

DESCRIPTION  
SUFFICIENT  
FOR TAX MAPPING PURPOSES

DEC 30 2016

MERCER COUNTY  
TAX MAP DEPARTMENT

TRANSFERRED

DEC 30 2016

RANDALL E. GRAPNER  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

~~Exemption paragraph~~, conveyance Fee 1583<sup>40</sup>  
The Grantor and Grantee of this deed have  
complied with the provisions of R.C. Sec 319,  
202 Randall E. Grapner Mercer County Auditor.

KP 12-30-16  
Deputy Aud. Date

## Deed of Executor

(Statutory Form O.R.C. Section 5302.09)

**Norma V. Pottkotter and Dale L. Hart, Co-Executors of the Estate of George P. Hart, deceased**, who died testate on August 13, 2016, pursuant to the powers conferred in the Last Will and Testament of George P. Hart which was admitted to probate on August 30, 2016 in the Mercer County Probate Court, Case No. 20161167, and every other power, for good and valuable consideration paid, *Grant With Fiduciary Covenants To*

**Mark D. Metzger and Kimberly A. Metzger, husband and wife  
for their joint lives, remainder to the survivor of them  
whose tax mailing address is 1938 Watkins Road, Ft. Recovery, Ohio 45846**

the following described real property:

Being a parcel of land situated in Gibson Township, Mercer County, Ohio, in the southwest quarter of the southwest quarter of Section 35, Township 15 North, Range 1 East. Being more particularly described as follows:

Beginning at the cornerstone at the southwest corner of said Section 35; thence, South 88°01'52" East, along the south line of said Section 35 and the centerline of Mercer Darke County Line Road, a distance of 370.26 feet to a Mag nail set; thence, North 01°59'58" East, passing through 5/8 inch iron bars set at 20.00 feet and 242.07 feet, a total distance of 281.26 feet to a point; thence, North 59°17'37" East, a distance of 298.53 feet to a point; thence, South 01°10'02" West, passing through 5/8 inch iron bars set at 39.10 feet and 422.47 feet, a total distance of 442.47 feet to a Mag nail set; thence, South 88°01'52" East, along the south line of said Section 35 and the centerline of Mercer Darke County Line Road, a distance of 698.53 feet to Mag nail set; thence, North 01°43'01" East, along the east line of the southwest quarter of the southwest quarter of said Section 35, passing through a 5/8 inch iron bar set at 20.00 feet, a total distance of 1323.23 feet to a 5/8 inch iron bar found; thence, North 87°54'38" West, along the north line of the southwest quarter of the southwest quarter of Section 35, a distance of 1322.90 feet to a wood post found; thence South 01°52'11" West, along the west line of said Section 35, a distance of 1326.00 feet to the place of beginning.

**Containing 38.162 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 November 30, 2016. On file in the County Engineer's Office.

Deed Reference: Volume OR109, Page 924 and Instrument #200700002279, Mercer County Recorder's Office.

Tax ID #16-043700.0000  
Tax Map #13-35-300-002

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

IN WITNESS WHEREOF, the said **Norma V. Pottkotter and Dale L. Hart, Co-Executors of the Estate of George P. Hart, deceased**, have hereunto set their hands on this 28th day of December, 2016.

Estate of George P. Hart

*Norma V. Pottkotter*

By: Norma V. Pottkotter, Executor

*Dale L. Hart*

By: Dale L. Hart, Executor

STATE OF OHIO, COUNTY OF MERCER, SS:

BE IT REMEMBERED, that on this 28th day of December, 2016, before me, the subscriber, a notary public in and for said State, personally came **Norma V. Pottkotter and Dale L. Hart, Co-Executors of the Estate of George P. Hart, deceased**, the Grantors in the foregoing deed, and acknowledged the signing thereof to be their voluntary act and deed.

IN TESTIMONY THEREOF, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.



*Judy A. Koesters*  
Notary Public

JUDY A. KOESTERS, Atty. At Law  
NOTARY PUBLIC, STATE OF OHIO  
My Commission Has No Expiration Date  
Section 147.03 O.R.C.