



Know all Men by these Presents

That Donald L. McDonald and Christine H. McDonald, his wife,

of Mercer County, Ohio,
in consideration of One Dollar and Other Valuable Consideration-----

to them in hand paid by Joseph M. Portz and Debra A. Portz

whose address is 5330 S.R. 127, Celina, Ohio 45822

do hereby Grant, Bargain, Sell and Convey
to the said Joseph M. Portz and Debra A. Portz, their

heirs and
assigns forever, the following described Real Estate, situate in the Township
of Butler, in the County of Mercer,
and the State of Ohio, to-wit:

Being Lot Number Five (5) in Oliger's Allotment, Butler Township,
Mercer County, Ohio, subject to all conditions, restrictions and
limitations imposed thereon and also subject to all legal highways.

ALSO, an undivided one-half (1/2) interest in a water well on the
line between said Lot Number Five (5) and Lot Number Six (6) of
said allotment, said well to be used in common by the owner of said
Lots Numbered Five (5) and Six (6) and such right to run with the
land and to be limited to use on said respective lots by the
parties hereto and their heirs and assigns. The owners of said
Lots Numbered Five (5) and Six (6) to provide their own connections
and pumping equipment and to maintain the same at their sole
expense, but any repairs or cost of maintenance of said well to be
borne equally by the owners of said Lots Numbered Five (5) and Six
(6) and such obligation to run with the land.

Grantors herein assume and agree to pay the July, 1990, installment
of taxes and assessments hereon and the Grantees all taxes and
assessments thereafter.

Last Transfer: Deed Record Volume 305, . Page 604,

and all the Estate, Right, Title and Interest of the said grantors in and to said premises;
To have and to hold the same, with all the privileges and appurtenances thereunto belonging,
to said grantees, their heirs and assigns forever.

And the said Donald L. McDonald and Christine H. McDonald

do hereby Covenant and Warrant 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, except for taxes and assessments beginning with the
January, 1991, installment hereon and thereafter.

Exemption paragraph, conveyance Fee 62.50

The Grantor and Grantee of this deed have
complied with the provisions of R. C. Sec.
319,202 Roger A. Schwieterman, Mercer
County Auditor.

AKC 5-15-90
Deputy Aud. Date

APR 15 1990

MAY 15 1990

MERCER COUNTY
TAX MAP DEPARTMENT
BY KAS

26020
Warranty Deed

Donald L. McDonald and
Christine H. McDonald,
his wife,

TO

Joseph M. Portz and
Debra A. Portz,
5330 S.R. 127
Celina, OH 45822

Transferred to _____ 19__

MAY 18 1990
COUNTY AUDITOR
ROGER A. SCHWIETEMAN
COUNTY AUDITOR
MERCER COUNTY, OHIO

PRESENTED FOR RECORD
On the 15 day of May 1990
at 3:11 o'clock P.M.
recorded May 16, 1990
In Mercer Co., Ohio, Record of _____
Deeds
Patricia E. Gault
RECORDER - MERCER, CO., OHIO
Fees \$10.00

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LAW OFFICES
PURDY & LAMMERS
113 EAST MARKET ST.
CELINA, OHIO 45822

In Witness Whereof, the said Donald L. McDonald

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and Christine H. McDonald, who
hereby releases her right and expectancy of dower in said premises, have
hereunto set their hands, this 14th day of May,
in the year A. D. nineteen hundred ~~and~~ ninety (1990).

Signed and acknowledged in presence of us:

James T. Scales
James T. Scales: witness

Donald L. McDonald
Donald L. McDonald

Chloe Esmonde
Chloe Esmonde: witness

Christine H. McDonald
Christine H. McDonald

State of Ohio, Mercer County, ss.

On this 14th day of May, A. D. 1990, before me, a Notary Public
in and for said County, personally came Donald L. McDonald and Christine H.
McDonald, his wife,

acknowledged the signing thereof to be their voluntary act and deed,
the grantors in the foregoing deed, and

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

Chloe Esmonde
Notary Public, State of Ohio

CHLOE ESMONDE
Notary Public - State of Ohio
My commission expires March 19, 1992
Recorded in Mercer County

State of _____ County, ss.

On this _____ day of _____ A. D. 19____, before me, a
in and for said County, personally came _____

acknowledged the signing thereof to be _____
the grantor in the foregoing deed, and
voluntary act and deed.

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

This instrument prepared by PURDY & LAMMERS, ATTORNEYS, CELINA, OHIO 45822