Instrument # 201400005001 11/03/2014 At 03:21PM Recording 2 Pages, DEED \$28.00 Angela N. King, Recorder, Mercer County, OH Dropped Off By: MTL/KAREN

DESCRIPTION SUFFICIENT FOR TAX MAPPING PURPOSES

NOV U3 2014

MERCER COUNTY TAX MAP DEPARTMENT

## **TRANSFERRED**

NOV 0 3 2014

RANDALL E. GRAPNER COUNTY AUDITOR MERCER COUNTY, OHIO The Grantor and Grances of this died have compiled with the provisions of R.C. Sec 318, 282 Rendell E. Grapher Mercer County Auditor.

KP 11-3-14

Beauty Aud. Date

## OHIO WARRANTY DEED

That the Grantors, **Kerry D. Zuercher and Denise A. Zuercher,** Husband and Wife, for valuable consideration paid, grant, with general warranty covenants, to the Grantee, **Christopher A. Savage,** whose tax mailing address is 125 Zillah Street, Celina, OH 45822, the following real property:

Situated in the Township of Center, County of Mercer, and State of Ohio, to-wit: Being a parcel of land situated in Center Township, Mercer County, Ohio, in the southwest quarter of the northwest quarter of Section 22, Township 5 South, Range 3 East.

Being more particularly described as follows:

Commencing for reference at the cornerstone at the southwest corner of the northwest quarter of said Section 22; Thence, North 01° 22' 31" East, along the west line of the northwest quarter of said Section 22 and the centerline of Rice Road, a distance of 1075.01 feet. Said point being the place of beginning for the parcel to be conveyed by this instrument. Thence, continuing, North 01° 22' 31" East, along the last described line, a distance of 248.08 feet; Thence, South 89° 04' 09" East, a distance of 664.38 feet; Thence, South 01° 18' 34" West, along the east line of the west half of the southwest quarter of the northwest quarter of said Section 22, a distance of 248.08 feet; Thence, North 89° 04' 09" West, a distance of 664.38 feet to the place of beginning. Containing 3.782 acres of land, more or less.

Subject to all easements and right-of-way of record.

Reference is made to a survey of this area by James W. Geeslin, Professional Surveyor 7764, dated June 28, 2002.

Minor Subdivision Plat is of record in Official Record Volume 148, Page 2467, Mercer County Recorder's Records.

Parcel No. <u>06-049700.0000</u>

Tax Map No. <u>06-22-100-003</u>

Last transfer of record appears in Volume 177, Page 2001, of the Mercer County, Ohio, Recorder's Official Records,

Real estate taxes and assessments shall be prorated to the date of closing.

MINOR SUBDIVISION

The Grantors, Kerry D. Zuercher and Denise A. Zuercher, husband and wife, release all rights of dower herein.

Witness our hands this  $31^{sr}$  day of \_

STATE OF OHIO, COUNTY OF MERCER, ss:

Before me, a Notary Public in and for said County and State, personally appeared the above named Kerry D. Zuercher and Denise A. Zuercher, Husband and Wife, who acknowledged that they did sign the foregoing instrument and that the same is their free act and deed.

IN TESTIMONY WHEREOF, I have hereto set my hand and official seal at Celina, Ohio, this 3/5t day of \_\_\_\_\_\_, 2014.

RUTH M. LINK Notary Public, State of Ohio My Commission Expires Dec. 23, 2016

This instrument prepared by: Meikle, Tesno & Luth, Attys. 100 N. Main St., Celina, OH 45822, without benefit of title search.