

Exemption paragraph, conveyance Fee 231<sup>00</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 3-9-17  
Deputy Aud. Date

# TRANSFERRED

MAR 09 2017

RANDALL E. GRAPNER  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

F16-11361

DESCRIPTION  
SUFFICIENT  
FOR TAX MAPPING PURPOSES

MAR 09 2017

MERCER COUNTY  
TAX MAP DEPARTMENT

SHERIFF'S DEED  
Revised Code § 2329.36

I, Jeff Grey, Sheriff of Mercer County, Ohio, pursuant to the Judgment and Decree of Foreclosure entered on September 13, 2016, amount of \$83,163.63 plus interest at the rate of 5.500% per annum from February 1, 2015, the Order of Sale entered on September 30, 2016, the sale held on November 30, 2016, the Confirmation of Sale entered on January 26, 2017, and in consideration of the sum of sixty-six thousand and 00/100 dollars (\$66,000.00), the receipt whereof is hereby acknowledged, do hereby GRANT, SELL AND CONVEY unto JPMorgan Chase Bank, National Association, whose tax mailing address is 3415 Vision Drive, Columbus, Ohio 43219, all the rights, title and interest of the parties in Court of Common Pleas, Mercer County, Ohio, Case Number 16CIV077, JPMorgan Chase Bank, National Association vs. Erin M. Dircksen 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

Property Address: 602 East Main Street, Coldwater, Ohio 45828

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

Prior Owner: Erin M. Dircksen  
 Parcel Number: 05-059400.0000 and #05-059500.0000  
 Prior Instrument Reference: File No. 200900007057 on October 20, 2009 of Mercer County Records

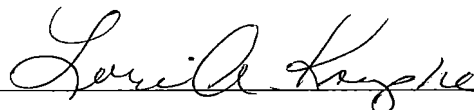
Executed this 9 day of February, 20 17.

**SEAL**

  
 \_\_\_\_\_  
 Jeff Grey, Sheriff of Mercer County, Ohio

STATE OF OHIO                    )  
   ) SS:  
 COUNTY OF MERCER            )

The foregoing was acknowledged before me this 9 day of February, 20 17 by Jeff Grey, Sheriff of Mercer County, Ohio

  
 \_\_\_\_\_  
 Notary Public

State of Ohio  
 My Commission Expires June 4, 20 21

This instrument was prepared by:

REIMER, ARNOVITZ, CHERNEK & JEFFREY Co., L.P.A.  
 P.O. Box 39696  
 30455 Solon Road  
 Solon, OH 44139

February 3, 2017

Situated in the Village of Coldwater, County of Mercer, and State of Ohio:

Being Lots Numbered Two Hundred Sixteen (216) and Two Hundred Seventeen (217) in the Village of Coldwater, Ohio, as the same are shown on the recorded plat of said Village on record in the Recorder's Office, Mercer County, Ohio, subject to all conditions, restrictions, and easements of record, and the zoning regulations of the Village of Coldwater, Ohio.

Property Address: 602 East Main Street, Coldwater, OH 45828

PPN#: 05-059400.0000 and #05-059500.0000

*Map# 03-27-381-023 and #03-27-381-022*

Prior Deed Reference: File No. 200900007057 on October 20, 2009

