

29526

WARRANTY DEED
WITH DOWER

From

Ferdinand J. Braun et ux

To

Donald E. Feltz and Alice Jean
219 Oak St.
Coldwater, Ohio

TRANSFERRED

FEB 29 1956

JUSTUS A. GILBERG
COUNTY AUDITOR
MERCER COUNTY, OHIO

Received for Record on the 29 day
of Feb, 1956
at 3:30 o'clock P. M.

Recorded March 6, 1956

In Deed Book No.

Page

Bertrude M. Carr
County Recorder.

Fees \$1.40

Heer Ptg. Co., Col., O.

10-55-1.

Heer Ptg. Co., Col., O. (W.H.A. Form)

Form 20178-A

WARRANTY DEED
WITH DOWER

KNOW ALL MEN BY THESE PRESENTS: That Ferdinand J. Braun and Monna Braun, husband and wife, Grantors,

in consideration of

ONE DOLLAR AND OTHER VALUABLE CONSIDERATIONS

to them paid by Donald E. Feltz and Alice Jean Feltz, husband and wife, Grantees, 219 Oak St., Coldwater, Ohio,

the receipt whereof is hereby acknowledged, do hereby GRANT, BARGAIN, SELL and CONVEY to the said Donald E. Feltz and Alice Jean Feltz, Grantees, their

heirs and assigns forever, the

following described REAL ESTATE situated in the Village of Coldwater, County of Mercer and State of Ohio,

and bounded and described as follows:

Being Lot Number Six Hundred Seventy-three (673) in Oppenheim First Addition, as shown on the recorded plat of said village.

As part of the consideration grantees assume and agree to pay all taxes and assessments on the above described property due and payable in June, 1956, and thereafter; grantors to pay the December, 1956, installment of taxes and assessments.

Grantors acquired title to the above premises by deed recorded in Vol. 181, page 15, Deed Records, Mercer County, Ohio.



and all the ESTATE, TITLE and INTEREST of the said Grantors,

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 Grantees, their

heirs and assigns forever.

AND the said Grantors
for themselves and for their heirs, executors and administrators,
do hereby Covenant, with the said Grantees, their
heirs and assigns, that they are the true and lawful owner_s
of the said premises, and have full power to convey the same; and that the title so conveyed is
CLEAR, FREE and UNINCUMBERED; and further that they will WARRANT
and DEFEND the same against all claim or claims of all persons whomsoever.

IN WITNESS WHEREOF, The said Ferdinand J. Braun and Monna Braun, husband
and wife, Grantors, who
hereby release their right and expectancy of DOWER in the said premises, have hereunto
set their hands and seals this 27th day of February
in the year of our Lord one thousand nine hundred and fifty-six (1956).

Signed, Sealed and Acknowledged in
Presence of
Audrey Baltzell
Earl L. Dull
Ferdinand J. Braun (Seal)
Monna Braun (Seal)

THE STATE OF OHIO.
Mercer County, ss.
BE IT REMEMBERED, That on the 27th day of
February in the year of our Lord
one thousand nine hundred and fifty-six (1956), before me, the subscriber,
A Notary Public in and for said County, personally came
Ferdinand J. Braun and Monna Braun, husband and wife,
the Grantor_s 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
EARL L. DULL, Notary Public
State of Ohio
My commission expires June 23, 1958
notarial seal on the day and year aforesaid.
Notary Public
State of Ohio
(This instrument prepared by Earl L. Dull, Attorney at Law, Celina, Ohio)