

[Cite as *U.S. Bank Natl. Assn. v. Perry*, 134 Ohio St.3d 328, 2012-Ohio-5497.]

**U.S. BANK NATIONAL ASSOCIATION, TRUSTEE, APPELLANT, v. PERRY ET AL.,
APPELLEES.**

[Cite as *U.S. Bank Natl. Assn. v. Perry*, 134 Ohio St.3d 328, 2012-Ohio-5497.]

*Court of appeals' judgment affirmed on the authority of Fed. Home Loan Mtge.
Corp. v. Schwartzwald.*

(No. 2011-0170—Submitted December 4, 2012—Decided December 5, 2012

APPEAL from the Court of Appeals for Cuyahoga County,

No. 94757, 2010-Ohio-6171.

{¶ 1} The judgment of the court of appeals is affirmed on the authority of *Fed. Home Loan Mtge. Corp. v. Schwartzwald*, 134 Ohio St.3d 13, 2012-Ohio-5017, 979 N.E.2d 1214.

O'CONNOR, C.J., and PFEIFER, LUNDBERG STRATTON, O'DONNELL, LANZINGER, CUPP, and MCGEE BROWN, JJ., concur.

Thompson Hine, L.L.P., Scott A. King, and Terry W. Posey Jr., for appellant.

Zashin & Rich Co., L.P.A., and Lawrence J. Rich, for appellees, Dorothy Perry and Worley Perry.

Legal Aid Society of Cleveland, Howard Strain, and Harold L. Williams; and Southeastern Ohio Legal Services and Peggy P. Lee, urging affirmance for amici curiae Legal Aid Society of Cleveland and Southeastern Ohio Legal Services.
