

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

APR 13 2018

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

APR 13 2018

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee 507.50
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec 319,
202 Randall E. Grapner Mercer County Auditor

48 4/13/2018
Deputy Aud. Date

OHIO SURVIVORSHIP DEED

Know All Persons By These Presents

That, **Marjorie Hoops formerly known as Marjorie Ramsey, a married woman**, for valuable consideration paid, grants with general warranty covenants, to

Charles L. Fella and Chelsea M. Fella, husband and wife,
for their joint lives, remainder to the survivor of them

whose tax mailing address is 304 East Walnut Street, Coldwater, Ohio 45828, the following real property:

Situated in the **VILLAGE** of **COLDWATER, COUNTY** of **MERCER, STATE** of **OHIO**, to wit:

Being part of Out-Lot Number (16) to the Village of Coldwater, County of Mercer and State of Ohio, bounded and described as follows:

Being the West one-half, less fifty-two (52) feet of uniform width off of the North end thereof, of the following described real estate;

Commencing for same thirty-eight (38) feet East of the Southeast corner of In-Lot #155; thence North to an alley running east and west through said Out-lot #16; thence East along said alley to the Northwest corner of Out-lot Number Seventeen (17); thence South to Walnut Street; thence West to place of beginning, being all that part of Out-lot #16 South of the alley except the East half thereof, except 52 feet of uniform width off of the north end of the west one-half thereof and except 25 feet off of the west side of uniform width theretofore conveyed to the Village of Coldwater, Ohio, by S. M. Smith for street purposes.

ALSO, easement to cross the 52 feet herein excepted from conveyance for utility services, (including sewer) as same are now located thereon.

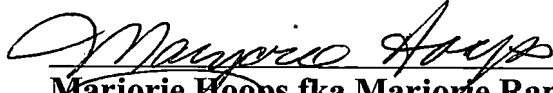
Tax Parcel I.D. #05-024900.0000 / Tax Map #08-34-109-014


Prior Instrument Reference: Instrument #201300004998, Mercer County Recorder's Records.

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

And for valuable consideration **Marjorie Hoops fka Marjorie Ramsey, a married woman, and Samuel D. Hoops, her husband**, do hereby remise and release unto the said Grantees, their heirs and assigns, all their right and expectancy of DOWER in the above described premises.

Dated: April 13, 2018



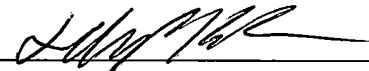
Marjorie Hoops fka Marjorie Ramsey


Samuel D. Hoops

STATE OF OHIO - COUNTY OF MERCER - ss:

Before me, as **Notary Public** in and for said County and State, personally appeared the above-named **Marjorie Hoops fka Marjorie Ramsey, a married woman, and Samuel D. Hoops, her husband**, 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 13th day of April, A.D. 2018.



Notary Public for Ohio
My Commission: Indefinite

Jeffrey P. Knapke-Attorney at Law
Notary Public-State of Ohio
My Commission has no expiration date
Section 147.03 R.C.

SEAL