

GENERAL WARRANTY DEED - (Statutory Form - O.R.C. Section 5302.05)

Know all Men by these Presents

Kenneth Grimm and Carol Grimm, husband and wife, for valuable consideration paid, grant, with general warranty covenants, to William C. Coomer, whose tax-mailing address is 8798 Long Road, Versailles, Ohio 45380, the following real property:

Situate in the Township of Franklin, County of Mercer and State of Ohio, and bounded and described as follows: Being Lot Number Thirty (30) of The Landings Subdivision, Phase II, as the same is numbered and delineated upon the recorded plat thereof, Phase II, in Plat Cabinet 1, Pages 136 and 137, Recorder's Office, Mercer County, Ohio.

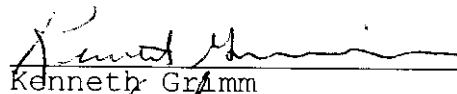
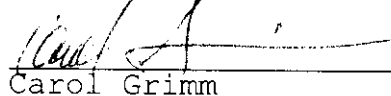
SAVING AND EXCEPTING the taxes and assessments due and payable in December, 2002, and thereafter, all of which the grantee herein assumes and agrees to pay. The grantee also agrees to accept the property subject to all easements, restrictions and covenants of record.

Prior Instrument Reference: Volume 322, Page 36, of the Official Records of Mercer County, Ohio.

Kenneth Grimm and Carol Grimm, husband and wife, each hereby releases all rights of dower therein.

Executed by said grantor this 14th day of October, 2002.

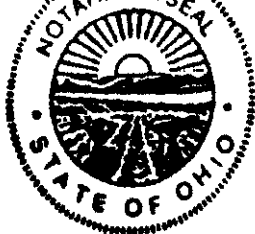
Tax ID# 9.0696 00.3000
Tax Map# 9.22-277-001


Kenneth Grimm

Carol Grimm

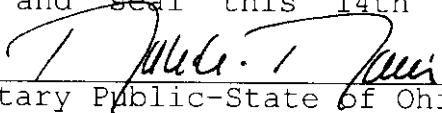
STATE OF OHIO, COUNTY OF MIAMI, SS:

Before me, a Notary Public in and for said County and State, personally appeared Kenneth Grimm and Carol Grimm, husband and wife, who acknowledged that they did sign the foregoing instrument and that the same was their free act and deed.

Witness my official signature and seal this 14th day of October, 2002.



DALE G. DAVIS, Attorney at Law
Notary Public, State of Ohio
My Commission has no expiration date
Section 147.03 R.C.


Notary Public-State of Ohio
My Comm. Exp:

THIS INSTRUMENT PREPARED BY: McCulloch, Felger, Fite & Gutmann Co., L.P.A., Attorneys at Law, Piqua, Ohio

200200008628
Filed for Record in
MERCER COUNTY, OHIO
TAMARA K BARGER
10-16-2002 11:53 AM.
WARRANTY DEED 14.00
OR Book 150 Page 445 - 445

200200008628
MCCULLOCH FELGER FITE & GUTMANN CO
PO BOX 910
123 MARKET ST
PIQUA, OH 45356

TRANSFERRED

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

OCT 16 2002

OCT 16 2002

MARK GIESIGE
COUNTY AUDITOR
MERCER COUNTY, OHIO

MERCER COUNTY
TAX MAP DEPARTMENT

Exemption paragraph, conveyance Fee 275⁰⁰

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

 10-16-02
Deputy Aud. Date