18705

WARRANTY DEED
WITH DOWER

From C. F. Ray

To Herbert Ramga and Alfrieda Ramga.

TRANSFERRED
APR 8 - 1952
JUSTUS A. GILBERG
COUNTY AUDITOR
MERCER COUNTY, OHIO
Justus A. Gilberg, County Auditor.

Received for Record on the 8 day of April, 1952 at 9:30 o'clock A M.
Recorded ____, 19____
In Deed Book No. ____
Page ____
Gertrude McCann
County Recorder.
Fees $1.20

Heer Ptg. Co., Cols., O.
HENRY J. KNAPKE
Attorney.

VOL 170 PAGE 584

12-50—2. Heer Ptg. Co., Cols., O. (W.H.A. Form) Form 20178-A

WARRANTY DEED
WITH DOWER

KNOW ALL MEN BY THESE PRESENTS: That C. F. Ray, a married man,

in consideration of One ($1.00) dollar and other good and valuable considerations, *to* him *paid by* Herbert Ramga and Alfrieda Ramga, Celina, Ohio, R. R. # 4., *the receipt whereof is hereby acknowledged, do es hereby GRANT, BARGAIN, SELL and CONVEY to the said* HERBERT RAMGA and ALFRIEDA RAMGA, their *heirs and assigns forever, the following described* real estate *situated in the* township *of* Center, *County of* Mercer *and State of Ohio, and bounded and described as follows:*

Lots number one (1) and number twenty seven (27) of the unincorporated village of Neptune, Ohio, as the same appear upon the recorded plat thereof, of record in Plat Book 1,Page 41, of the Mercer County, Ohio, Records of Plats.

Lot no. 1., is in the Original Plat and lot no.27, being in the extension of Neptune by William Bonefield and Benj. Nickel.

Grantees to pay the December 1952 installment of taxes and assessments thereon and all taxes and assessments thereafter.

Last transfer of record in Vol. 162, Page 502 of the Mercer County, Ohio, Deed Records.

and all the ESTATE, TITLE and INTEREST of the said C. F. Ray *either in Law or in Equity, of, in and to the said premises; Together with all the privileges and appurtenances to the same belonging, and all the rents, issues and profits thereof; To Have and to Hold the same to the only proper use of the said* Herbert Ramga and Alfrieda Ramga, their *heirs and assigns forever.*

AND the said C. F. Ray

for himself and for his heirs, executors and administrators, does hereby Covenant, with the said Herbert Ramga and Alfrieda Ramga, their heirs and assigns, that he is the true and lawful owner of the said premises, and has full power to convey the same; and that the title so conveyed is CLEAR, FREE and UNINCUMBERED; and further that he will WARRANT and DEFEND the same against all claim or claims of all persons whomsoever.

IN WITNESS WHEREOF, The said C. F. Ray and Avis Ray, his wife, hereby releases her right and expectancy of DOWER in the said premises, have hereunto set their hands and seal on this 8th day of April in the year of our Lord one thousand nine hundred and fifty two.

Signed, Sealed and Acknowledged in Presence of

Owen Hall

Charles H. Arnsin

C. F. Ray (Seal)

Avis Ray (Seal)
Avis Ray

(Seal)

(Seal)

THE STATE OF OHIO, Mercer County, ss.

BE IT REMEMBERED, That on the 8th day of April in the year of our Lord one thousand nine hundred and fifty two, before me, the subscriber, a Notary Public in and for said County, personally came C. F. Ray and Avis Ray, his wife, the Grantors in the foregoing Deed, and acknowledged the signing and sealing thereof to be their voluntary act and deed.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my official seal on the day and year aforesaid.

Owen Hall
Notary Public-Mercer County, Ohio.
My comm. ex. 8-4-54.