PROBATE COURT OF CUYAHOGA COUNTY, OHIO

ANTHONY J. RUSSO, Presiding Judge LAURA J. GALLAGHER, Judge

	_, Trustee of	Case No:
the		TRUSTEE'S COMPLAINT
Trust		FOR AUTHORITY TO SELL REAL ESTATE (O.R.C. §2127.05 TO §2127.16)
Trustee's complete address:		
PLA	, , .INTIFF,	
V.		
Names and complete addresses:		

DEFENDANT(S)

The Plaintiff/Trustee represer	its that he/she is the duly appointed ai	nd qualified Trustee of the	
Trust of	having bee	n appointed as said	
Trustee on	, 20		
in Case No			
The Plaintiff/Trustee further re	epresents that he/she is seized of (□ t	he entire interest	
$\hfill\square$ a fractional interest) in the following	ng real estate located at		
	County of	, State of Ohio	
Permanent Parcel Number:	, and further descr	, and further described as follows	
(legal description):			

Said real estate is appraised with a value of \$, which is the value as
near as can be ascertained.	
The nature of the interest of the Trustee in such real estate	is
(Please properly identify the Trustee's interest in the real estate. Example: "an or "an undivided one-half interest" or "a life-estate.")	undivided fee simple in the entire parcel"
All mortgages and other liens upon and/or adverse interests	s in such real estate are as follows:
Defendant(s)	
are lienholders whose claims affect such real estate or a part there	eof.
Defendant(s)	
are all of the other persons holding any right, title or interest in or to	o said real estate or any part
thereof, who are necessary parties to this action.	
The Plaintiff/Trustee represents that it is necessary to sell s	aid real estate for the benefit of the
Trust and the following reason(s):	

The Plaintiff/Trustee prays that all the rights, i	nterests and liens of the Defendant(s) be fully
determined, adjusted and protected and that he/she	may be authorized and ordered to sell the
Trustee's interest in said real estate as directed by the	ne Court.
ATT	ORNEY FOR PLAINTIFF

PROBATE COURT OF CUYAHOGA COUNTY, OHIO

ANTHONY J. RUSSO, Presiding Judge LAURA J. GALLAGHER, Judge

	,	Case No:			
PLAINTIFF	,				
v .		WAIVER OF SUMMONS AND CONSENT TO COMPLAINT			
DEFENDANT(S)	DEFENDANT(S)		FOR LAND SALE		
We, the undersigned De enter our appearance.	fendants, waive the	issuing and service of summo	ons and voluntarily		
Further, we consent to the consent t	he sale of the subjec	t real property as is described	in the Complaint		
Printed Name	Signature		Date		
	-				

PROBATE COURT OF CUYAHOGA COUNTY, OHIO ANTHONY J. RUSSO, Presiding Judge

LAURA J. GALLAGHER, Judge

	, Case No:	
PLAINTIFF(S)		
	Judge:	
V.		
DEFENDANT(S)	INSTRUCTIONS FOR SERVICE	
To the Clerk: Please serve	summons to the following Parties by the method indicated below:	:
☐ Certified Mail Summons (A	L new Civil actions to be served by Court via Certified Mail)	
*Exceptions: Concealmen	of Assets and Citation to Produce Will actions require Court-Issued Sheriff Service	
□ Ordinary Mail Summons□ Publication – Affidavit for Un	nown Heirs and/or Unknown Addresses <u>ATTACHED</u>	
☐ Personal Service of Sumn	ons by Sheriff of County, Ohio	
	ons by Sheriff of County, State of	
☐ Copy of Entry granting	Al Service Residential Service) Notion to Serve by Process Server <u>ATTACHED</u> , or each sess Server on record with Probate Court	
If this is not the first attempt at s	ervice, select a service method above and indicate if this is an alias (second)	
or pluries (third or additional) su	nmons.	
☐ Alias Summons	□ Pluries Summons	
Party to Serve:	Address:	
•		
		_
With the following documer	s (Copies ATTACHED):	
Instructions prepared by:		
Signature:	Address:	_
Printed Name:	Phone:	