

Instrument Book Page
200300000588 OR 156 1835**OHIO WARRANTY DEED****KNOW ALL PERSONS BY THESE PRESENTS**

That, DOLORES M. FULLENKAMP, single, the Grantor, who claims title by or through instrument recorded in **DEED VOLUME 271, PAGE 161**, for the consideration of One (\$1.00) Dollar and other good and valuable considerations received to her full satisfaction of

Justin D. Huntsman and Tammy S. Huntsman

the Grantees, whose **TAX MAILING ADDRESS** will be

213 South Wayne Street, Fort Recovery, Ohio, 45846,

does **GIVE, GRANT, BARGAIN, SELL and CONVEY** unto the said Grantees, their heirs and assigns, the following described premises:

Situated in the **VILLAGE of FORT RECOVERY, COUNTY of MERCER, and STATE of OHIO:**

Commencing on the East side of South Wayne Street, Fifty (50) feet North of where said Wayne Street crosses the section line between Sections Nine (9) and Sixteen (16), Town Fifteen (15) North, Range One (1) East; thence North fifty (50) feet; thence East approximately 176 feet to a point on a line with the west line of the alley as platted in Winters' Addition to the South side of Village of Recovery; thence South fifty (50) feet on a line with the said West line of said alley to the intersection of the north line of a tract of land sold by John Hedrick to Mrs. Stelzer; thence West on and along said North line as sold to Stelzer to the place of beginning.

Said tract herein conveyed being a part of Out Lot Number Four (4) to Old Plat Village of Recovery, Gibson Township side.

Tax Identification Parcel No: 17-062700.0000
Map # 13-9-379-004

Grantor hereby assumes and agrees to pay the January, 2003, installment of real estate taxes and assessments; Grantees hereby assume and agree to pay the July, 2003, and thereafter, installment of real estate taxes and assessments thereon.

TRANSFERRED

DESCRIBED
SUFFICIENT
FOR TAX MAPPING

JAN 21 2003

**MERCER COUNTY
TAX MAP DEPARTMENT**

JAN 21 2003

**MARK GIESIGE
COUNTY AUDITOR
MERCER COUNTY, OHIO**

Exemption paragraph, conveyance Fee 6 35.00
The Grantor and Grantee of this deed have
complied with the provisions of R. C. Sec.
319, 202 Mark Giesige Mercer
County Auditor.

107B 1-21-03
Deputy Aud. Date

be the same more or less, but subject to all legal highways.

TO HAVE AND TO HOLD the above-granted and bargained premises, with the appurtenances thereof, unto the said Grantees, their heirs and assigns forever.

And, **DOLORES M. FULLENKAMP, single**, the said Grantor, does for herself and her heirs, executors, and administrators, covenant with the said Grantees, their heirs and assigns, that at and until the ensealing of these presents, **she is well seized** of the above-described premises, as a good and indefeasible estate in **FEE SIMPLE**, and have good right to bargain and sell the same in manner and form as above written, and that the same are **free from all incumbrances whatsoever** and that **she will Warrant and Defend** said premises, with the appurtenances thereunto belonging, to the said Grantees, their heirs and assigns, against all lawful claims and demands whatsoever.

And for valuable consideration, **DOLORES M. FULLENKAMP, single**, does hereby remise, release and forever quitclaim unto the said Grantees, their heirs and assigns, all her right and expectancy of DOWER in the above described premises.

Jan. 3, 2003
Date

Dolores M Fullenkamp
DOLORES M. FULLENKAMP

STATE OF OHIO - COUNTY OF MERCER

Before me, as **Notary Public** in and for said County and State, personally appeared the above-named **DOLORES M. FULLENKAMP, single**, who acknowledged that she did sign the foregoing instrument and that the same is her free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Ft. Recovery, Ohio, this 3 day of Jan., A.D. 2003

SEAL

Lawrence P Keller
Notary Public for the State of Ohio
My Commission Expires: 3/28/2005

This instrument prepared by: Knapke Law Office, 115 N. Walnut St., Celina, Ohio 45822.

200300000588
Filed for Record in
MERCER COUNTY, OHIO
TAMARA K BARGER
01-21-2003 10:42 am.
WARRANTY DEED 14.00
OR Book 156 Page 1835 - 1836

200300000588
MSB
FILE