

OHIO WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT **Klosterman Development Corp.**, a corporation incorporated under the laws of the State of Ohio, the Grantor, for the consideration of One (\$1.00) Dollar and other good and valuable consideration, received to its full satisfaction of the Grantee,

**FryWise, Inc.  
6669 Bruce Road  
Celina, OH 45822**

does GIVE, GRANT, BARGAIN, SELL AND CONVEY unto the said Grantee, its successors and assigns, the following described premises:

Situated in the West fractional half of the Northeast Quarter of Section 20, T-6-S, R-3-E, Township of Franklin, County of Mercer and State of Ohio, to-wit:

Being Lot Number Seven (7) of LAKEVISTA SUBDIVISION - Phase I, as the same appears upon the recorded plat thereof in Plat Cabinet 1, Pages 377-378, Mercer County, Ohio Recorder's Office, subject to all easements, conditions, restrictions and rights of way of record.

PARCEL NO. 09-024950.0000

Tax Map No. 09-20-251-024

All real estate taxes and assessments shall be prorated to day of closing.

Last transfer of record appears in Volume 322, Page 176, Mercer County Recorder's Deed Records.

DESCRIPTION  
SUFFICIENT  
FOR TAX MAPPING PURPOSES

NOV 06 2006

MERCER COUNTY  
TAX MAP DEPARTMENT

TO HAVE AND TO HOLD the above granted and bargained premises, with the appurtenances thereunto belonging, unto the said Grantee, its successors and assigns forever.

And the said Grantor, does for itself and its successors and assigns, covenant with said Grantee, its successors and assigns, that at and until the ensealing of these presents, it is well seized of the above described premises, as a good and indefeasible estate in FEE SIMPLE and has good right to bargain and sell the same in the manner and form as above written, and that the same are free and clear from all encumbrances whatsoever.

And that it will WARRANT AND DEFEND said premises, with the appurtenances thereunto belonging, to the said Grantee, its successors and assigns, forever, against all lawful claims and demands whatsoever.

IN WITNESS WHEREOF, said corporation sets its hand and corporate seal, by Steven R. Klosterman, its President, this 31<sup>ST</sup> day of October, 2006.

KLOSTERMAN DEVELOPMENT CORP.

by: Steven R. Klosterman  
Steven R. Klosterman, its President

STATE OF OHIO, COUNTY OF MERCER, ss:

Before me , a Notary Public in and for said County and State, personally appeared the above named Klosterman Development Corp., by Steven R. Klosterman, its President, who acknowledged that he did sign the foregoing instrument and that the same is his free act and deed and the free act and deed of said corporation.

IN TESTIMONY WHEREOF, I have hereto set my hand and official seal at Celina, Ohio, this 31 day of October, 2006.

Kevin G. Niekamp  
Notary Public



KEVIN G. NIEKAMP  
In and for the State of Ohio  
Commission Expires, December 19, 2006

This instrument prepared by:  
Meikle, Tesno & Luth, Attys.  
100 N. Main St., Celina, OH 45822,  
without the benefit of a title search.

**TRANSFERRED**

NOV 06 2006

MARK GIESIGE  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee 437<sup>50</sup>  
The Grantor and Grantee of this deed have  
complied with the provisions of R. C. Sec.  
319, 202 Mark Giesige Mercer  
County Auditor.  
KP 11-6-06  
Deputy Aud. Date