

OHIO WARRANTY DEED**Instrument** **Book Page**
200300008219 OR 171 2438**KNOW ALL PERSONS BY THESE PRESENTS**

That, David G. Rammel and Rebecca A. Rammel, husband and wife, the Grantors, who claim title by or through instrument recorded in **Deed Volume 268, Page 170, Mercer County Recorder's Records**, for the consideration of One (\$1.00) Dollar and other good and valuable considerations received to their full satisfaction of

Erik J. Brunswick

the Grantee, whose **TAX MAILING ADDRESS** will be:

2578 Ft. Recovery-Minster Road - Ft. Recovery, Ohio 45846

do **GIVE, GRANT, BARGAIN, SELL and CONVEY** unto the said Grantee, his heirs and assigns, the following described premises:

Situated in the **TOWNSHIP of GIBSON, COUNTY of MERCER, and STATE of OHIO:**

The following described real estate situated in Gibson Township, Mercer County, Ohio, and being one (1.00) acre out of the northwest corner of Lot No. 2 of the West half of fractional Section 18, Town 15 North, Range 2 East and more particularly described as follows:

Beginning at a point on the centerline of Ft. Recovery-Minster Road, also being the north line of Gibson Township, said point bearing North 76° 30' West 2487.50 feet from the stone at the intersection of the Township Line with the half Section line of fractional Section 25 in Recovery Township and said point also being at the northwest corner of said Lot No. 2; thence with the Township Line and the centerline of Ft. Recovery-Minster Road South 76° 30' East 175.00 feet to a point marked by a R.R. Spike; thence South 01° 14' 30" West 236.14 feet to a point marked by an iron pipe; thence North 88° 45' 30" West 171.01 feet to a point on the West line of said Lot No. 2, said point marked by an iron pipe; thence with the west line of said Lot No. 2 North 1° 14' 30" East 273.30 feet to the place of beginning.

Containing 1.00 acre more or less.

Tax Parcel I.D. #16-045800.0000

Tax map # 14-18-300-002

Grantors hereby assume and agree to pay the July, 2003, installment of real estate taxes and assessments. Grantee hereby assumes and agrees to pay the January, 2004, and thereafter installments of real estate taxes and assessments.

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

AUG 04 2003

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

AUG 04 2003

MARK GIESIGE
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee *120.50*
The Grantor and Grantee of this deed have
complied with the provisions of R. C. Sec.
319, 202 Mark Giesige Mercer
County Auditor.

KP *8-4-03*
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 Grantee, his heirs and assigns forever.

And **David G. Rammel and Rebecca A. Rammel, husband and wife**, the said Grantors, do for themselves and their heirs, executors, and administrators, covenant with the said Grantee, his heirs and assigns, that at and until the ensealing of these presents, **they are** well seized of the above-described premises, have 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 **they will Warrant and Defend** said premises, with the appurtenances thereunto belonging, to the said Grantee, his heirs and assigns, against all lawful claims and demands whatsoever.

And for valuable consideration, **David G. Rammel and Rebecca A. Rammel, husband and wife**, do hereby remise, release, and forever quit claim unto the said Grantee, his heirs and assigns, all their right and expectancy of dower in the above described premises.

Dated: July 28, 2003

David G. Rammel
David G. Rammel

Rebecca A. Rammel
Rebecca A. Rammel

STATE OF OHIO - COUNTY OF MERCER - ss:

Before me, as **Notary Public** in and for said County and State, personally appeared the above-named **David G. Rammel and Rebecca A. Rammel, husband and wife**, who acknowledged that they did sign the foregoing instrument and that the same are their free acts and deeds.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at FORT RECOVERY, Mercer County, Ohio, this 28 day of JULY A.D. 2003.

SHANNON GRIESHOP
Notary Public - State of Ohio
My commission expires March 17, 2004
Recorded in Mercer County

Shannon Grieshop
Notary Public for Ohio
My Commission Expires: MARCH 17, 2004

This instrument prepared by: **KNAPKE LAW OFFICE**, 115 N. Walnut St., Celina, Ohio 45822.

200300008219
Filed for Record in
MERCER COUNTY, OHIO
TAMARA K BARGER
08-04-2003 At 02:37 pm.
WARRANTY DEED 28.00
OR Book 171 Page 2438 - 2439

200300008219
PEOPLES
FILE