



**Instrument Number: 201612060166965**  
**Recorded Date: 12/06/2016 2:47:14 PM**



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 Franklin County Recorder  
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**Transaction Number: T20160078656**  
**Document Type: COURT ENTRY**  
**Document Page Count: 5**

**Submitted By (Walk-In):**  
 CITY ATTORNEY BOX/REAL ESTATE DIV.

**Return To (Box):**  
 CITY ATTORNEY BOX/REAL ESTATE DIV.

Walk-In

Box

**First Grantor:**  
 VIRGIL S SCHNELL, JR

**First Grantee:**  
 COLUMBUS CITY OF

**Fees:**

Document Recording Fee:	\$28.00
Additional Pages Fee:	\$24.00
<b>Total Fees:</b>	<b>\$52.00</b>
<b>Amount Paid:</b>	<b>\$52.00</b>
<b>Amount Due:</b>	<b>\$0.00</b>

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Franklin County Ohio Clerk of Courts of the Common Pleas- 2016 Dec 06 10:45 AM-16CV007684

IN THE COURT OF COMMON PLEAS, FRANKLIN COUNTY, OHIO

City of Columbus, Ohio, :  
 a municipal corporation, :  
 :  
 Plaintiff, :  
 :  
 -vs- :  
 :  
 Virgil S. Schnell, Jr., et al., :  
 :  
 Defendants. :

Case No. 16CV-7684

Judge Brown

90013274  
**CONVEYANCE TAX EXEMPT**  
*AEA cuf*  
 CLARENCE E. MINGO II  
 FRANKLIN COUNTY AUDITOR

**TRANSFERRED**

**DEC 06 2016**

CLARENCE E. MINGO II  
AUDITOR  
FRANKLIN COUNTY, OHIO

**ENTRY VESTING TITLE**

The Court, by Settlement Entry, having ordered the City of Columbus, Ohio to pay to Defendants, Virgil S. Schnell, Jr. and Margie Schnell , the total sum of Twenty-Five Thousand and 00/100 Dollars (\$25,000.00), said amount having been paid, it is hereby ORDERED, ADJUDGED AND DECREED, that a fee simple interest to the following described real property and the right of immediate possession thereto be and is hereby vested in the plaintiff, City of Columbus, Ohio, free and clear of all claims of the owners of said property and persons having an interest therein, except to the extent that the following right to repurchase may be applicable.

If the City of Columbus, Ohio, decides not to use the following described real property for the purposes stated in its appropriation complaint, the herein named fee simple owner(s) may repurchase said property for its fair market value as determined by an independent appraiser chosen by agreement of the plaintiff and fee simple owner(s) or, if said parties cannot agree, an appraiser chosen by this Court. The right of repurchase shall be extinguished if any of the following occur:

- (A) The fee simple owner(s) decline to repurchase the described real property.
- (B) The fee simple owner(s) fail to repurchase the property within sixty days after the plaintiff offers the property for repurchase.
- (C) A plan, contract, or arrangement is authorized that commences an urban renewal project that includes the property.

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- (D) The plaintiff grants or transfers the property to any other person or agency.
- (E) Five years have passed since the property was appropriated.
- (F) Prior to the filing of the complaint for appropriation, the appropriated property was a blighted parcel, and the fee simple owner(s) contributed to the blight.

Said property is more particularly described as follows:

See attached Exhibit "A".

**Franklin County Tax Parcel Nos.: 010-032057**

It is further ORDERED that the plaintiff shall have a copy of this Entry certified with the Clerk of this Court, and upon presentation of the same to the Recorder of Franklin County, Ohio the same shall be filed and recorded in said Recorder's Office.

\_\_\_\_\_  
Judge Brown

**APPROVED:  
CITY OF COLUMBUS, DEPARTMENT OF LAW  
RICHARD C. PFEIFFER, JR., CITY ATTORNEY**

/s/ Anthony M. Roseboro

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Attorneys for Defendants Virgil S. Schnell and Margie Schnell

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/s/ Mary E. Johnson

Mary E. Johnson 0037623

Assistant Prosecuting Attorney

373 South High Street, 17<sup>th</sup> Floor

Columbus, Ohio 43215

(614) 525-3500

mjohnson@franklincountyohio.gov

Attorney for Franklin County Treasurer

This instrument prepared by:

City of Columbus, Department of Law

By: Anthony M. Roseboro

Real Estate Attorney

Real Estate Division

For: Division of Transportation

Re: COTA BRT Public Improvement Project, Project #530161

Franklin County Court of Common Pleas

**Date:** 12-06-2016  
**Case Title:** COLUMBUS CITY -VS- VIRGIL S SCHNELL JR ET AL  
**Case Number:** 16CV007684  
**Type:** ORDER VESTING TITLE

It Is So Ordered.



/s/ Judge Kim Brown

Electronically signed on 2016-Dec-06 page 4 of 4

THE STATE OF OHIO }  
Franklin County, ss } I, MARYELLEN O'SHAUGHNESSY, Clerk  
OF THE COURT OF COMMON  
PLEAS WITHIN AND FOR  
SAID COUNTY,

HEREDY CERTIFY THAT THE ABOVE AND FORE-  
GOING IS TRULY TAKEN AND COPIED FROM THE  
ORIGINAL *Entry*  
NOW ON FILE IN MY OFFICE  
WITNESS MY HAND AND SEAL OF SAID COUNTY  
THIS *6<sup>th</sup>* DAY OF *December* A.D. 20*16*.  
MARYELLEN O'SHAUGHNESSY, Clerk  
By *[Signature]* Deputy

**Exhibit A**

Situated in the State of Ohio, County of Franklin, and in the City of Columbus:

Being part of Half Section 4, Township 5, Range 22, Refugee Lands, being also part of Lot No. 1 set off and assigned to John S. Mathes in a certain proceeding in partition wherein Joseph Mathes was plaintiff, John S. Mathes et al., were defendants:

Beginning at a point in the center of Cleveland Avenue (formerly Harbor Road) being the northwest corner of the land of Mr. Wooley;

Thence eastwardly with the line of said Wooley's land 160 feet to a point;

Thence northwardly parallel with the center line of said Cleveland Avenue 40 feet to a point;

Thence westwardly parallel with the line first herein mentioned and described 160 feet to a point in the center of said Cleveland Avenue;

Thence southwardly with the center of said Cleveland Avenue 40 feet to the place of beginning.

**Address: 1024 Cleveland Avenue, Columbus, Ohio 43201**

**Parcel No. 010-032057**

C-43

All of

(010)

32057

