



# Know All Men by These Presents

**That** Kathryn G. Gilmore, Trustee  
of Montgomery County, Ohio,  
in consideration of one dollar and other good and valuable considerations  
to her in hand paid by Bruce E. Harlamert  
whose address is 560 South Second Street, Coldwater, OH 45828  
does hereby **Grant, Bargain Sell and Convey**  
to the said Bruce E. Harlamert  
his heirs  
and assigns forever, the following described **Real Estate**,<sup>(1)</sup>

*Deeds* Situate in the Township of Franklin, County of Mercer, and State of Ohio:

**Parcel I:** Being Lot Number Seventy-eight (78) of Dorsten's Club Island Second Addition as the same appears on the recorded plat thereof in Plat Book 5, Page 34, of the Plat Records of Mercer County, Ohio, subject to all of the conditions, restrictions, and privileges, which are uniform and applicable to all lots in Dorsten's Club Island Second Addition.

**Parcel II:** Being a parcel of land situated in Franklin Township, Mercer County, Ohio, in Section 23, Township 6 South, Range 3 East. Also being a part of State of Ohio Parcel Number 54-210 as shown on the Jennings-Lawrence survey of Grand Lake. Being more particularly described as follows:

Beginning at a point in the State property line at the Northwest corner of Lot Number 78 of Dorsten's Club Island Second Addition as shown in Plat Book 5, Page 34.

Thence, South 14° 38' 30" East, along the West line of said Lot Number 78 and the State property line, a distance of Sixty-seven and 73/100 (67.73) feet to the Southwest corner of said Lot Number 78.

Thence, North 76° 52' 30" West, along the extension of the South line of said Lot Number 78, a distance of Fifty-three and 96/100 (53.96) feet to a point.

Thence, North 10° 17' 00" East, a distance of Sixty (60.00) feet to a point.

Thence, South 76° 52' 30" East, along the extension of the North line of said Lot Number 78, a distance of Twenty-five and 38/100 (25.38) feet to the place of beginning.

Containing 2377 square feet of land more or less.

Last Transfer: Official Record Volume 46, Page 771, Mercer County Recorder's Office.

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 grantee, his

heirs and assigns forever. And the said Kathryn G. Gilmore, Trustee

does hereby **Covenant and Warrant** that the title so conveyed is **Clear, Free and Uncumbered**, and that she will **Defend** the same against all lawful claims of all persons whomsoever.

Grantee agrees to pay and be responsible for the installment of real estate taxes and assessments due and payable in January, 1999, and thereafter.

(1) Include reference to volume and page of next preceding recorded instrument through which grantor claims title. (R.C. § 319.20.).

~~and~~

who

hereby release her right and expectancy of dower in said premises, has hereunto set her hand, this 25th day of August in the year A.D. nineteen hundred and Ninety-Eight (1998).

Signed and acknowledged in presence of us:

Debbie K. Hussmann

Witness

Jina Mecum

Witness

Kathryn G. Gilmore, Trustee  
Kathryn G. Gilmore, Trustee

State of Ohio,

Mercer

County, ss.

On this 25th day of August, 1998, before me, a Notary Public in and for said County, personally came Kathryn G. Gilmore, Trustee

the grantor in the foregoing deed, and acknowledged the signing thereof to be her voluntary act and deed.

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

Debbie K. Hussmann

Notary Public - State of Ohio

DEBBIE K. HUSSMANN, Notary Public  
In and for the State of Ohio  
My commission expires August 15, 2000

This instrument was prepared by

David Wm. Bruns  
Attorney at Law  
123 West Main Street  
Coldwater, OH 45828  
Phone: 419-678-4317  
Attorney Reg. #0002539

DESCRIPTION  
SUFFICIENT  
FOR TAX MAPPING PURPOSES

SEP 11 1998

MERCER COUNTY  
TAX MAP DEPARTMENT

TAX MAP #: 09-23-129-021

~~Exemption paragraph, conveyance Fee~~ 30.00  
The Grantor and Grantee of this deed have complied with the provisions of R. C. Sec. 319, 202 Mark Giesige Mercer County Auditor.

LAK 9-11-98  
Deputy Aud. Date

9800006688  
Filed for Record in  
MERCER COUNTY, OHIO  
ANDREA L. SCHROYER  
On 09-11-1998 At 09:10 am.  
WARNTY DEED 14.00  
Book OR Vol. 62 Pg. 861 - 862

9800006688  
PEOPLES  
FILE

**Waranty Deed**

From

Kathryn G. Gilmore,  
Trustee

To

Bruce E. Harlamert

**TRANSFERRED**  
Transferred

19

SEP 11 1998

County Auditor

COUNTY AUDITOR  
MERCER COUNTY, OHIO