Instrument # 201200003940 07/13/2012 At 02:15PM Recording 2 Pages, DEED \$28.00 Tamara K. Barger, Recorder, Mercer County, OH Dropped Off By: GILMORE/KAREN

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

JUL **1 3** 2012

MERCER COUNTY TAX MAP DEPARTMENT

## **TRANSFERRED**

JUL 1 3 2012

RANDALL E. GRAPNER COUNTY AUDITOR MERCER COUNTY, OHIO The Grantor and Grantee of this deed have complied with the provisions of R.C. Sec 319, 202 Randall E. Grapner Mercer County Auditor.

7/13/12 Dobarty Ald, Dazle

## WARRANTY DEED

Jerome M. Link and Deborah M. Link, husband and wife, the Grantors, for valuable consideration paid, grants with general warranty covenants, to Rachael L. Link, whose tax-mailing address is: 116 W. Caldwell Street, Ft. Recovery, Ohio 45846 the following

## **REAL PROPERTY**:

Situated in the Village of Ft. Recovery, in the County of Mercer and the State of Ohio, and bounded and described as follows:

Being a parcel of land situated in the Village of Fort Recovery, and being in Section 9, Township 15 North, Range 1 East, (Gibson Township), Mercer County, Ohio, being more particularly described as follows:

Commencing for reference at the Southwest corner of Lot Number 32 of the ORIGINAL PLAT of the Village of Fort Recovery, Gibson Township side –

Thence, West, along the North line of Caldwell Street, a distance of one hundred eighty-five (185.00) feet to a point. Said point being THE PLACE OF BEGINNING for the herein described parcel –

Thence, continuing, West, along the North line of Caldwell Street, a distance of seventy-seven (77.00) feet to a point –

Thence, North, parallel with the West line of said ORIGINAL PLAT, a distance of one hundred sixty-three (163.00) feet to a point –

Thence, East, parallel with the North line of Caldwell Street, a distance of seventy-seven (77.00) feet to a point –

Thence, South, parallel with the West line of said ORIGINAL PLAT, a distance of one hundred sixty-three (163.00) feet to the place of beginning.

Containing 0.288 acres of land, more or less.

This tract is subject to all easements, restrictions, conditions, rights of way, and limitations imposed thereon.

This description was prepared by Gordon L. Geeslin without benefit of survey and described the same parcel of land as described in Deed Volume 308, pages 747-748. Description prepared by Gordon L. Geeslin, Registered Surveyor #5372, in November 1990.

Prior Instrument Reference: Volume 315, Page 370 of the Deed Records of Mercer County, Ohio.

Parcel #: 17-005500.0000 Tax map #: 13-09-353-014

Taxes to be pro-rated to date of closing.

Witness their hands this 13 day of

State of Ohio

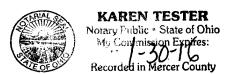
County of

Mercer

SS:

BE IT REMEMBERED, that on this \( \frac{3}{3} \) day of \( \frac{1}{3} \), 2012 before the subscriber, a Notary Public in and for said county, personally same Jerome M. Link and Deborah M. Link, husband and wife, the Grantors in the foregoing Deed, and acknowledged the signing thereof to be their voluntary act and deed.

IN TESTIMONY THEREOF, I have hereunto subscribed my name and affixed my seal on this day and year aforesaid.



This Instrument was prepared by: Matthew L. Gilmore, Attorney at Law, VanArsdel and Gilmore Co., L.P.A., 118 West Market Street, Celina, Ohio 45822. (419) 586-8120