

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

NOV 07 2016

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

NOV 07 2016

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee 314.70
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec 319,
202 Randall E. Grapner Mercer County Auditor.
KS 11/7/2016
Deputy Aud. Date

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that **RONALD L. BALLARD** and
BARBARA J. BALLARD, Husband and Wife, the Grantors, for valuable
consideration paid, GRANT, with general warranty covenants to
CJ NELSON RENTALS, LLC, the Grantee, of 7141 Havemann Rd., Celina
OH 45822, the following real property; to-wit,

SITUATED IN THE TOWNSHIP OF FRANKLIN, COUNTY OF MERCER AND STATE
OF OHIO, TO WIT:

Being Lot Numbered 108, Bass Landing, as recorded in Plat Cabinet
1, Page 250 of the Plat Records of Mercer County, Ohio.

Subject to all easements, conditions, restrictions of record.
Including but not limited to, those set forth in the Declaration
of Covenants, Conditions, restrictions and assessment for Bass
Landing, Inc., as recorded in Volume 11, Page 984 of the records
of Mercer County, Ohio, Recorder's Office; all supplements and
amendments thereof, and all taxes and assessments.

Known as 7051 Woods Ct., Celina OH 45822
PRIOR DEED VOL. 145, Page 2022
TAX PARCEL #09-000799.0108

Map No: 09-16-353-604

IN WITNESS WHEREOF, **RONALD L. BALLARD** and **BARBARA J.
BALLARD**, the Grantors, each of whom hereby release all right
and expectancy of dower herein, have set their hands the date and
place below stated.

Ronald L. Ballard
RONALD L. BALLARD

Barbara J. Ballard
BARBARA J. BALLARD

STATE OF OHIO
COUNTY OF Meeker, SS:

BE IT REMEMBERED that on this 15th day of NOVEMBER, 2016, before me, a notary public in and for said county and state, personally came **RONALD L. BALLARD** and **BARBARA J. BALLARD, Husband and Wife**, known to me to be the Grantors in the foregoing deed and acknowledged the signing thereof to be their voluntary act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal on the year and day last aforesaid.



Judy Hemmelgarn
Notary Public • State of Ohio
Auglaize County
My Commission Expires:
August 16, 2020

X Judy Hemmelgarn
NOTARY PUBLIC: Judy Hemmelgarn
STATE OF OHIO
My Commission Expires: 8/16/2020

Prepared by:
KENNETH E. HITCHEN
Attorney at Law
510 West South St.
St. Marys OH 45885