

TRANSFERRED

DESCRIPTION  
SUFFICIENT  
FOR TAX MAPPING PURPOSES

NOV 05 2014

MERCER COUNTY  
TAX MAP DEPARTMENT

NOV 05 2014

RANDALL E. GRAPNER  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

SHERIFF'S DEED

Revised Code Sec. 2329.36  
14-CIV-019/Herbert Boukater, DECEASED  
201402327

~~Exemption paragraph, conveyance fee~~ 354<sup>20</sup>  
The Grantor and Grantee of this deed have  
complied with the provisions of R.C. Sec 230,  
202 Randall E. Grapner Mercer County Auditor.

KP 11-5-14  
Deputy Aud. Date

I, Jeff Grey, Sheriff of **Mercer** County, Ohio, pursuant to the Order of Sale entered on July 7, 2014, the Confirmation of Sale entered on October 27, 2014 and in consideration of the sum of \$101,134.00 dollars, the receipt whereof is hereby acknowledged, do hereby **GRANT, SELL AND CONVEY** unto **Bank of America, N.A.**, all the rights, title and interest of the parties in Court of Common Pleas, Mercer County, Ohio, Case Number **14-CIV-019**, Bank of America, N.A. vs. **Joyce Boukater, et al.**, and all pleadings therein incorporated herein by reference in and to the following Lands and Tenements situated in the County of Mercer AND State of Ohio, known and described as follows, to-wit:

\*\*\*\*\*  
See Attached Legal Description

Premises commonly known as: 8405 Davis Road, Celina, OH 45822

Tax Mailing Address: 7105 Corporate Drive, Plano, TX 75024

This deed does not reflect any restrictions, conditions or easements of record.

Prior Owner: Joyce Boukater and Herbert Boukater

Parcel Number: 06-019300.0101

Prior Instrument Reference: OR Book 107, page 479

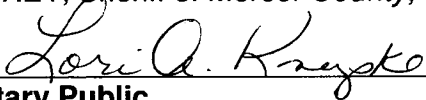
Executed this 5 day of November, 2014.

**SEAL**

  
\_\_\_\_\_  
JEFF GREY, Sheriff of MERCER County, Ohio

STATE OF OHIO                    )  
  ) **SS:**  
COUNTY OF MERCER         )

The foregoing was acknowledged before me this 5 day of November, 2014 by JEFF GREY, Sheriff of Mercer County, Ohio.

  
\_\_\_\_\_  
**Notary Public**  
State of Ohio  
My Commission Expires June 4, 2016

This instrument was prepared by:  
LERNER, SAMPSON & ROTHFUSS  
120 East Fourth Street, 8th Floor  
Cincinnati, OH 45202-4007  
10/31/14

**Legal Description**

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

Being a parcel of land situated in Center Township, Mercer County, Ohio, and in the Northeast Quarter of Section 11, Township 5 South, Range 3 East, being more particularly described as follows:

Commencing at a cornerstone at the East Quarter post of said Section 11; thence N 88° 53' 32" W, 861.44 feet along the South line of the Northeast Quarter of said Section 11 and also being the centerline of Davis Road to a Mag nail set as the point of beginning; thence continuing N 88° 53' 32" W, 400.44 feet along the last described line to a Mag nail set; thence N 01° 37' 25" E, 420.00 feet and passing through an iron pin with cap set at 20.00 feet to an iron pin with cap set; thence N 46° 06' 28" E, 225.98 feet to an iron pin with cap set; thence S 88° 53' 30" E, 236.17 feet to an iron pin with cap set; thence S 01° 02' 20" W, 579.77 feet and passing through an iron pin with cap set at 559.77 feet to the point of beginning, containing 5.000 acres of land, more or less, subject to all valid easements and right-of-way.

All bearings were calculated from angles turned in an actual field survey by Kent B. Marbaugh, Registered Surveyor #7421, dated March 27, 2000, on file in the County Engineer's Office.

Property Address: 8405 Davis Road, Celina, OH 45822  
Map No: 06-11-200-006  
Parcel No: 06-019300.0101  
Prior Deed Reference: OR Book 107, page 479

