

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

MAR 20 2019

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

MAR 20 2019

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.

8/20/19 3/20/19
Deputy Aud. Date

Know All Men by These Presents:

(Joint and Survivorship Deed)

THAT Ben C. Osterholt, married, of Mercer County, Ohio

for valuable consideration paid, *Grants With General Warranty Covenants To*

**Thomas R. Link and Sharon M. Link, husband and wife
for their joint lives, remainder to the survivor of them
whose tax mailing address is 3450 Watkins Road, Ft. Recovery, Ohio 45846**

the following described real estate:

Situated in the Township of Granville, County of Mercer and State of Ohio:

Being a parcel of land situated in Granville Township, Mercer County, Ohio, and in the northeast quarter of Section 32, Township 15 North, Range 2 East, being more particularly described as follows:

Commencing at a cornerstone at the northeast corner of said Section 32; thence North 88°09'11" West, 441.41 feet along the north line of the northeast quarter of said Section 32 and also being the centerline of Watkins Road to a Mag nail set as the Point of Beginning; thence South 06°03'01" West, 444.82 feet and passing through iron pins with caps set at 24.70 feet and at 316.68 feet to a point; thence North 88°09'18" West, 190.00 feet to a point; thence North 01°49'29" East, 443.63 feet and passing through iron pins with caps set at 36.27 feet and at 421.13 feet to a mine spike found; thence South 88°09'11" East, 222.78 feet along the north line of the northeast quarter of said Section 32 and also being the centerline of Watkins Road to the Point of Beginning.

Containing 2.102 acres of land more or less, subject to all valid easements and rights-of-way.

MINOR SUBDIVISION

All bearings were calculated from angles turned in an actual field survey by Kent B. Marbaugh, Registered Surveyor #7421, dated April 9, 2012, on file in the County Tax Map Office.

Deed Reference: Instrument #201200003723, Mercer County Recorder's Office.

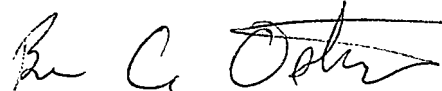
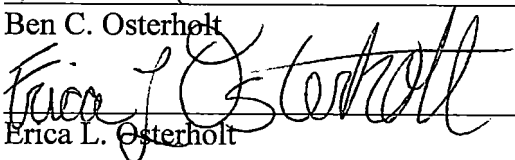
Tax ID #21-000600.0200
Tax Map #14-32-200-008

Real estate taxes and assessment shall be prorated to date of closing

And all the *Estate, Right, Title and Interest* of the said Grantor in and to said premises; *To have and to hold* the same, with all the privileges and appurtenances thereunto belonging, to said Grantees, **Thomas R. Link and Sharon M. Link**, their heirs and assigns forever. And the said Grantor, **Ben C. Osterholt**, does hereby *Covenant and Warrant* that the title so conveyed is *Clear*,

Free and Unencumbered, and that he will *Defend* the same against all lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said **Ben C. Osterholt and Erica L. Osterholt, his wife**, who hereby release all their right and expectancy of dower in said premises, have hereunto set their hands on this 19th day of March, 2019.


Ben C. Osterholt

Erica L. Osterholt

STATE OF OHIO, COUNTY OF MERCER, SS:

BE IT REMEMBERED, that on this 19th day of March, 2019, before me, the subscriber, a notary public in and for said State, personally **Ben C. Osterholt and Erica L. Osterholt, his wife**, 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.


Notary Public

