

**GENERAL WARRANTY DEED\***

VOL 327 PAGE 909

Coldwater Lumber Company <sup>(1)</sup>, a corporation organized and existing under  
the laws of the State of Ohio

for valuable consideration paid, grants, with general warranty covenants, to David L.  
Fronk and Julie A. Fronk  
, whose tax-mailing address is  
6583 Brookside Drive, Celina, Ohio 45822

the following **REAL PROPERTY**: Situated in the County of Mercer in the State  
of Ohio and in the Township Of Franklin <sup>(2)</sup>

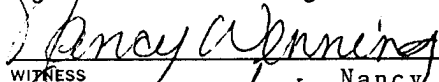

Being Lot Number 40 of Brookside Estates, which subdivision is recorded  
in Plat Cabinet 1, Pages 173-175, Mercer County Recorder's Records, as  
shown upon the recorded plat thereof, and subject to all easements,  
conditions, restrictions and right of ways of record.

All real estate taxes and assessments shall be prorated to the date  
of closing.

Prior Instrument Reference: Vol. 325 Page 365 of the Deed Records of Mercer  
County, Ohio.

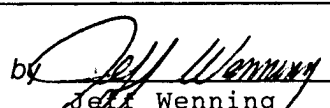

**IN WITNESS WHEREOF**, grantor has caused its corporate name to be subscribed  
hereto by Jeff Wenning, its president, ~~and xxxxxxxxxxxxxxxxxxxxxxx its secretary,~~  
thereunto duly authorized by resolution of its board of directors, this 16<sup>th</sup> day of 1994.

Signed and acknowledged in the presence of:

  
WITNESS Nancy Wenning  
  
WITNESS Angie Fiely



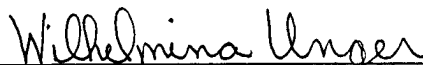
**WILHELMINA UNGER**  
Notary Public - State of Ohio  
My Commission Expires August 2, 1994  
Recorded in Mercer County

  
by Jeff Wenning   
PRESIDENT  
SECRETARY

State of Ohio County of Mercer SS.

**BE IT REMEMBERED**, That on this 16<sup>th</sup> day of MAY, 19 94, before me,  
the subscriber, a Notary Public in and for said state, personally came  
Jeff Wenning, president, ~~and xxxxxxxxxxxxxxxxxxxxxxx secretary,~~ of the Grantor in the  
foregoing Deed, and acknowledged the signing thereof to be his and its voluntary act and  
deed, pursuant to authority of its board of directors.

**IN TESTIMONY THEREOF**, I have hereunto subscribed my name and affixed my seal on  
this day and year aforesaid.

  
Wilhelmina Unger

This instrument was prepared by Peter R. Van Arsdel, Esq., 118 W. Market St.,  
Celina, Ohio 45822

1. Name of Grantor.
2. Description of land or interest therein, and encumbrances, reservations, exceptions, taxes and assessments, if any.
3. Execution in accordance with Chapter 5301 of the Revised Code of Ohio.

Auditor's and Recorder's Stamps

48406

GENERAL WARRANTY DEED  
BY A CORPORATION

APPROVED

MAY 17 1994

MERCER COUNTY  
TAX MAP DEPARTMENT  
BY J. F. E.

FROM

ENG. MAP #: 005-2722-03-005.00-09

TO

Exemption paragraph, conveyance Fee 95.3  
The Grantor and Grantee of this deed have  
complied with the provisions of R. C. Sec.  
319.202 Roger A. Schwieterman, Mercer  
County Auditor.

C. M. 5-17-94  
Deputy Aud. Date

See 48407

TRANSFERRED

MAY 17 1994

PRESENTED FOR RECORD  
The 17 day May 1994  
at 11:53 O'clock A. M.  
Record of Deeds

Patricia E. Grote  
RECORDER MERCER CO., OHIO

Fee \$ 14.00

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ROGER A. SCHWIETERMAN  
COUNTY AUDITOR  
MERCER COUNTY, OHIO