

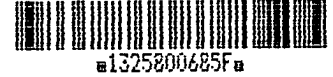
120320
16-395271
16-398124
09/15/2016

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0.50
1180.00
590.00
1770.50

Wayne Coates
Hamilton County Recorder's Office
Doc #: 16-89098 Type: DE
Filed: 09/23/16 07:35:04 AM \$28.00
Off.Rec.: 13258 00685 F V1 2 111

Convey number:
Deed number:
Inst. number:
Transfer date:
RC 319.202 R.C.
File 322.02 R.C.
Wayne Coates
Hamilton County Auditor

Files amount:
03 - Transfer Fee
50 - Permissive Fee
02 - Conveyance Fee
Fee total:



1325800685F

General warranty deed--statutory form

(RC 5302.05)

VTd16R0301

GENERAL WARRANTY DEED

HENRY W. MCCUSKER and SUSAN M. MCCUSKER, husband and wife, of Hamilton County, Ohio, for valuable consideration paid, grants, with general warranty covenants, to **SARAH J. AFFLECK-GRAVES**, unmarried, her heirs and assigns forever, whose tax mailing address is 6301 Mercers Pointe DR, Cincinnati, OH 45244, the following real property:

Description Accepted

Auditor da

SITUATED IN THE COUNTY OF HAMILTON, STATE OF OHIO, AND IS DESCRIBED AS FOLLOWS:

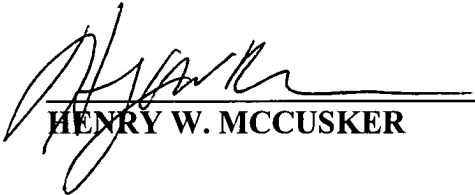
SITUATE IN THE NATHANIEL MASSIE'S MILITARY SURVEY NO. 2275, ANDERSON TOWNSHIP, HAMILTON COUNTY, OHIO AND BEING ALL OF LOT NO. 4, MERCER'S POINTE AS RECORDED IN PLAT BOOK 398, PAGES 25 AND 26, HAMILTON COUNTY, OHIO RECORDER'S OFFICE.

BEING THE SAME PROPERTY CONVEYED TO HENRY W. MCCUSKER AND SUSAN M. MCCUSKER BY GENERAL WARRANTY DEED FILED FOR RECORD MARCH 17, 2010 IN BOOK 11383, PAGE 1118 OF THE HAMILTON COUNTY, OHIO RECORDER'S OFFICE.

**PARCEL NO.: 500-0360-0433-00
MORE COMMONLY KNOWN AS: 6301 MERCERS POINTE DRIVE,
CINCINNATI, OHIO 45244**

Handwritten signature

Executed this 22nd day of August, 2016.


HENRY W. MCCUSKER


SUSAN M. MCCUSKER

STATE OF OH

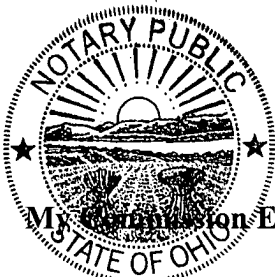
COUNTY OF ~~HAMILTON~~

ss.

CLERMONT 605

BE IT REMEMBERED, that on this 22nd day of August, 2016 before me, the subscriber, a Notary Public in and for said state, personally came **HENRY W. MCCUSKER and SUSAN M. MCCUSKER**, husband and wife, 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 seal on this day and year aforesaid.



WILLIAM Z.D. SIZEMORE, Attorney at Law
Notary Public, State of Ohio
My Commission has no expiration date.
Section 147.03 O. R. C.

My Commission Expires: _____


NOTARY PUBLIC

This Instrument Prepared by: Richard P. Turner, Esq.
4270 Ivy Pointe Blvd, Ste. 250
Cincinnati, Ohio 45245
(513) 943-5660