

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

MAR 14 2019

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

MAR 14 2019

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee EA
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 3/14/2019
Deputy Aud. Date

QUIT CLAIM DEED

(Sections 5302.11, Ohio Revised Code)

KNOW ALL MEN BY THESE PRESENTS:

This Indenture, made on the 11 day of March, 2019 by and between the Secretary of Veterans Affairs, an Officer of the United States of America, whose address is Department of Veterans Affairs, 810 Vermont Ave. N.W., Washington, DC 20420, hereinafter referred to as Grantor, and John Fortkamp, whose tax mailing address is 5172 Bass Drive, Celina, Ohio 45822, hereinafter referred to as Grantee, Grantee's successors and assigns.

Grantor, for One Dollar (\$1.00) and other good and valuable consideration received, hereby quitclaims to Grantee, all of its interest in the property situated in the Township of Franklin, County of Mercer, and State of Ohio, which property is described as follows:

See Exhibit A attached hereto and incorporated herein by reference.

Permanent Parcel No.: 09-008500.0000

Premises known as: 5172 Bass Drive, Celina, Ohio 45822

Prior Instrument: Instrument No.: 201800005929 of Mercer County, Ohio Records

This conveyance and Grantor's covenants are subject to conditions, covenants, restrictions, reservations, and easements of record; all legal highways; zoning and building ordinances; all existing leases and rights of tenants, if any; and real estate taxes and assessments, both general and special, not yet due and payable.

IN WITNESS WHEREOF, Grantor has hereunto set its hand on the 11 day of March, 2019

THE SECRETARY OF VETERANS AFFAIRS,
An officer of the United States of America
By the Secretary's duly authorized property
Management contractor, Vendor Resource Management,
pursuant to a delegation of authority found at 38 C.F.R. 36.4345(f)

Louderes Dillebrand

Printed Name: Louderes Dillebrand

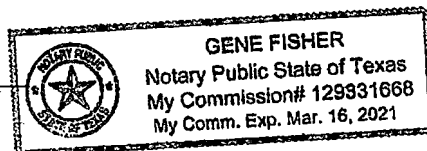
Title: AVP

STATE OF Texas)
)
Denton COUNTY)

On this date, before me personally appeared Louderes Dillebrand, pursuant to a delegation of authority contained in 38 C.F.R. 36.4345(f), to me known to be the person who executed the foregoing instrument on behalf of the Secretary of Veterans Affairs, and acknowledged that he executed the same as the free act and deed of said Secretary.

In Witness Whereof, I have hereunto set my hand and affixed my official seal in the State of Texas aforesaid, this 11 day of March, 2019.

[Signature]
Notary Public
My term expires:



This deed was prepared by Bryan J. Dardis, Ohio Bar No. 79096, who certifies that it is in a form that is in accordance with applicable local, state and federal law.

This Instrument prepared by:
Bryan J. Dardis, Esq.
Meyers, Roman, Friedberg & Lewis
28601 Chagrin Boulevard, Suite 600
Cleveland, Ohio 44122

EXHIBIT A
LEGAL DESCRIPTION

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

AND BEING LOT NUMBER SIXTEEN (16) OF SOLIER'S SECOND ADDITION AS THE SAME
APPEARS UPON THE RECORDED PLAT THEREOF IN PLAT BOOK 5, PAGE 13, OF THE MERCER
COUNTY, OHIO, RECORD OF PLAT.

SUBJECT TO ALL LEGAL HIGHWAYS, COVENANTS, RESTRICTIONS AND RESERVATIONS OF
RECORD, ALL EASEMENTS AND RIGHTS-OF-WAY OF RECORD, ZONING AND BUILDING LAWS,
CODES, ORDINANCES AND REGULATIONS.

PARCEL NO: 09-008500.0000
TAX MAP NO: 09-19-402-060

ADDRESS: 5172 BASS DR, CELINA, OH 45822