

# SHERIFF'S DEED

R.C. §2329.36

I, Mark Wasylyshyn, Sheriff of Wood County, Ohio, pursuant to the Judgment Entry and Decree in Foreclosure entered on [JUDGMENT DATE], in favor of [PARTY GRANTED JUDGMENT], in the amount of [AMOUNT OF JUDGMENT], the Order of Sale entered [ORDER OF SALE DATE], Confirmation of Sale entered [CONFIRMATION DATE], and in consideration of the sum of [SALE PRICE] Dollars, the receipt whereof is hereby acknowledged, does hereby **GRANT, SELL AND CONVEY**, unto [GRANTEE], all the rights, title and interest of the parties in Court of Common Pleas, Wood County, Ohio, Case No. [CASE NUMBER], [PLAINTIFF] vs. [DEFENDANT], and all pleadings therein incorporated herein by reference in and to the following Lands and Tenements situated in the County of Wood, State of Ohio, known and described as follows, to-wit:

SEE THE "REVIEWED" LEGAL DESCRIPTION ATTACHED HERETO.  
[ATTACH STAMPED "REVIEWED" LEGAL DESCRIPTION]

This Deed does not reflect any restrictions, conditions or easements of record. Purchaser(s)/Grantee(s) take(s) subject to any such existing restrictions, conditions, easements and any and all real property taxes, assessments, interest and/or penalties that are or may become due and owing.

Prior Owner: \_\_\_\_\_

Parcel No.: \_\_\_\_\_

Prior Instrument Reference: \_\_\_\_\_

Executed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Mark Wasylyshyn  
Sheriff of Wood County, Ohio

STATE OF OHIO            )  
COUNTY OF WOOD        ) SS:

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by Mark Wasylyshyn, Sheriff of Wood County, Ohio.

\_\_\_\_\_  
Notary Public  
State of Ohio  
My Commission Expires:

This instrument was prepared by: [YOUR FIRM'S NAME]