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Know all Men by these Presents

That ARTHUR W. GEISE AND JOAN E. GEISE, HUSBAND AND WIFE

MERCER County, Ohio,
in consideration of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATIONS,to THEM in hand paid by LAVERN E. SCHMIT AND CHARLINE E. SCHMIT
FOR THEIR JOINT LIVES, REMAINDER TO THE SURVIVOR OF THEM
whose address is 6982 Laketree Court, Celina, Ohio 45822
do hereby Grant, Bargain, Sell and Convey
to the said Lavern E. Schmit and Charline E. Schmittheir heirs and
assigns forever, the following described Real Estate, situate in the Township
of Franklin in the County of Mercer
and the State of Ohio.

Situated in Franklin Township, Mercer County, State of Ohio, to-wit:

Being Lot Number Seven (7) in Timberwood Estates Subdivision as the same is
shown on the recorded plat thereof at Plat Cabinet 1, Page 135, Plat Records
of Mercer County, Ohio.This conveyance is subject to all covenants, restrictions, easements, and
conditions as shown on said plat and as set forth in the Miscellaneous
Records of Mercer County, Ohio, at Volume 8, Page 815.

Last transfer: Volume 313, Page 566, Deed Records of Mercer County, Ohio.

Grantors agree to pay and be responsible for the installment of real estate
taxes and assessments due and payable in July, 1994; Grantees agree to
pay all real estate taxes and assessments due and payable thereafter.

APPROVED

JUN 2 1994

MERCER COUNTY
TAX MAP DEPARTMENT
BY J. E.MAY COMMISSIONER'S OFFICE JUN 5 1994
MAY 1994 - 2nd of Ohio
MAY 1994

ENG. MAP #: 001-1744-01-007.00-07

Last Transfer: Deed Record Volume 313 , Page 566

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

And the said Arthur W. Geise and Joan E. Geise,

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.

Exemption paragraph, conveyance Fee 38.50

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

Deputy Aud.

Date

In Witness Whereof, the said Arthur W. Geise

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and Joan E. Geise, who hereby release their right and expectancy of dower in said premises, have hereunto set their hands, this 31st day of May in the year A. D. nineteen hundred and ninety four. Signed and acknowledged in presence of us:

Ralph J. Schwieterman
Ralph J. Schwieterman

Arthur W. Geise
Arthur W. Geise

Mary E. Wendel
Mary E. Wendel

Joan E. Geise
Joan E. Geise

State of Ohio, Mercer County, ss.

On this 31st day of MAY A. D. 19 94, before me, a Notary Public in and for said County, personally came Arthur W. Geise and Joan E. Geise,

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.



Mary E. Wendel
Mary E. Wendel
Notary Public - State of Ohio
My Commission Expires Feb. 2, 1999

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 Arthur W. Geise and Joan E. Geise

48686 Warranty Deed

ARTHUR W. GEISE
AND
JOAN E. GEISE

TO
LAVERN E. SCHMIT
AND
CHARLINE E. SCHMIT

TRANSFERRED

Transferred _____ 19 _____
JUN 2 1994

COUNTY AUDITOR

ROGER A. SCHWIETERMAN
COUNTY AUDITOR
MERCER COUNTY, OHIO

Form 622 - OHIO Warranty Deed (OHIO 91)

PRESENTED FOR RECORD

This day June 1994
at 10:08 O'clock A. M.

Record of Deeds

Patricia E. Grote
RECORDER MERCER CO., OHIO

Fee \$14.00

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Handwritten notes and signatures.