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Know all Men by these Presents

That Tony M. Boyer, an unmarried person,

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

to him in hand paid by Pearl Nazarian Zock

whose address is 60 High Street, Montezuma, Ohio 45866

does hereby Grant, Bargain, Sell and Convey
to the said Pearl Nazarian Zock, herheirs and
assigns forever, the following described Real Estate, situate in the Village
of Montezuma, in the County of Mercer,
and the State of Ohio, to-wit:Being Lot Number Two (2) to the Village of Montezuma, Mercer County,
Ohio, as the same is shown upon the recorded plat thereof, subject
to all easements, conditions, restrictions and rights-of-way of
record.Grantor and Grantee herein agree that all taxes and assessments
shall be prorated as of the date of closing.

APPROVED

APR 05 1995

MERCER COUNTY
TAX MAP DEPARTMENT

BY

J. F. E.

~~Exemption paragraph, conveyance fee~~ 40.00The Grantor and Grantee of this deed have
complied with the provisions of R. C. Sec.
319, 202 Mark Giesige Mercer
County Auditor.E. M. 45-95
Deputy Aud. Date

ENG. MAP #: 005-2923-08-005.00-14

Last Transfer: Deed Record Volume 326 , Page 83,

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, her heirs and assigns forever.

And the said Tony M. Boyer

does hereby Covenant and Warrant that the title so conveyed is Clear, Free and
Unincumbered, and that he will will Defend the same against all lawful claims of all
persons whomsoever. This warranty does not extend to any encroachments by the
residence structure or outbuildings.

52779
MARRIAGE DEED

Tony M. Boyer,
an unmarried person

TO

Pearl Nazarian Zock
60 High Street
Montezuma, OH 45866

TRANSFERRED

Transferred

APR 05 1995

EDITOR

MARK GIESIGE
Form 622 - OHIO Warranty Deed (10-91)
MERCER COUNTY, OHIO

PRESENTED FOR RECORD
The day April 1995
at 2:31 O'clock P. M.
Record of Deeds

Patricia E. Grote
RECORDER MERCER CO., OHIO

Fee \$14.00
Vol. 332 pg. 106-7

LAW OFFICES
PURDY, LAMMERS & SCHIAVONE

113 EAST MARKET ST.
CELINA, OHIO 45822

In Witness Whereof, the said Tony M. Boyer

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XXX

heretofore

hereunto set his hand, this Second day of April in the year A. D. nineteen hundred and ninety-five (1995).

Signed and acknowledged in presence of us:

Barbara C. Dabbelt

Barbara C. Dabbelt

James B. Dabbelt

James B. Dabbelt

right and expectancy of doing in such premises, has

Tony M. Boyer

State of Ohio,

Mercer

County, ss.

On this 2nd day of April A. D. 1995, before me, a Notary Public in and for said County, personally came

Tony M. Boyer, an unmarried person,

acknowledged the signing thereof to be his voluntary act and deed.

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

James B. Dabbelt

Notary Public, State of Ohio

JAMES B. DABBELT
Notary Public — State Of Ohio
My Commission Expires Apr. 9, 1997

State of

County, ss.

On this day of in and for said County, personally came

A. D. 19, before me, a

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 & SCHIAVONE, ATTYS.