

Transfer fee: 0.50
 Conveyance fee: 0.00
 Fee total: 0.50

Permissive fee: 0.00
 Sales amount: 0
 Hamilton County Auditor
 County Rhodora
 Sec. 322.02 R.C.
 Sec. 319.202, R.C.
 Transfer date: 09/17/2013
 Instr. number: 300493
 Deed number: 297490
 Convey number:

Wayne Coates
 Hamilton County Records Office
 Doc #: 13-0130085 Type: DE
 Filed: 09/17/13 02:18:39 PM \$36.00
 Off.Rec.: 12417 01856 F 559 3 499

1241701856Fb

SHERIFF'S DEED

Robert A. Goering, Treasurer of Hamilton County, Ohio, having filed his Complaint in the Court of Common Pleas of Hamilton County, Ohio under Case Number **A1108932**, *Robert A. Goering, Treasurer of Hamilton County, Ohio v Lesa Motz; John Doe, unknown spouse of Lesa Motz; Charter One Bank, N.A.; Mortgage Electronic Systems, INC.*, and having obtained a Judgment for delinquent real estate taxes on November 16, 2012, in the amount of \$13,969.82, plus taxes, assessments and penalties accruing until sold, and the equity of redemption set forth in said Judgment having expired, an order of sale was issued by the Court on February 16, 2013.

In pursuance of said order, the property was offered for public sale on April 4, 2013 in accordance with the statutes relating to such cases, and sold for the amount of \$29,100.00 to the highest bidder, to wit;

Equity Trust Company Custodian FBO Z106645IRA, 50% Undivided Interest, Custodian FBO Z112902 IRA, 25% Undivided Interest, Custodian FBO Z117825 IRA, 25% Undivided Interest

The Sale, having been confirmed by Amended Confirmation by the Court on May 7, 2013, now, Therefore:

Jim Neil, Sheriff of Hamilton County, Ohio, pursuant to the aforesaid order for sale and the receipt of the sum of \$29,100.00 do hereby GRANT, SELL, AND CONVEY TO:

Equity Trust Company Custodian FBO Z106645IRA, 50% Undivided Interest, Custodian FBO Z112902 IRA, 25% Undivided Interest, Custodian FBO Z117825 IRA, 25% Undivided Interest
 1320 Nagel Rd #814
 Cincinnati OH 4524

all the rights, title and interest of the parties in Court of Common Pleas, Hamilton County, Ohio, Case Number **A1108932** and all pleadings therein incorporated herein by reference in and to the following Lands and Tenements situated in the State of Ohio, County of Hamilton, known and described as follows, to-wit:

Situated in the County of Hamilton, in the State of Ohio and in the Township of Anderson to wit:

Being part of Lot No. 3 of E.J. Turpin's Estate in Military Survey No. 2204, Anderson Township, Hamilton County, Ohio, and recorded in Plat Book No. 8, No. 2, pages 29 and 30, Hamilton County, Ohio Plat Records. Situate and lying on the north side of Clough Pike and beginning at a cross mark out in the center line of the concrete pavement of said pike at the intersection of the east line of Lot No. 3 and the center line of Clough Pike, said cross being 397 feet distant from a stone in the north line of Survey No. 2204 and the east line of Lot No. 3 at their intersection with a bearing S. 32° W.; thence from said beginning point, N. 68° W., 146 feet with the center of said pike to a cross in the center of said pike; thence in a northeasterly direction at right angle to pike 146 feet to a stake; thence S. 68° E. parallel to said pike 165 feet to a stake in the east line of Lot No. 3; thence S. 32° W., 146 feet to the place of beginning. Containing 0.52 of an acre of land; subject to all legal highways.

The deed does not reflect any restrictions, conditions or easements of record.

Prior Owner: Lesa Motz

Parcel Number: 500-0360-0003

Prior Instrument Reference: Official Record 6392, page 1541

Executed this 11 day of September, 2013.

DESCRIPTION ACCEPTABLE
HAMILTON COUNTY ENGINEER

Tax Map - 9-11-13-B

CAGIS - _____

Jim Neil

Jim Neil
Sheriff of Hamilton County, Ohio

STATE OF OHIO)
) SS:
COUNTY OF HAMILTON)

The foregoing was acknowledged before me this 11 day of September 2013, by Jim Neil Sheriff of Hamilton County, Ohio.


Notary Public

State of Ohio

My Commission Expires: _____

CONNIE M. BERNARD

Notary Public, State of Ohio

My Commission Expires Nov. 8, 2014

This instrument was prepared by:

The Hamilton County Prosecutor's Office
230 East Ninth Street
Cincinnati, Ohio 45202