

DESCRIPTION  
**SUFFICIENT**  
FOR TAX MAPPING PURPOSES  
**Sep 29 2023**  
MERCER COUNTY  
TAX MAP DEPARTMENT

**TRANSFERRED**  
**Sep 29, 2023**  
RANDALL E. GRAPNER  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

**ET**  
Exemption/Conveyance Fee \$0.00  
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 Sep 29, 2023  
Deputy Aud. Date

**QUIT CLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS, that **RAYMOND TALLY** and **PEGGY TALLY**, husband and wife, GRANTOR, in consideration of ONE DOLLAR (\$1.00) and other good and valuable consideration to them in hand paid **PEGGY S. TALLY, TRUSTEE of the PEGGY S. TALLY TRUST EFFECTIVE August 10, 2012, as amended**, GRANTEE, whose tax mailing address is 509 Garden Way, Edgewood, KY 41017, does hereby remise, release and forever quit claim to GRANTEE, her successors and assigns, the real estate described in Exhibit A; 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 GRANTEE, her successors and assigns forever.

IN WITNESS WHEREOF, **RAYMOND TALLY** and **PEGGY TALLY**, husband and wife, have set their hands on this 28th day of September, 2023.

  
RAYMOND TALLY

  
PEGGY TALLY

STATE OF KENTUCKY, COUNTY OF KENTON:

BE IT REMEMBERED, that on the date first written above, before me, the subscriber, a Notary Public in and for said county, personally came **RAYMOND TALLY** and **PEGGY TALLY**, husband and wife, and acknowledged the signing of the foregoing Quit Claim Deed to be their voluntary act and deed.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affix my seal on this day and year foresaid.

  
NOTARY PUBLIC

My Commission Expires: \_\_\_\_\_



*THIS INSTRUMENT WAS PREPARED BY AND  
TO BE RETURNED TO:*

PATRICK R. HUGHES  
Dressman Benzinger LaVelle psc  
109 East Fourth Street  
Covington, KY 41011  
(859) 341-1881

**NO TITLE EXAMINATION BY PREPARER**

**EXHIBIT A**

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

**Being Lot Number Twenty-nine (29) in Montezuma Acres West Subdivision as the same is shown on the recorded plat thereof in Plat Cabinet 1, Page 83, and subject to the Covenants and Restrictions as set forth in Miscellaneous Volume 8, Pages 177 through 181, and the Declaration of Covenants, Conditions and Restrictions set forth in Miscellaneous Volume 8, Pages 190 through 197, all of said records being in the Mercer County Recorder's Office, and further subject to all other conditions, restrictions and reservations of record.**

Subject to easements, restrictions and covenants of record.

**Tax Number: 09-005400.2900**

**Map Number: 09-19-253-018**

Property Address: 5266 Montezuma Acres Drive, Celina, OH 45822

Prior Deed Reference: Instrument #201600001470