



WARRANTY DEED, with release of dower.— No. 22

(Reprinted 3/99)

Know All Men by These Presents:

That Herbert L. Buffenbarger and Shirley A. Buffenbarger,
husband and wife of Mercer County, Ohio,
in consideration of one dollar and other good and valuable considerations
to them in hand paid by Steven C. Stammen and Keri A. Bonifas
whose address is 608 East Vine Street, Coldwater, OH 45828

do hereby **Grant, Bargain, Sell and Convey**
to the said Steven C. Stammen and Keri A. Bonifas
their heirs

and assigns forever, the following described **Real Estate**,⁽¹⁾

DUB Situated in the Village of Coldwater, County of Mercer, and State of Ohio:

Being Lot No. Eight Hundred and Thirty (830) in Restful Acres Second Addition, as shown on the recorded plat of said addition in Plat Book 9, Page 16, Recorder's Office, Mercer County, Ohio.

Said conveyance is subject to all the restrictions, provisions, and conditions shown on the public record in the Recorder's Office, Mercer County, Ohio, which are incorporated herein by reference, the same as if fully rewritten herein.

Last Transfer: Volume 218, Page 516, Deed Records of Mercer County, Ohio.

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

Permanent Parcel #5-122200.0000

See Map # 8-27-331-014

and all the **Estate, Right, Title and Interest** of the said grantor s 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 Herbert L. Buffenbarger and Shirley A. Buffenbarger do hereby **Covenant and Warranty** that the title so conveyed is **Clear, Free and Unencumbered**, and that they will **Defend** the same against all lawful claims of all persons whomsoever.

~~Exemption paragraph, conveyance Fee 84.00~~
The Grantor and Grantee of this deed have complied with the provisions of R. C. Sec. 319. 202 Mark Giesige Mercer County Auditor.

SLH 7-5-02
Deputy Aud. Date

TRANSFERRED

JUL 5 2002

MARK GIESIGE
COUNTY AUDITOR
MERCER COUNTY, OHIO

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

JUL 05 2002

(1) In the absence of a reference to a page of next preceding recorded instrument through which grantor claims title. (R.C. § 319.20.).

In Witness Whereof, the said Herbert L. Buffenbarger and Shirley A. Buffenbarger, husband and wife hereby release their right and expectancy of dower in said premises, have hereunto set their hands, this 28th day of June, 2002 In the year A.D.

Sign and acknowledge in presence of us

Herbert L. Buffenbarger
HERBERT L. BUFFENBARGER

Shirley A. Buffenbarger
SHIRLEY A. BUFFENBARGER

State of Ohio, Mercer County, ss.

On this 28th day of June, 2002, before me, a Notary Public in and for said County, personally came Herbert L. Buffenbarger and Shirley A. Buffenbarger, husband and wife the grantors in the foregoing deed, and acknowledged the signing thereof to be their voluntary act and deed.

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

SEAL

DAVID J. HOMAN, Notary Public
in and for the State of Ohio
My Commission Expires Oct. 29, 2005

David J. Homan
Notary Public - State of Ohio

This instrument was prepared by David Wm. Bruns
Attorney Reg. #0002539
123 West Main Street
Coldwater, OH 45828
Phone: 419-678-4317

200200005580
Filed for Record in
MERCER COUNTY, OHIO
TAMARA K BARGER
07-05-2002 10:46 am.
WARRANTY DEED 14.00
OR Book 144 Page 2152 - 2153

200200005580
TITLEQUEST AGENCY INC
TALBOTT TOWER SUITE 1000
131 N LUDLOW ST
DAYTON, OH 45402

Warranty Deed

From

HERBERT L. BUFFENBARGER and
SHIRLEY A. BUFFENBARGER

To

STEVEN C. STAMMEN and
KERI A. BONIFAS

Transferred

Date

County Auditor

TITLEQUEST AGENCY, INC.
TALBOTT TOWER, SUITE 1000
131 N. LUDLOW ST.
DAYTON, OHIO 45402