

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

APR 21 2014

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

APR 21 2014

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance fee ED
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec 310,
202 Randall E. Grapner Mercer County Auditor.

KS 4/21/2014
Deputy Aud. Date

WARRANTY DEED

Know All Persons By These Presents,

That, Michael A. Heuker, a married man, and Tracy A. Heuker, his wife,
for valuable consideration paid, grants with general warranty covenants, to

Michael A. Heuker (an undivided one-fourth [1/4] interest),
Jordan Heuker (an undivided one-fourth [1/4] interest),
Joshua Heuker (an undivided one-fourth [1/4] interest), and
Jacob Heuker (an undivided one-fourth [1/4] interest)

whose TAX MAILING ADDRESS is 310 East Forest Street, Celina, Ohio 45822, the
following real property:

Situated in the TOWNSHIP of CENTER, COUNTY of MERCER and STATE of OHIO:

Being part of the South side of the South half (1/2) of the Southwest quarter (1/4) of Section
Seventeen (17), Town Five (5) South, Range Three (3) East of Center Township of Mercer
County, Ohio, and more definitely described as follows:

Beginning at the South quarter post of Section Seventeen (17) (where the South line of
Section 17 intersects with the centerline of Celina-Mendon Road); thence South 89 deg. 52'
30" West along the South line of Section Seventeen to a point in the approximate center of
Green Ditch Number 253; thence in a Northerly direction following the meanderings of said
ditch to a point on the grantor's North property line; thence North 89 deg. 52' 30" East a
distance of Four Hundred Sixty-five (465) feet to a point in the centerline of the Celina-
Mendon Road; thence South 0° 20' East along the centerline of the Celina-Mendon Road a
distance of Five Hundred Fourteen (514) feet to the South Quarter Post of Section 17, the
place of beginning, containing 5.25 acres more or less, subject to all legal highways.

LESS AND EXCEPTING THEREFROM THE FOLLOWING DESCRIBED REAL PROPERTY:

Being a parcel of land situated in Center Township, Mercer County, Ohio, in the Southwest
quarter of Section 17, Township 5 South, Range 3 East. Being more particularly described as
follows:

Commencing for reference at the corner stone at the Southeast corner of said Southwest
quarter of Section 17; thence, North 00 deg. 20' West along the East line of said Southwest
quarter of Section 17 and the centerline of Celina-Mendon Road, a distance of two hundred
thirty-eight and 98/100 (238.98) feet to a railroad spike. Said point being the place of
beginning for the parcel to be conveyed by this instrument; thence, continuing North 00 deg.
20' West, along the last described line, a distance of two hundred seventy-five and 05/100
(275.05) feet to a railroad spike; thence, south 89 deg.52' 30" West, a distance of four
hundred sixty-five (465.00) feet to a point in an open ditch; thence, South 21 deg. 30' East, a
distance of fifty-five and 78/100 (55.78) feet to a point in said open ditch; thence, South 02
deg. 47' 37" East, a distance of two hundred twenty-three and 34/100 (223.34) feet to a point
in said open ditch; thence, North 89 deg. 52' 30" East, a distance of four hundred thirty-five
and 27/100 (435.27) feet to the place of beginning. Containing 2.796 acres of land, more or
less.

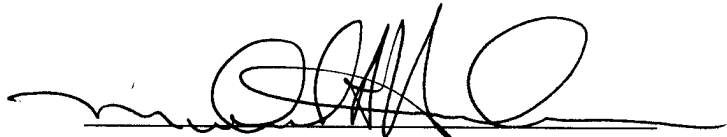
Leaving after said exception 2.454 acres.

Tax Parcel I.D. #06-042200.0000 / Tax Map #06-17-300-007

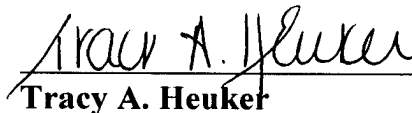
Prior Instrument Reference: Instrument #201400000582, Mercer County Recorder's Records.

And for valuable consideration **Michael A. Heuker, a married man, and Tracy A. Heuker, his wife**, do hereby remise, release and forever quitclaim unto the said Grantees, their heirs and assigns, all their right and expectancy of DOWER in the above described premises.

Dated: April 21, 2014



Michael A. Heuker



Tracy A. Heuker

STATE OF OHIO - COUNTY OF MERCER - ss:

Before me, as **Notary Public** in and for said County and State, personally appeared the above-named **Michael A. Heuker, a married man**, who acknowledged that he did sign the foregoing instrument and that the same is his free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at **Celina, Mercer County, Ohio**, this 21st day of April, A.D. 2014.



SHELLY J. BILLS
Notary Public • State of Ohio
My Commission Expires:
March 10, 2017
Recorded in Mercer County



Notary Public for Ohio
My Commission Expires:

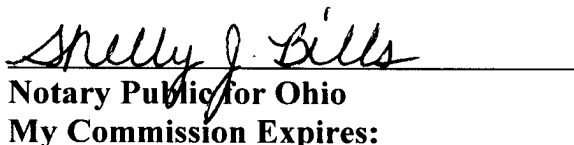
STATE OF OHIO - COUNTY OF MERCER - ss:

Before me, as **Notary Public** in and for said County and State, personally appeared the above-named **Tracy A. Heuker, wife of Michael A. Heuker**, who acknowledged that she did sign the foregoing instrument and that the same is her free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at **Celina, Mercer County, Ohio**, this 11th day of April, A.D. 2014.



SHELLY J. BILLS
Notary Public • State of Ohio
My Commission Expires:
March 10, 2017
Recorded in Mercer County



Notary Public for Ohio
My Commission Expires: