

ACRES	QTR	LOT	SEC	TWP	RNG
.878			3	8	9
1.00 acres					

Richland Twp.

R-15

PLAT 12-778

PCL # 21-00110.000

	NE	OUTSALE	R-15 NE	GRANTEE	DEED		REFERENCE		DATE
				Simmons, Herbert E. & Mary D.	253	266	248	44	10-28-1991
				Brewer, Thomas & Julia	Surv 255	deed 1062	253	266	6-25-1992
				easement to Simmons, Mary & Dete, John & Murnane, Rose	255	1066	12	973	6-25-1992
.152		Brewer, Thomas & Julia			256	127	12	983	7-8-1992

SEE NEXT CARD

ACRES	QTR.	LOT	SEC.	TWP.	RNG.	See Back Survey for Transfer Richland Twp.	PLAT				
							DEED		REFERENCE		DATE
1.			3	8	9		VOL.	PG.	VOL.	PG.	
SE NE OUTSALE Manchester, George E. GRANTEE 21-00110.000											
						DeWitt, Calvin	95	92	see	back	8-20 1925
						DeWitt, Calvin	111	556	corr.	deed	3-31 1942
						Marks, Kate Blanchard, Lottie; Conner, Belle;	111	555	111	556	4-7 1942
						Day, C.E. aka Clarence E.	112	63	111	555	5-14 1942
						Day, J. Claude	459	489	112	63	9-13 1966
						Alexandra Elizabeth Day, J. Claude & Helbie,	248	44	Surv	deed	7-25- 1990
						LAST TRANSFER WITHOUT NEW SURVEY					
						affidavit	253	263			10-28- 1991
						Void: resurveyed					
						SEE NEXT CARD					

94/502	Manchester, George E, Charles J., Malissa; Pyers, Eda; and Bucy, Anna	11/3/1908
75/155	Manchester, Charles J. and George E.	11/3/1908
83/316	Manchester, Charles J. and George E.	12/15/1924
83/317	Manchester, George E.	12/15/1924

George and Maggie Manchester sold off this 1.0 ac tract to Calvin DeWitt assuming that they had title to the property. However, when the chain of title is traced back, there is a 5.0 acre exception missing from the description. This has been the case for many years, beginning with the transfer from Hanson Ferrell to Oliver Remington in 37/176. Hanson Ferrel bought the property in 14/354, where there appears the exception for 5.0 acres off the south end of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$. There is a description of the same which is owned by Albert A. Dete per deed 150/487. It is unclear if this 1. ac. tract is out of the 5.0 ac or is a separate piece.

Quiet Title probably would be preferred.