

# Know all Men by these Presents

That Gordon A. Foster, an unmarried person,

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

to him in hand paid by James J. Westgerdes and Charlene R. Westgerdes, whose address is 2580 Wabash Rd., Ft. Recovery, Ohio 45846

does hereby Grant, Bargain, Sell and Convey to the said James J. Westgerdes and Charlene R. Westgerdes,

assigns forever, the following described Real Estate, situate in the Village of Ft. Recovery, in the County of Mercer and the State of Ohio, to-wit: their heirs and

## BEING AN UNDIVIDED ONE-HALF (1/2) INTEREST IN THE FOLLOWING DESCRIBED TRACT:

Being Lot Number Ten (10) in Hickory Circle Subdivision in the Village of Ft. Recovery, Gibson Township side, as same is set forth on the recorded plat thereof in Plat Book 9, Page 20, in the Recorder's Office of Mercer County, Ohio, subject to all easements and restrictions of record imposed thereon.

The Grantor herein assumes and agrees to pay the July, 1996, installment of real estate taxes and assessments and the Grantees all taxes and assessments due and payable thereafter.

Exemption paragraph, conveyance Fee 38.30  
The Grantor and Grantee of this deed have complied with the provisions of R. C. Sec. 319, 202 Mark Giesige Mercer County Auditor.

20K 7-8-96  
Deputy Aud. Date

### APPROVED

JUL 08 1996

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

ENG. MAP #: 02-1677-02-02-02-17

Last Transfer: Deed Record Volume 239 , Page 531,

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 grantees, their heirs and assigns forever.

And the said Gordon A. Foster

does hereby Covenant and Warrant that the title so conveyed is Clear, Free and Unincumbered, and that he will Defend the same against all lawful claims of all persons whomsoever, except for taxes and assessments beginning with the January, 1997, installment.

11-11-80

60891  
Marry Deed

Gordon A. Foster,  
an unmarried person

TO

James J. Westgerdes and  
Charlene R. Westgerdes  
2580 Wabash Rd.  
Ft. Recovery, OH 45846

TRANSFERRED  
Transferred 19

JUL 8 1996  
COUNTY AUDITOR  
MARK GIESIGE  
COUNTY AUDITOR  
MERCER COUNTY, OHIO (Rev. 10-91)

PRESENTED FOR RECORD  
The 8 day July 1996  
at 10:44 O'clock A.M.  
Record of Deeds  
Patricia E. Grote  
RECORDER MERCER CO., OHIO  
Fee \$14.00  
PPR 842-43

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

In Witness Whereof, the said

Gordon A. Foster

11-843

~~ack~~  
~~hereby releases~~

hereunto set his hand, this  
in the year A. D. nineteen hundred and

ninety-six (1996).

Signed and acknowledged in presence of us:

Don M. Purdy

Diane D. Griesdorn  
Diane D. Griesdorn

~~right and expectancy of the herein said premises, has~~

29th day of June,

Gordon A. Foster, by Brent Hehr,  
his attorney in fact (recorded  
in Official Records Volume 10,  
Page 763)

Thomas D. Lammers, approval  
pursuant to Power of Attorney  
document

State of Ohio,

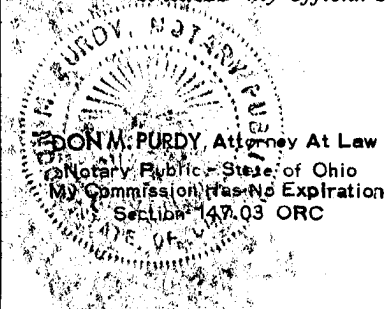
Mercer

County, ss.

On this 29th day of June, A. D. 1996, before me, a Notary Public  
in and for said County, personally came Gordon A. Foster, by Brent Hehr, his  
attorney in fact, and Thomas D. Lammers,

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

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



Notary Public, State of Ohio

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., CELINA, OHIO

TDL/dg