

Survivorship Deed

JAMES K. SIMMONS AND DANASHANE PERTUSET SIMMONS, HUSBAND AND WIFE

of FAIRFIELD County, Ohio, for valuable consideration paid, grant(s), with general warranty covenants, to JASON R. NOLAND AND NIKKI J. NOLAND, HUSBAND AND WIFE

for their joint lives, remainder to the survivor of them, whose tax-mailing address is: C/O PRINCIPAL RESIDENTIAL MORTGAGE, INC., P.O. BOX 711, DES MOINES, IA 50303-0711

the following REAL PROPERTY:

SITUATED IN THE COUNTY OF FAIRFIELD, IN THE STATE OF OHIO AND IN THE TOWNSHIP OF GREENFIELD AND BOUNDED AND DESCRIBED AS FOLLOWS:

SITUATED IN THE TOWNSHIP OF GREENFIELD AND DESCRIBED AS FOLLOWS:

Continued on Next Page

PARCEL No. 013-00590-20

PROPERTY ADDRESS: 1065 COONPATH ROAD NW, LANCASTER, OHIO 43130

Subject to taxes and assessments which are now or may hereafter become liens on said premises and except conditions and restrictions and easements, if any, contained in former deeds of record for said premises, subject to all of which this conveyance is made.

REAL ESTATE CONVEYANCE

FEE \$ 106.¹⁵

EXEMPT #

Barbara Curtiss
AUDITOR, FAIRFIELD COUNTY, OHIO

TRANSFERRED

FEB 23 2001

Barbara Curtiss
County Auditor, Fairfield County, Ohio

Prior Instrument Reference: DEED BOOK 598, PAGE 950 of the Deed Records of FAIRFIELD County, Ohio.
Grantor releases all rights of dower therein.

Witness OUR hand(s) this 22ND day of FEBRUARY 2001

Signed and acknowledged in presence of:

Witness Joyce W. Clark
JOYCE W. CLARK

Witness Cynthia S. Dittoe
CYNTHIA S. DITTOE

Witness

State of OHIO }

County of FAIRFIELD }

James K. Simmons
JAMES K. SIMMONS
Danashane Pertuset Simmons
DANASHANE PERTUSET SIMMONS

200100004201
Filed for Record in
FAIRFIELD COUNTY, OH
GENE WOOD
02-23-2001 12:33 PM. 17-15 23
DEED 14.00
OR Book 1140 Page 1083 - 1084

BE IT REMEMBERED, That on this 22ND day of FEBRUARY 2001, before me, the subscriber, a Notary Public in and for said state, personally came JAMES K. SIMMONS AND DANASHANE PERTUSET SIMMONS

the Grantor(s) 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.



CYNTHIA S. DITTOE
NOTARY PUBLIC, State of Ohio
My Commission Expires July 29, 2003

Cynthia S. Dittoe
Notary Public

This Instrument was prepared by MAGNUSON & BARONE, ATTORNEYS AT LAW

Auditor's and Recorder's Stamps

CHICAGO TITLE BOX P

OR 1140 PAGE 1084
Deed Legal Description (Continued)

BEING A PART OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 15, (GREENFIELD) RANGE 19. BEGINNING AT A POINT ON THE NORTH LINE OF SECTION 23, 265.70 FEET WEST OF THE NORTHEAST CORNER OF SECTION 23;

THENCE S. 0° 15' E. 164 FEET TO AN IRON PIN, THENCE WEST 19.45 FEET TO AN IRON PIN, THENCE S. 0° 15' E. 152.77 FEET TO AN IRON PIN, THENCE WEST 130.65 FEET TO A POST, THENCE N. 0° 15' W. 316.77 FEET TO THE SECTION LINE, THENCE EAST 150.10 FEET TO THE PLACE OF BEGINNING CONTAINING 1 ACRE, MORE OR LESS.

DESCRIPTION REVIEWED AND APPROVED
FOR TRANSFER ONLY: FAIRFIELD COUNTY
AUDITOR/REGISTER TAX MAPS
BY JK DATE 1/26/01