

LEGAL DESCRIPTION

Situated in the City of Sidney, County of Shelby, State of Ohio

Being Inlots No. 1724 and 1725 in Highland Terrace Addition to said city, county and state.

Property Address: 831 West Taft Street, Sidney, OH 45365

Parcel No.: 01-18-36-152-003 and 01-18-36-152-004

Prior Deed Reference: Affidavit of Confirmation (Transfer on Death Affidavit) by Danny Scott Owen ("Affiant"), deposes and says Floyd R. Owen ("F. Owen") died on March 24, 2014, and Title to the Property was subject to a Transfer on Death Designation Affidavit, executed by F. Owen on February 29, 2012. The following persons, designated Transfer on Death Beneficiaries pursuant to the TOD Affidavit, survived or are in existence on the date of F. Owen's death: Danny Scott Owen and Marsha Elaine Gowins. Dated April 22, 2019, as OR Book 2167, Page 448 of Shelby County Records.

Transfer on Death Designation Affidavit from Floyd R. Owen, to Marsha Elaine Gowins and Danny Scott Owen, dated March 1, 2012, in OR Book 1851, page 49 of Shelby County Records.

Affidavit of Transfer of Real Estate by Floyd R. Owen, affiant, stating that Sarah Sue Owen aka Sarah S. Owen and Floyd R. Owen were the joint owners with right of survivorship to the described real estate, and that said affidavit is made for the purpose of showing the succession and transfer of said real estate in the name of this affiant, Floyd R. Owen, dated June 22, 2010, in OR Book 1775, Page 479 of Shelby County Records.

Warranty Deed from Marjorie A. Cook, unmarried, to Floyd R. Owen and Sarah S. Owen, filed January 5, 1996, in OR Volume 340, Page 31 of Shelby County Records.

