



PROFESSIONAL
CLAIM TITLE

Know All Men by These Presents

That James Meyer and Melissa M. Meyer, husband and wife
of Mercer County, Ohio,
in consideration of one dollar and other good and valuable considerations
to them in hand paid by Tracy L. Youngpeter
whose address is 414 East Elizabeth Street, Coldwater, OH 45828
do hereby **Grant, Bargain Sell and Convey**
to the said Tracy L. Youngpeter her heirs
and assigns forever, the following described **Real Estate**,⁽¹⁾

DUB

Situated in the County of Mercer, State of Ohio, and in the Village of Coldwater, and bounded and described as follows:

Being Lot Number Four Hundred Fifty-Seven (457) Fairview Addition to the Incorporated Village of Coldwater, Mercer County, Ohio, as the same is shown on the recorded plat of said Village, subject to all easements, conditions, restrictions, and right of ways of record.

Last Transfer: Volume 316, Page 446, Deed Records of Mercer County, Ohio.

Permanent Parcel #5-083700.0000

Grantors agree to pay and be responsible for the installment of real estate taxes and assessments due and payable in July, 1999; Grantee agrees to pay and be responsible for all real estate taxes and assessments due and payable thereafter.

TRANSFERRED

JUL 13 1999

MARK GIESIGE
COUNTY AUDITOR
MERCER COUNTY, OHIO

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

JUL 13 1999

MERCER COUNTY
TAX MAP DEPARTMENT

TAX MAP #: 08-27-358-013

and all the **Estate, Right, Title and Interest** of the said grantors in and to said premises; **To have and to hold** the same, with all the privileges and appurtenances thereunto belonging, to said grantee, her

heirs and assigns forever. And the said James Myer and Melissa M. Meyer

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

Exemption paragraph, conveyance Fee 13.50

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

MARK 7-13-99
Deputy Aud. Date

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

and Melissa M. Meyer, husband and wife who hereby release their right and expectancy of dower in said premises, have hereunto set their hands, this 17th day of June in the year A. D. nineteen hundred and Ninety-Nine (1999).

Signed and acknowledged in presence of us:

Sharon K Link
Witness Sharon K Link

James Meyer
A

Kathleen Hemmelgarn
Witness Kathleen Hemmelgarn

Melissa M Meyer
Melissa M. Meyer

State of Ohio, Mercer County, ss.

On this 17th day of June, 1999, before me, a Notary Public in and for said County, personally came James Meyer and Melissa M. Meyer, husband and wife the grantors in the foregoing deed, and acknowledged the signing thereof to be their voluntary act and deed.

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

KATHLEEN HEMMELGARN
Notary Public - State of Ohio
My commission expires January 7, 2002
Recorded in Mercer County

Kathleen Hemmelgarn
Notary Public - State of Ohio

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

9900004968
Filed for Record in
MERCER COUNTY, OHIO
ANDREA L SCHROYER
On 07-13-1999 At 11:47 am.
WARRANTY DEED 14.00
Book OR Vol. 89 Pg. 877 - 878

9900004968
PROFESSIONAL CLOSING TITLE AGENCY INC
2021 E DUBLIN GRANVILLE RD
SUITE 140
COLUMBUS, OH 43229

Warranty Deed

From

James Meyer and
Melissa M. Meyer

To

Tracy L. Youngpeter

Transferred

19

County Auditor

