

DESCRIPTION  
SUFFICIENT  
FOR TAX MAPPING PURPOSES

AUG 11 2017

MERCER COUNTY  
TAX MAP DEPARTMENT

TRANSFERRED

AUG 11 2017

RANDALL E. GRAPNER  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee <sup>\$</sup> 696.50  
The Grantor and Grantee of this deed have  
complied with the provisions of R.C. Sec 319,  
202 Randall E. Grapner Mercer County Auditor.

Deputy Aud. Date

8/11/17

Ohio Warranty Deed

## KNOW ALL MEN BY THESE PRESENTS

*THAT KEVIN M. FULLENKAMP AND ASHLEY P. FULLENKAMP, his Wife, the  
GRANTORS, in consideration of One and No/100 (\$1.00) Dollar and Other Valuable  
Considerations to them paid by TOBY J. METZGER AND CHELSEA R. METZGER,  
Husband and Wife, for their joint lives, the remainder to the survivor of them, the  
GRANTEES, whose address is 1650 Union City Road, Fort Recovery, Ohio, 45846, the  
receipt whereof is hereby acknowledged, do hereby **Grant, Bargain, Sell and Convey** to  
the said TOBY J. METZGER AND CHELSEA R. METZGER, Husband and Wife, for their  
joint lives, the remainder to the survivor of them, the GRANTEES, the following described  
Real Estate situate in the Township of Gibson, County of Mercer, and State of Ohio, to-  
wit:*

*Commencing at a point in the center of the Hillgrove Pike,  
said point being located Twelve Hundred Eleven (1211) feet  
East and Two Hundred Forty-six (246) feet North 19° East on  
the centerline of said Pike of the Southwest corner of the  
Northwest Quarter (1/4) of the Southwest Quarter (1/4) of  
Section Sixteen(16), Town Fifteen(15) North, Range One (1)  
East, Gibson Township, Mercer County, Ohio; thence East  
on an established line One Hundred Fifty (150) feet; thence  
North 19° East, One Hundred Sixteen (116) feet; thence West  
One Hundred Fifty (150) feet to the centerline of said pike;  
thence South 19° West on the centerline of said Pike, One  
Hundred Sixteen (116) feet to the place of beginning,  
containing Thirty-eight Hundredths (0.38) of an acre of land,  
more or less.*

Parcel No: 16-014400.0000 (.38 ACRES)

Tax Map #13-16-300-010

Property Address: 1650 Union City Road, Fort Recovery, Ohio 45846

Last Transfer: Instrument Number 201200002316 Official Records, Recorder's Office of  
Mercer County, Ohio

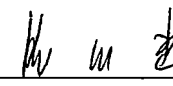

and all the *Estate, Title and Interest* of said GRANTORS in and to the said premises; To have and to hold the same, with all the privileges and appurtenances thereunto belonging, to said GRANTEES, forever.

And the said GRANTORS do hereby **Covenant** and Warrant that the title so conveyed is **Clear, Free and Unincumbered; and Further**, that they will **Defend** the same against all lawful claims of all persons whomsoever. All taxes and assessments shall be prorated to the date of closing.

IN WITNESS WHEREOF, the said KEVIN M. FULLENKAMP AND ASHLEY P. FULLENKAMP, his Wife, the GRANTORS, who hereby release all their right and expectancy of **Dower** in the said premises, have hereunto set their hands this 11 day of August, in the year of our Lord two thousand seventeen.



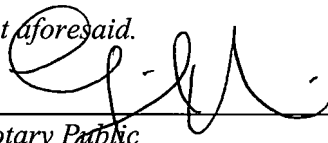
ELIJAH ZAMUDIO  
Notary Public, State of Ohio  
My Commission Expires  
October 1, 2019

  
\_\_\_\_\_  
KEVIN M. FULLENKAMP  
  
\_\_\_\_\_  
ASHLEY P. FULLENKAMP

STATE OF OHIO, COUNTY OF Morces, ss:

Be it Remembered, That on this 11<sup>th</sup> day of August, in the year of our Lord two thousand seventeen, before me, a subscriber, a Notary Public in and for said county, personally came KEVIN M. FULLENKAMP AND ASHLEY P. FULLENKAMP, his Wife, the Grantors in the foregoing Deed, and acknowledged the signing thereof to be their voluntary act and deed.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my Official Seal on the day and year last aforesaid.

  
\_\_\_\_\_  
Notary Public

No examination of the records pertaining to the title to this Real Estate was done, for none was requested by either Grantors or Grantees.

This Instrument Prepared By: Shaun A. Putman, Attorney at Law  
**PUTMAN LAW OFFICES, LLC**  
111 East Main Street, Suite 105  
Van Wert, Ohio 45891  
Telephone: 419-238-2200