



# Know all Persons by These Presents

**That,** Marcella R. Nagy, an unmarried woman,

*the Grantor* , who claims title by or through  
instrument recorded in Volume 202 , Page 189 and OR Volume 333, Page 622, Mercer  
County Recorder's Office, for the consideration of One (\$1.00) Dollar and other good and  
valuable considerations----- received to her full satisfaction of

Sharon Kay Nagy

*the Grantee* , whose TAX MAILING ADDRESS will be  
109 North Mill Street, Coldwater, OH 45828

**Give, Grant, Bargain, Sell and Convey** unto the said Grantee , does  
heirs and assigns, the following described premises, situated in the Village  
of Coldwater , County of Mercer and State of Ohio:

The South half (½) of Lots Sixty-one and Sixty-two (formerly Lots Thirteen  
(13) and Fourteen (14) of Riggs and Gellers Addition) to the Village of  
Coldwater, Ohio, as the same appear upon the recorded plat thereof.

Grantor hereby assumes and agrees to pay the January, 1999, installment  
of real estate taxes and assessments; Grantee hereby assumes and agrees  
to pay the July, 1999, and thereafter, installments of real estate taxes and  
assessments thereon.

DESCRIPTION  
SUFFICIENT  
FOR TAX MAPPING PURPOSES

DEC 18 1998

MERCER COUNTY  
TAX MAP DEPARTMENT

**TAX MAP #:** 08-28-480-002

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

SKK 12-16-98  
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 her heirs and assigns forever.

And, Marcella R. Nagy, an unmarried woman, the said Grantor, do for herself and her heirs, executors and administrators, covenant with the said Grantee, her heirs and assigns, that at and until the ensembling 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 Grantee, her heirs and assigns, against all lawful claims and demands whatsoever

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XXXXXXXXXXXXXXXXXXXXXXXXXXXX  
XXXXXXXXXXXXXXXXXXXXXXXXXXXX  
XXXXXXXXXXXXXXXXXXXXXXXXXXXX  
XXXXXXXXXXXXXXXXXXXXXXXXXXXX

**In Witness Whereof,** I have hereunto set my hand, the 16th day of December, in the year of our Lord one thousand nine hundred and ninety-eight (1998).

Signed and acknowledged in presence of

Murph Knapke  
Witness - Murph Knapke

Marcella R. Nagy  
Marcella R. Nagy

Brenda Kaiser  
Witness - Brenda Kaiser

9800009494  
Filed for Record in  
MERCER COUNTY, OHIO  
ANDREA L SCHROYER  
On 12-16-1998 At 03:23 pm.  
WARNTY DEED 14.00  
Book OR Vol. 71 Pg. 564 - 565

**State of Ohio** ss. Before me, as notary public  
Mercer County, in and for said County and State, personally appeared the above named  
Marcella R. Nagy, an unmarried woman,  
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 Celina, Mercer County, Ohio this 16th day of December A. D. 19 98.

Brenda Kaiser

Notary Public for the State of Ohio  
My Commission Expires: 10-5-2003

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

**Waranty Deed**

Marcella R. Nagy, an unmarried woman

TO

Sharon Kay Nagy  
109 North Mill Street  
Coldwater, OH 45828

**TRANSFERRED**

Transferred 19  
DEC 16 1998

MARR GIESGE  
COUNTY AUDITOR  
MERCER COUNTY, OHIO  
STATE OF OHIO

COUNTY OF SS

RECEIVED FOR RECORD ON THE

day of 19  
at o'clock M  
and RECORDED 19 in  
DEED BOOK PAGE

9800009494  
Knapke  
FILE  
COUNTY RECORDER  
RECORDERS FEE \$