Instrument #201700005285 Recorded: 11/13/2017 10:34 AM 2 Pages, DEED
Total Fees: $28.00 Angela N. King, Recorder, Mercer County, OH Dropped off by: SUPERIOR / LYNN

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

NOV 13 2017

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

NOV 13 2017

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

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

11/13/17
~~Deputy Aud. Date~~

OHIO WARRANTY DEED

Know All Persons By These Presents

That, Dustin W. Ahrens, a married man, for valuable consideration paid, grants with general warranty covenants, to

Mitchell R. Giere

whose **TAX MAILING ADDRESS** is 600 North Mill Street, Coldwater, Ohio 45828, the following real property:

Situated in the **VILLAGE** of **COLDWATER**, **COUNTY** of **MERCER**, and **STATE** of **OHIO**:

Being Lot Number Six Hundred Fifty-eight (658) in Selhorst Third Addition, as shown on the recorded plat of said Village.

Tax Parcel I.D. #05-104600.0000 / Tax Map #08-28-427-020

Grantor and Grantee hereby acknowledge and agree that all real estate taxes and special assessments shall be prorated to the date of closing.

Prior Instrument Reference: Instrument #200900002498, Mercer County Recorder's Records.

And for valuable consideration **Dustin W. Ahrens, a married man, and Ashley R. Ahrens, his wife,** do hereby remise and release unto the said Grantee, his heirs and assigns, all their right and expectancy of DOWER in the above described premises.

Dated: 11/10/17

Dustin W. Ahrens

Ashley R. Ahrens

STATE OF OHIO - COUNTY OF MERCER - ss:

Before me, as **Notary Public** in and for said County and State, personally appeared the above-named **Dustin W. Ahrens, a married man, and Ashley R. Ahrens, his 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 hereunto set my hand and official seal at Coldwater, **Mercer County, Ohio**, this 10th day of November, A.D. 2017.

NOTARIAL SEAL STATE OF OHIO

ANITA J LINDEMAN
Notary Public, State of Ohio
My Commission Expires
July 6, 2018

Notary Public for Ohio
My Commission:

This instrument prepared by: KNAPKE LAW OFFICE, LLC, 115 N. Walnut St., Celina, OH 45822
At Request of Bruns Realty Group, 127 W. Sycamore St., Suite #5, Coldwater, OH 45828