

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

DEC 30 2016

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

DEC 30 2016

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance fee \$542.20
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec 319,
202 Randall E. Grapner Mercer County Auditor.

[Signature] 12/30/16
Deputy Aud. Date

OHIO JOINT AND SURVIVORSHIP DEED

That the Grantor, **Stephen J. Kaup**, a married man, for valuable valuable consideration paid, grants, with general warranty covenants, to the Grantees, **Ryan D. Lefeld and Mary K. Sowder, for their joint lives, remainder to the survivor of them**, whose tax mailing address is 412 E. Walnut St., Coldwater, OH 45828, the following described real property:

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

Being the East One-half of the East One-half of Out Lot Number Ten (10) of the incorporated Village of Coldwater, Ohio, as the same is shown on the recorded plat of said Village.

Excepting therefrom a strip forty-nine (49) feet and six (6) inches along the South part thereof which was dedicated to the Village of Coldwater, Ohio, for street purposes, namely Walnut Street.

Subject to all easements, conditions, restrictions and rights of way of record.

PARCEL NO. 05-023700.0000

TAX MAP NO. 08-34-109-021

Last transfer of record appears at Volume 115, Page 1085, of the Mercer County Recorder's Official Records.

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

The Grantor, Stephen J. Kaup, and his spouse, Leah C. Kaup, release all rights of dower herein.

Witness our hands this 23rd day of December, 2016.

[Signature]
Stephen J. Kaup

[Signature]
Leah C. Kaup

STATE OF OHIO, COUNTY OF MERCER, ss:

Before me, a Notary Public in and for said County and State, personally appeared the above named Stephen J. Kaup and Leah C. Kaup, Husband and Wife, who acknowledged that they did sign the foregoing instrument and that the same is their free act and deed.

IN TESTIMONY WHEREOF, I have hereto set my hand and official seal at Coldwater, Ohio, this 23rd day of December, 2016.

Brad Brookhart
Notary Public

This instrument prepared by:
Meikle, Tesno & Luth, Attys.
100 N. Main St., Celina, OH 45822



BRAD BROOKHART
Notary Public, State of Ohio
My Commission Expires Sept. 29, 2018