

TRANSFERRED

MAY 27 2016

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

SURVEY REQUIRED
NEXT TRANSFER

MAY 27 2016

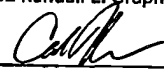
MERCER COUNTY
TAX MAP DEPARTMENT

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

MAY 27 2016

MERCER COUNTY
TAX MAP DEPARTMENT

~~Exemption paragraph~~, conveyance Fee 470.75
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec 319,
202 Randall E. Grapner Mercer County Auditor.

 5/27/16
Deputy Aud. Date

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that **Onnalee L. Bickel, an unmarried person**, the Grantor herein, for valuable consideration paid, grants with general warranty covenants to **Jamie M. Niekamp and Nathan J. Fortkamp**, whose tax mailing address is 804 Sharpsburg Road, Fort Recovery, Ohio 45846, the following described real property:

Situated in the Village of Fort Recovery, Gibson Township side, County of Mercer and State of Ohio, to-wit:

Beginning at intersection of the West right-of-way line of the Ft. Recovery and Jacksonville Road (Sharpsburg Road) and the South line of Lot Number Two (2), which is located in Section Sixteen (16), Town Fifteen (15), Range One (1) East, in the Village of Ft. Recovery; thence West One Hundred Thirty-four (134) feet; thence North One Hundred Nine (109) feet to the West right-of-way line of the Ft. Recovery and Jacksonville Road (Sharpsburg Road); thence in a Southeasterly direction along the West right-of-way line of said Ft. Recovery and Jacksonville Road (Sharpsburg) to the place of beginning.

ALSO, beginning at a point that is One Hundred Thirty-four (134) feet West of the intersection of the West right-of-way line of the Ft. Recovery-Jacksonville Road (Sharpsburg Road) and the South line of Lot Number Two (2), which is located in Section Sixteen (16), Town Fifteen (15) North, Range One (1) East, in the Village of Ft. Recovery, Ohio, and on the South line of Lot Number Two (2); thence West One Hundred Forty-three (143) feet to an iron pipe; thence North Ninety-one (91) feet to an iron pipe; thence Northeasterly a direction of One Hundred Thirty-eight (138) feet to the center of the Sharpsburg Road; thence in a Southeasterly direction along the center of the road a distance of One Hundred Twenty-three (123) feet to a point; thence South One Hundred Thirty-eight (138) feet to the place of beginning.

Prior Instrument Reference: Deed Volume 311, Page 603
Official Record Volume 188, Page 2363
Tax Parcel Numbers: 17-008700.0000 and 17-010180.0000
Tax Map Numbers: 13-16-252-003 and 13-16-252-004

The Grantor and Grantee herein agree that the real estate taxes and assessments shall be prorated to the date of closing.

Onnalee L. Bickel, by Janice Fiely, her attorney in fact, (Instrument No. 201600001577), has set her hand on the day and year set forth in the acknowledgment below.

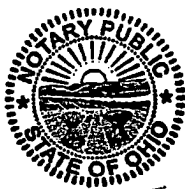
ONNALEE L. BICKEL

By: *Janice Fiely, P.D.A.*
Janice Fiely,
her attorney in fact

STATE OF OHIO, COUNTY OF MERCER, ss:

Before me a Notary Public in and for said State, personally appeared **Janice Fiely, attorney-in-fact for Onnalee L. Bickel, an unmarried person**, who acknowledged that she did sign the foregoing instrument and that the same is her free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal on this 27 day of May, 2016.



JOSEPH M. FALLER
Notary Public, State of Ohio
My Comm. Expires June 7, 2017

Joseph M. Faller
Notary Public, State of Ohio

This instrument prepared by:

PURDY, LAMMERS & SCHIAVONE, ATTYS. (TDL/dg)
113 East Market Street, P.O. Box 404
Celina, OH 45822