

PROBATE COURT OF Jackson COUNTY, OHIO
Stephen Michael, JUDGE

ESTATE OF Jackie V Downey, DECEASED

CASE NO. 2015-ES-0018

CERTIFICATE OF TRANSFER

NO. 3

[Check one of the following]

☐ Decedent died intestate.

☒ Decedent died testate.

Decedent died on September 18, 2014 owning the real property described in this certificate. The persons to whom such real property passed by devise, descent or election are as follows:

Name	Residence Address	Transferee's share of decedent's interest
Wade Downey	2281 Five Points Road, Jackson, Ohio 45640	entire fee simple

TRANSFERRED
TRANSFER FEE
CONVEYANCE EXAMINED
SEC. 319-202 R.C. COMPLIED WITH

DEC 01 2016

AMT
CLYDE R. HOLDREN
JACKSON COUNTY AUDITOR

201600003821
Filed for Record in
JACKSON COUNTY, OHIO
ROSE WALTERS, RECORDER
12-01-2016 At 03:48 PM.
CERTIFICATE 44.00
OR Book 121 Page 1327 - 1330

201600003821
WILLIAM MARTIN
PICK UP

[Complete if applicable] The real property described in this certificate is subject to a charge of \$_____ in favor of decedent's surviving spouse, _____ in respect of the unpaid balance of the specific monetary share which is part of the surviving spouse's total intestate share.

Jackson

(Reverse of Form 12.1)

Instrument Book Page
201600003821 OR 121 1328

CASE NO. 2015-ES-0018

The legal description of decedent's interest in the real property subject to this certificate is: [use extra sheets, if necessary].

Set forth on Exhibit A, attached hereto (nx)

Prior Instrument Reference: DB 309, page 930; DB 287, page 467

Parcel No: H12-004-00-053-00

This instrument was prepared by William C. Martin, Attorney at Law #0006804, PO Box 926, Jackson, Ohio 45640

ISSUANCE

This Certificate of Transfer is issued this 29th day of Nov, 2016

Probate Judge

Stephen Michael

AUTHENTICATION

I certify that this document is a true copy of the original Certificate of Transfer No. 3 issued on Nov. 29, 2016 and kept by me as custodian of the official records of this Court.

Date

Nov. 29, 2016

Probate Judge

Stephen Michael

By

Deputy Clerk

Hope Rupp

FILED
PROBATE COURT
JACKSON COUNTY, OHIO

NOV 29 2016

STEPHEN D. MICHAEL
JUDGE

EXHIBIT A

Situated in the Township of Lick, County of Jackson, and State of Ohio as follows:

Parcel One

First Tract: A part of Scioto Salt Reserve Lots Numbered Forty (40) and Fifty-seven (57), Township Seven (7), Range Eighteen (18), more particularly bounded and described as follows:

Beginning at the corner common to S.S.R. Lots Numbered 40, 41, 56 and 57, Township 7, Range 18;

thence South $84^{\circ} 41'$ East along the line between S.S.R. Lots No. 40 and 57 a distance of 35 feet to the place of beginning of the following described tract:

thence North $11^{\circ} 22'$ West 104.34 feet to a point;

thence South $84^{\circ} 41'$ East 82.14 feet to a point;

thence South $11^{\circ} 22'$ East 274.49 feet to a point in the center line of State Highway No. 124;

thence South $68^{\circ} 13'$ West along the center line and tangent of State Highway No. 124, 80.00 feet to a point;

thence North $11^{\circ} 22'$ West 208.20 feet to the place of beginning, containing 0.44 acre, more or less, of which 0.19 acre is in S.S.R. Lot No. 40 and 0.25 acre is in S.S.R. Lot No. 57.

The above description is in accordance with surveys made by Registered Surveyor No. 2005, in Ohio, with the Declination of the Magnetic Needle of $2^{\circ} 02'$ West as of June 1949.

Second Tract: A part of Scioto Salt Reserve Lots Numbered Forty (40) and Fifty-seven (57), Township Seven (7), Range Eighteen (18), more particularly bounded and described as follows:

Beginning at the corner common to S.S.R. Lots Numbered 40, 41, 56 and 57, Township 7, Range 18;

thence South $84^{\circ} 41'$ East along the line between S.S.R. Lots No. 40 and 57 a distance of 211.55 feet to the place of beginning of the following described tract:

thence North $11^{\circ} 22'$ West 104.34 feet to a point;

thence South 84° 41' East 102.67 feet to a point;
thence South 11° 22' East 184.13 feet to a point in the center line of State Highway No. 124;
thence South 68° 13' West along the center line of State Highway No. 124, 100 feet to a point;
thence North 11° 22' West 127.34 feet to the place of beginning, containing 0.48 acre, more or less, of which 0.24 acre is in S.S.R. Lot No. 40 and 0.24 acre is in S.S.R. Lot No. 57.

Parcel Two

Being in S.S.R. Lot No. Forty (40) and S.S.R. Lot No. Fifty-seven (57), Township Seven (7), Range Eighteen (18), and bounded and described as follows:
Beginning at the corner common to S.S.R. Lots Numbered 40, 41, 56 and 57, Township 7, Range 18;
thence South 84° 41' East along the line between S.S.R. Lots No. 40 and S.S.R. Lot No. 57, a distance of 117.14 feet to the point of beginning of the following described tract:
thence North 11° 22' West 104.34 feet to a point;
thence South 84° 41' East 92.41 feet to a point;
thence South 11° 22' East 231.68 feet to a point in the center line of State Highway No. 124;
thence South 68° 13' West along the center line of State Highway No. 124, a distance of 90.00 feet to a point;
thence North 11° 22' West 170.15 feet to the point of beginning the line between S.S.R. Lot No. 57 and S.S.R. Lot No. 40, containing 0.51 acre, more or less, of which 0.21 acre is in S.S.R. Lot No. 40 and 0.30 acre is in S.S.R. Lot No. 57.
Being designated as Lot No. Three upon the map of the premises.

The Auditor's parcel number is H12-004-00-053-00.

(pr)

(851 S.R. #788)