, Howell, Gast-Schlater & Co., L.P.A., Attorneys at Law, 397 N. Eastern Ave., P.O. Box 317, St. Henry, Ohio 45883-0317, 419-678-7111, Fax 419-678-7332, E-mail: phowell@howellcolaw.com, REG. NO. 0029631.