

Know All Men by These Presents:
(General Warranty Deed)

THAT Daniel Jutte and Grace Jutte, husband and wife, of Mercer County, Ohio
for valuable consideration paid, *Grant With General Warranty Covenants To*
Patrick A. Moeller, Jr. and Kerri M. Moeller, husband and wife,
for their joint lives, remainder to the survivor of them,
whose tax-mailing address is 542 Commercial Drive, St. Henry, Ohio 45883

the following described real estate:

Being part of Lot Number 25 of Northview Estate Second Addition as recorded in Plat Cabinet 1, Page 304 of the Mercer County Recorders Office, located in the southeast quarter of Section 16, T-7-S, R-2-E, Village of St. Henry, Granville Township, Mercer County, Ohio and bounded and described as follows:

Beginning at an iron pin marking the northwest corner of Lot Number 25 of Northview Estates Second Addition for THE TRUE POINT OF BEGINNING; thence North 81°21'03" East along the north line of said lot a distance of one hundred twenty-six and sixty-six hundredths feet (126.66') to an iron pin marking the Northeast corner of said lot; thence South 09°51'50" East along the west right-of-way line of Cedar Drive a distance of forty-two and seventy-three hundredths feet (42.73') to an iron pin; thence South 71°30'57" West a distance of one hundred forty-two and ninety-two hundredths feet (142.92') to an iron pin; thence North 02°31'11" East along the west line of said lot a distance of sixty-eight and forty-three hundredths feet (68.43') to THE TRUE POINT OF BEGINNING, containing 0.167 acres of land.

Said tract being subject to all highways and any other easements or restrictions of record.

Description based on a survey made by Eric C. Thomas, Registered Surveyor No. 7236, on April 16, 2008 and is on file with the Mercer County Tax Map Department.


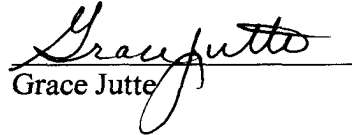
Deed Reference: Volume 310, Page 696, Mercer County Deed Records.

<i>Parent:</i>	<i>Add To:</i>
Tax ID #23-001312.0139	<i>Tax ID# 23-001312.0131</i>
Tax Map #11-16-478-034	<i>Tax Map# 11-16-478-003</i>

Real estate taxes and assessments shall be prorated to the date of closing.

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 Grantees, **Patrick A. Moeller, Jr. and Kerri M. Moeller,** their heirs and assigns forever. And the said Grantors, **Daniel Jutte and Grace Jutte, husband and wife,** 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 **Daniel Jutte and Grace Jutte, husband and wife,** who hereby release all their right and expectancy of dower in said premises, have hereunto set their hands this 13th day of ~~June~~ *Feb*, 2009.

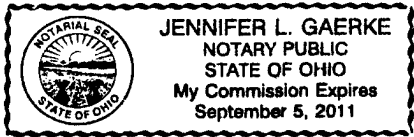

Daniel Jutte

Grace Jutte

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES
FEB 19 2009
MERCER COUNTY
TAX MAP DEPARTMENT

STATE OF OHIO, COUNTY OF MERCER, SS:

BE IT REMEMBERED, that on this 13th day of ~~June, 2008~~ ^{Feb 2009}, before me, the subscriber, a notary public in and for said State, personally came **Daniel Jutte and Grace Jutte, husband and wife**, the Grantors in the foregoing deed, and acknowledged the signing thereof to be their voluntary act and deed.

IN TESTIMONY THEREOF, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.



Jennifer L. Gaerke
Notary Public

TRANSFERRED

FEB 19 2009

MARK GIESIGE
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee 20.00
The Grantor and Grantee of this deed have
complied with the provisions of R. C. Sec.
319. 202 Mark Giesige Mercer
County Auditor
Mark Giesige 2/19/09
Deputy Aud. Date