

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

MAR 18 2015

MERCER COUNTY
TAX MAP DEPARTMENT

OHIO WARRANTY DEED

TRANSFERRED

MAR 18 2015

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee 234.50
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec 320,
202 Randall E. Grapner Mercer County Auditor.

KS 3/18/2015
Deputy Aud. Date

KNOW ALL PERSONS BY THESE PRESENTS

That, **Kenneth J. Lavy and Amy E. Lavy, husband and wife**, for valuable consideration, paid, grants, with general warranty covenants, to

Arletha Donovan

whose **TAX MAILING ADDRESS** is 10071 Township Line Road, Rockford, Ohio 45882, the following real property:

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

Being a part of the South One-half (1/2) of the Southeast Quarter (1/4) of Section Thirty-six (36), Town Four (4) South, Range One (1) East, and more particularly described as follows:

Commencing at an iron pipe marking the Southeast corner of said Section Thirty-six (36), said pipe also being on the centerline of Township Line Road; thence with the East line of Section Thirty-six (36) and the centerline of Township Line Road North 1 degree 00' East Four Hundred Thirty-three and Ten Hundredths (433.10) feet to a point marked by a capped nail in the center of Bridge No. 16T47, said point being the PLACE OF BEGINNING for this description; thence with the center of an open ditch North 81 degrees 40' West Sixty-seven and Eighty Hundredths (67.80) feet to a point; thence continuing with the center of said open ditch North 59 degrees 22' West One Hundred Twenty-four and Ten Hundredths (124.10) feet to a point; thence North 1 degree 00' East Four Hundred Fifty and Thirty Hundredths (450.30) feet to an iron pipe, said line passing an iron pipe at Twenty-eight and Fifty Hundredths (28.50) feet at the top of the bank of said open ditch; thence South 89 degrees 00' East One Hundred Seventy-five (175) feet to a capped nail in the East line of said Section Thirty-six (36) and the centerline of Township Line Road, said line passing an iron pipe at One Hundred Fifty-five (155) feet; thence with the East line of said Section Thirty-six (36) and the centerline of Township Line Road South 1 degree 00' West Five Hundred Twenty (520) feet to the place of beginning, containing One and Ninety-nine Hundredths (1.99) acres, more or less, subject to all legal highways and easements of record.

Tax Parcel I.D. #01-047100.0000 / Tax Map #01-36-400-004

Prior Instrument Reference: Instrument #200800005696, Mercer County Recorder's Records.

Grantors and Grantee hereby acknowledge and agree that all real estate taxes and special assessments shall be prorated to the date of closing.

And for valuable consideration, **Kenneth J. Lavy and Amy E. Lavy, husband and wife**, do hereby remise, release, and forever quit claim unto the said Grantee, her heirs and assigns, all their right and expectancy of dower in the above described premises.

Dated: 3/17/15

Kenneth J. Lavy
Kenneth J. Lavy
Amy E. Lavy
Amy E. Lavy

STATE OF OHIO - COUNTY OF MERCER - ss:

Before me, as **Notary Public** in and for said County and State, personally appeared the above-named **Kenneth J. Lavy and Amy E. Lavy, 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 hereunto set my hand and official seal at **Celina, Mercer County, Ohio**, this 17th day of March, A.D. 2015.



JAYME L. MOORMAN
NOTARY PUBLIC, STATE OF OHIO
MY COMMISSION EXPIRES
SEPTEMBER 9, 2017

Jayme L. Moorman
Notary Public for Ohio
My Commission Expires: 9/9/2017