

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

JUN 09 2016

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

JUN 09 2016

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

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

KS *6/9/2016*
Deputy Aud. Date

Know All Men by These Presents:

(General Warranty Deed)

THAT Marilyn Braun, unmarried, of Mercer County, Ohio

for valuable consideration paid, *Grants With General Warranty Covenants To*

MTAE, LLC, an Ohio Limited Liability Company,
its successors and assigns,
whose tax mailing address is 10633 Conover Road, Versailles, Ohio 45380

the following described real estate:

Situated in the Village of Coldwater, County of Mercer, and State of Ohio, to-wit:

Being Unit 415 in Nature's Villa Condominium Section Ten (10) as same is set forth on the recorded plat thereof as Instrument #201600000335 and subject to the Declaration and Bylaws of Condominium Ownership set forth in Official Records Volume 19, Pages 163-219, in the Recorders Office of Mercer County, Ohio, as amended, including the amendment recorded as Instrument #201600000334.

Deed Reference: Instrument #201600000626, Mercer County Recorder's Office.

Tax ID #05-022500.0106

Tax Map #08-34-153-036

Grantee shall pay the real estate taxes and assessments due and payable in July, 2016 and thereafter.

And all the *Estate, Right, Title and Interest* of the said Grantor in and to said premises; *To have and to hold* the same, with all the privileges and appurtenances thereunto belonging, to said Grantee, MTAE, LLC, its successors and assigns forever. And the said Grantor, **Marilyn Braun**, does hereby *Covenant and Warrant* that the title so conveyed is *Clear, Free and Unencumbered*, and that she will *Defend* the same against all lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said **Marilyn Braun, unmarried**, who hereby releases all her right and expectancy of dower in the premises, has hereunto set her hand on this 8th day of June, 2016.

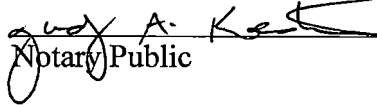
Marilyn Braun
Marilyn Braun

STATE OF OHIO, COUNTY OF MERCER, SS:

BE IT REMEMBERED, that on this 8th day of June, 2016, before me, the subscriber, a notary public in and for said state, personally came **Marilyn Braun, unmarried**, the Grantor in the foregoing deed, and acknowledged the signing thereof to be her 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.




Notary Public

JUDY A. KOESTERS, Atty. At Law
NOTARY PUBLIC, STATE OF OHIO
My Commission Has No Expiration Date
Section 147.03 O.R.C.