

Know All Men by These Presents

That Raymond S. Kremer and Jeanene M. Kremer,
 husband and wife
 of Mercer County, Ohio,
 in consideration of One dollar and other good and valuable considerations
 to them in hand paid by Earl H. Klosterman and Rachel J. Klosterman,
 husband and wife
 whose address is 301 North Cedar Street, Coldwater, OH 45828
 do hereby **Grant, Bargain Sell and Convey**
 to the said Earl H. Klosterman and Rachel J. Klosterman,
 husband and wife t h e i r h e i r s
 and assigns forever, the following described **Real Estate,**⁽¹⁾

Situated in the Village of Coldwater, County of Mercer, and State of Ohio:

Being Twenty-eight and Seventy-five hundredths (28.75) feet of uniform width off of the North end of Old Lot Number Thirteen (13) or new Lot Number One Hundred Forty-seven (147) in HAUBERT'S ADDITION to the Village of Coldwater, Ohio, as the same appears upon the recorded plat thereof.

Grantors agree to pay and be responsible for the installment of real estate taxes and assessments due and payable in July, 1982; Grantees assume and agree to pay all real estate taxes and assessments due and payable thereafter.

LAST TRANSFER: Volume 247, Page 427, Deed Records of Mercer County, Ohio.

APPROVED
 MERCER COUNTY TAX MAP DEPT.

Date 3-8-82
 By M.B.

Exemption paragraph, conveyance Fee 7.20
 The Grantor and Grantee of this deed have complied with the provisions of R. C. Sec. 519.22. Roger A. Schwieterman, Mercer County Auditor.

E.M. 3-8-82
 Deputy Aud. Date

and all the **Estate, Right, Title and Interest** of the said grantor s in and to said premises; **To have and to hold** the same, with all the privileges and appurtenances thereunto belonging, to said grantees .

Earl H. Klosterman and Rachel J. Klosterman, husband and wife heirs and assigns forever. And the said Raymond S. Kremer and Jeanene M. Kremer, husband and wife

do hereby **Covenant and Warranty** that the title so conveyed is **Clear, Free and Unincumbered**, and that they will **Defend** the same against all lawful claims of all persons whomsoever.

(1) Include reference to volume and page of next preceding recorded instrument through which grantor claims title. (R.C. § 319.20.)

XXIX
and

In Witness Whereof, the said Raymond S. Kremer and Jeanene M. Kremer, husband and wife

who

hereby release their right and expectancy of dower in said premises, have hereunto set their hands, this 3rd day of March in the year A. D. nineteen hundred and eighty-two (1982).

VOL 285 PAGE 807

Signed and acknowledged in presence of us:

David J. Homan
WITNESS David J. Homan

Thomas Homan
WITNESS Thomas Homan

Raymond S. Kremer
RAYMOND S. KREMER

Jeanene M. Kremer
JEANENE M. KREMER

State of Ohio, Mercer County, ss.

On this 3rd day of March, 1982, before me, a Notary Public in and for said County, personally came Raymond S. Kremer and Jeanene M. Kremer, husband and wife the grantors in the foregoing deed, and acknowledged the signing thereof to be their voluntary act and deed.

Witness my official signature and seal on the day last above mentioned.



THOMAS HOMAN, Notary Public
In and for the State of Ohio
My Commission Expires July 6, 1982

Thomas Homan
Notary Public - State of Ohio

This instrument was prepared by DAVID WM. BRUNS
Attorney-at-Law
123 West Main Street
Coldwater, OH 45828
Phone: 678-4317

Warranty Deed

4380
Raymond S. Kremer and
Jeanene M. Kremer,
husband and wife

To
Thail
Earl H. Klosterman and
Rachel J. Klosterman,
husband and wife

Transferred
TRANSFERRED

County Auditor
1982

ROGER A. SCHWIETERMAN
COUNTY AUDITOR
MERCER COUNTY, OHIO

PRESENTED FOR RECORD
On the 8 day of Mar 82
at 1:50 o'clock P.M.
recorded March 9 1982
in Mercer Co., Ohio, Record of
Vol 285 Page 807
Clarence M. Post
RECORDER - MERCER CO., OHIO
Fee 5.00