

**WARRANTY DEED
(JOINT AND SURVIVORSHIP)**

KNOW ALL MEN BY THESE PRESENTS:

THAT LINDA CAMPBELL, KATHLEEN HOYNG, and DAVID GEISE, each married, GRANTORS, of Mercer County, Ohio, for valuable consideration do hereby **GRANT, BARGAIN, SELL, AND CONVEY** to JAMES G. ZADRAVETZ and LESLIE A. ZADRAVETZ, GRANTEES, whose tax mailing address is 804 Woodview Dr., Coldwater, Ohio, 45828, for their joint lives, the remainder to the survivor of them the following described **REAL ESTATE**, situated in the Village of Coldwater, County of Mercer, and State of Ohio, and being more particularly described as follows:

TRACT 1:

Being Lot Number 1018 in Selhorst Tenth Addition to the Incorporated Village of Coldwater, Ohio, as same is set forth on the recorded plat thereof in Plat Book 10, Page 31, in the Recorder's Office of Mercer County, Ohio, subject to all easements and restrictions of record imposed thereon and as set forth in Miscellaneous Volume 5, Page 335, in the Recorder's Office of Mercer County, Ohio, and the zoning ordinances of the Village of Coldwater, Ohio.

TRACT 2:

Being Fifteen (15) feet of uniform width off the entire East side of Lot Number 1221 in the Oakwood First Addition to the Village of Coldwater, Ohio, as same is set forth on the recorded plat thereof in Plat Cabinet 1, Page 1, in the Recorder's Office of Mercer County, Ohio, subject to all easements and restrictions of record imposed thereon and the zoning ordinances of the Village of Coldwater, Ohio.

Tax Parcel Numbers: 05-142400.0000 and 05-162900.0100

Tax Map #: 8-28-306-022 / -006

LAST TRANSFER: Official Record Volume 94, Page 319 of the Mercer County Deed Records.

Taxes shall be pro-rated to the date of closing.

and all the **ESTATE, RIGHT, TITLE AND INTEREST** of the said Grantors in and to the said premises; **TO HAVE AND TO HOLD** the same, with all the privileges and appurtenances thereunto belonging, to said Grantees, their heirs and assigns forever.

And the said LINDA CAMPBELL, KATHLEEN HOYNG, AND DAVID GEISE do hereby **COVENANT AND WARRANT** that the title so conveyed is **CLEAR, FREE AND UNENCUMBERED**, and that they will **DEFEND** the same against all lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, The said LINDA CAMPBELL and JOHN CAMPBELL, husband and wife, KATHLEEN HOYNG and TIMOTHY HOYNG, husband and wife, and DAVID GEISE and CYNTHIA GEISE, husband and wife, hereby release their right and expectancy of dower in said

~~Exemption paragraph, conveyance Fee \$400~~

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

0413 2-24-06
Deputy Aud. Date

- 1 -

SUFFICIENT
FOR TAX MAPPING PURPOSES

FEB 24 2006

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

FEB 24 2006

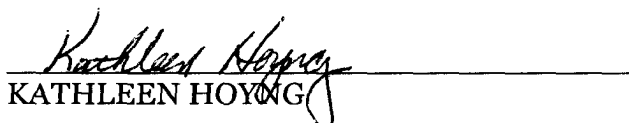
MARK GIESIGE
COUNTY AUDITOR
MERCER COUNTY, OH

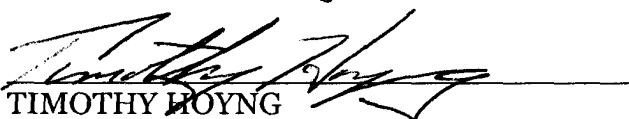
premises and have hereunto set their hands, this 20th day of February, 2006.

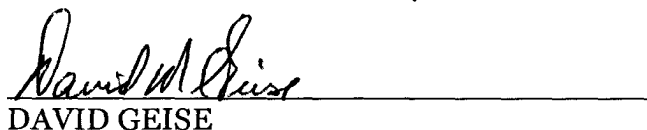
Signed and acknowledged:

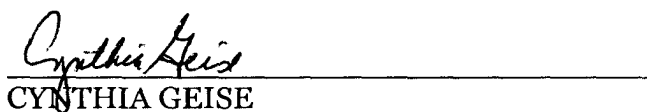

LINDA CAMPBELL


JOHN CAMPBELL


KATHLEEN HOYNG


TIMOTHY HOYNG


DAVID GEISE


CYNTHIA GEISE

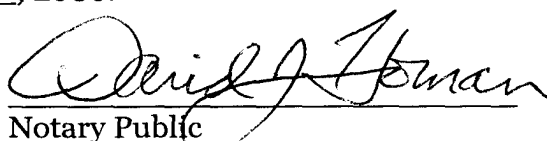
STATE OF OHIO
COUNTY OF MERCER SS.

BE IT REMEMBERED, THAT on the 20th day of February, 2006, before me, the subscriber, a notary public in and for said state, personally came **LINDA CAMPBELL and JOHN CAMPBELL**, her husband, **KATHLEEN HOYNG and TIMOTHY HOYNG**, her husband, and **DAVID GEISE and CYNTHIA GEISE**, his wife, the Grantors in the foregoing Deed, and acknowledged the signing thereof to be their voluntary act, for the uses and purposes therein mentioned.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Coldwater, Ohio, the 20th day of February, 2006.



DAVID J. HOMAN
Notary Public, State of Ohio
My Comm. Expires Oct. 30, 2010


Notary Public

Instrument Prepared By:

Paul E. Howell, Attorney at Law, 105 W. Main St., P.O. Box 159, Coldwater, Ohio 45828-0159, (419) 678-7111