

# WARRANTY DEED

## KNOW ALL MEN BY THESE PRESENTS

**That BENANZER CUSTOM HOMES, INC.,** of Darke County, State of Ohio, for valuable consideration paid, grants with general warranty covenants, to **DAVID J. EVERS and KELLY J. KAFFENBERGER - EVERS, husband and wife, for their joint lives, the remainder to the survivor of them,** whose tax mailing address is 967 Sharpsburg Road, Ft. Recovery, OH 45846, the following property:

Situated in the Village of Ft. Recovery, County of Mercer and State of Ohio, to wit:

Being Lot Number Sixty-six (66) in Indian Heights Subdivision Phase IV, as same is set forth on the recorded plat thereof in Plat Cabinet 1, Pages 382-383, 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 Ft. Recovery, Ohio.

Tax Parcel # 17-010120.0266

Tax Map # 13-16-278-0<sup>20</sup>~~5~~

Prior Instrument Reference: Volume 206, Page 2020, of the Deed Records in the office of the Mercer County Recorder's Office.

Executed this 3 day of May, 2006.

**BENANZER CUSTOM HOMES, INC.**

DESCRIPTION  
SUFFICIENT  
FOR TAX MAPPING PURPOSES

**MAY 23 2006**

MERCER COUNTY  
TAX MAP DEPARTMENT

  
By: **Jason Benanzer, President**

  
By: **Gwendolyn Gibson, Secretary**

STATE OF OHIO :  
:SS  
COUNTY OF DARKE :

Before me, a Notary Public in and for said County and State, personally appeared the above named **JASON BENANZER, President, and GWENDOLYN GIBSON, Secretary of Benanzer Custom Homes, Inc.**, who acknowledged that they did sign the foregoing instrument and that the same is their free act and deed and the free act and deed of the corporation, and certifies that they have the authority to act on behalf of the corporation.

In Testimony Whereof, I have hereunto set my hand and official seal, at Greenville, Ohio, this 3 day of May A.D. 2006.

Exemption paragraph, conveyance Fee 643.30  
The Grantor and Grantee of this deed have complied with the provisions of R. C. Sec. 319, 202 Mark Giesige Mercer County Auditor

Michelle Benanzer  
NOTARY PUBLIC

SEAL

5-24-06  
Deputy Auditor Date

Michelle Benanzer  
Notary Public - State of Ohio  
My Commission Expires Nov. 12, 2008

**TRANSFERRED**

MAY 24 2006

MARK GIESIGE  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

**WITHOUT BENEFIT OF TITLE EXAMINATION**

This instrument prepared by: Raymond M. Donadio, Jr., Attorney at Law,  
Donadio & Wagner, Ltd.  
1400 N. Broadway, Greenville, Ohio 45331

realestate/Benanzer-Evers Deed..ele