



Know All Men By These Presents,

VOL 284 PAGE 7

That, Carey W. Turner and Ruth E. Turner, husband and wife; and William M. Michael Sr. and Joanne Lee Michael, husband and wife,

for the consideration of One (\$1.00) Dollar and other good and valuable considerations, *the Grantors,*
received to their full satisfaction of

Thomas E. Schroeder and Gereda F. Schroeder
10 Nightingale
Kettering, Ohio 45420

Give, Grant, Bargain, Sell and Convey *the Grantees, do*
unto the said Grantees, their heirs and assigns, the following described premises, situated in the Village of Montezuma, County of Mercer and State of Ohio:

Being a part of Lot Number Eight (8) of the Village of Montezuma, Mercer County, Ohio, as shown on the recorded plat of said Village and more particularly described as follows, to-wit:

Beginning at a point that is Seventy-one (71) feet East of the Southwest corner of said Lot Number Eight (8) aforesaid and on the South line thereof as the PLACE OF BEGINNING; thence continuing East on and along the South line of said lot a distance of Ninety-four (94) feet, more or less, to the Southeast corner of said lot; thence North on and along the East line of said Lot Number Eight (8) a distance of One Hundred Two (102) feet, more or less, to the Northeast corner of said lot; thence in a Northwesterly direction on and along the North line of said lot a distance of eighty-three and one-half (83-1/2) feet to a point; thence in a Southwesterly direction a distance of fifty-three (53) feet to a point which point is the Southeast corner of Albert L. Wick property; thence West Thirty-five (35) feet, more or less, to a point; thence South Sixteen and one-half (16-1/2) feet to a point; thence East Eleven (11) feet to a point; thence South Seventy-two (72) feet six (6) inches to the place of beginning.

Grantors further grant and convey to the Grantees herein an easement or right of way over and across the following described real estate, to-wit:

Beginning seventy-six (76) feet South of the Northwest corner of Lot Number Eight (8) of the Village of Montezuma as the PLACE OF BEGINNING; thence South Sixteen and one-half (16-1/2) feet to a point; thence East sixty (60) feet to a point; thence North Sixteen and one-half (16-1/2) feet to a point; thence West Sixty (60) feet to the place of beginning for and as a means of access to the real estate herein conveyed and which easement was conveyed and transferred to Clyde Cox and Effie Cox on the 6th day of August, 1968, by Albert L. Wick and Beverly A. Wick.

Grantors to pay the June, 1981 installment of real estate taxes and assessments, Grantees assume and agree to pay the December, 1981 installment of real estate taxes and assessments and all taxes and assessments due and payable thereafter.

Last transfer of record appears in Volume 260, Page 909 of the Mercer County, Ohio, Deed Records.

APPROVED
MERCER COUNTY TAX MAP DEPT.

Date 5-27-81
By M.C.

~~conveyance~~ paragraph, conveyance Fee 15.50
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec.
5302.2 Roger A. Schwietzman, Mercer
County Auditor.

LAC 5-27-81
Deputy Aud. Date

be the same more or less, but subject to all legal highways.

To Have and to Hold the above granted and bargained premises, with the appurtenances thereof, unto the said Grantees, their heirs and assigns forever. Carey W. Turner and Ruth E. Turner and William M. Michael Sr. And and Joanne Lee Michael the said Grantors, do for themselves and their heirs, executors and administrators, covenant with the said Grantees, their heirs and assigns, that at and until the ensembling of these presents, that they are well seized of the above described premises, as a good and indefeasible estate in FEE SIMPLE, and have good right to bargain and sell the same in manner and form as above written, and that the same are free from all incumbrances whatsoever

and that they will Warrant and Defend said premises, with the appurtenances thereunto belonging, to the said Grantees, their heirs and assigns, against all lawful claims and demands whatsoever

And for valuable consideration Carey W. Turner and Ruth E. Turner, husband and wife; and William M. Michael Sr. and Joanne Lee Michael, husband and wife, do hereby remise, release and forever quit-claim unto the said Grantees, their heirs and assigns, all their right and expectancy of Bower in the above described premises.

In Witness Whereof, we have hereunto set our hands, the 22nd day of May, in the year of our Lord one thousand nine hundred and eighty-one.

Signed and acknowledged in presence of
Dennis L. Piper
Sue Lau x

Carey W. Turner
Carey W. Turner
Ruth E. Turner
Ruth E. Turner
William M. Michael Sr.
William M. Michael Sr.
Joanne Lee Michael
Joanne Lee Michael

State of Ohio, } ss. Before me, a notary public
Mercer County, } in and for said County and State, personally appeared
the above named
Carey W. Turner and Ruth E. Turner, husband and wife; and
William M. Michael Sr. and Joanne Lee Michael, husband and wife,
who acknowledged that they did sign the foregoing instrument and that the same is their free act and deed.

In Testimony Whereof I have hereunto set my hand and official seal, at Coldwater, Ohio
this 22 day of May A. D. 1981.

DENNIS L. PIPER, Notary Public
In and for Mercer and Darke
Counties, Ohio
My Commission Expires June 8, 1982

This instrument prepared by Meikle & Tesno, Attorneys, Celina, Ohio

Warranty Deed
2260

Carey W. Turner
et al

TO

Thomas E. Schroeder
and
Gerarda F. Schroeder
10 Nightingale
Kettering, Ohio 45420

TRANSFERRED 19
Transferred

MAY 27 1981
COUNTY AUDITOR

ROGER A. SCHWARTZ
STATE COUNTY AUDITOR
MERCER COUNTY, OHIO

COUNTY OF Mercer ss

RECEIVED FOR RECORD ON THE

27 day of May 1981

at 2:28 clock P. M.

and RECORDED June 2, 1981 in

DEED BOOK 284 PAGE 7-8

Clarence A. Post

RECORDERS FEE \$ 5.00

MEIKLE & TESNO, ATTORNEYS
100 N. MAIN ST.
CELINA, OHIO 45822