

TRANSFERRED

DEC 29 2016

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

DEC 29 2016

MERCER COUNTY
TAX MAP DEPARTMENT

DEED OF FIDUCIARY

Statutory Form
(R.C. Sec. 5302.09)

Exemption paragraph, conveyance Fee 638⁸⁰
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec 319,
202 Randall E. Grapner Mercer County Auditor.

KP 12-29-16
Deputy Aud. Date

KNOW ALL MEN BY THESE PRESENTS:

THAT RONALD L. KOHNEN and TIMOTHY C. KOHNEN, Co-Executors of the Estate of Norbert Kohnen aka Norbert J. Kohnen, Deceased, by the power conferred by the ITEM FOURTH of the Last Will and Testament of Norbert Kohnen and every other power for One (\$1.00) Dollar and other good and valuable considerations paid, grants with fiduciary covenants to

JERRY L. MARBAUGH, Trustee of the Jerry L. Marbaugh Revocable Trust Dated December 17, 2009

whose **TAX MAILING ADDRESS** is 5261 Montezuma Acres Drive, Celina, Ohio 45822,
the following real property:

Situated in the **TOWNSHIP** of **FRANKLIN**, **COUNTY** of **MERCER**, and **STATE** of **OHIO**:

Being Lots Numbered Thirteen (13) and Fourteen (14) in **Montezuma Acres West Subdivision** as the same are shown on the recorded plat thereof in Plat Cabinet 1, Page 83, and subject to the **Covenants and Restrictions** as set forth in Miscellaneous Volume 8, Pages 173 through 176, and the **Declaration of Covenants, Conditions and Restrictions** set forth in Miscellaneous Volume 8, Pages 182 through 189, all of said records being in the Mercer County Recorder's Office, and further subject to all other conditions, restrictions, and reservations of record.

TAX PARCEL NUMBER 09-005400.1300 (Lot 13) (5259 Montezuma Acres Drive)

TAX MAP NUMBER 09-19-401-006 (Lot 13)

TAX PARCEL NUMBER 09-005400.1400 (Lot 14) (5261 Montezuma Acres Drive)

TAX MAP NUMBER 09-19-401-007 (Lot 14)

PRIOR INSTRUMENT REFERENCES: Deed Volume 310, Page 37, and Deed Volume 310, Page 136, and Instrument Number 201600001009, Mercer County, Ohio, Recorder's Records.

Grantors and Grantee hereby agree that all real estate taxes and assessment shall be prorated to the date of closing.

ALSO: Dock Number 4, It's It Channel, being Slip Number MACRE04

Dated: December 29, 2016

**ESTATE OF NORBERT KOHNEN,
Deceased**

By: Ronald L. Kohnen
RONALD L. KOHNEN, CO-EXECUTOR

By: Timothy C. Kohnen
TIMOTHY C. KOHNEN, CO-EXECUTOR

THE STATE OF OHIO, COUNTY OF MERCER:

BE IT REMEMBERED that on this 29th day of December, 2016, before me, the subscriber, a Notary Public in and for said County and State, personally appeared the above-named **RONALD L. KOHNEN and TIMOTHY C. KOHNEN, Co-Executors of the Estate of Norbert Kohnen aka Norbert J. Kohnen, Deceased**, and acknowledged the signing of the foregoing instrument to be their voluntary act and deed in the capacity described therein for the uses and purposes therein mentioned.

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



Margie Ann Schwartz
Notary Public - State Of Ohio
My Commission Expires:
September 5, 2021
Recorded in Mercer County

Margie Ann Schwartz
Notary Public for State of Ohio
My Commission expires: