

TRANSFERRED

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

JUN 27 2018

MERCER COUNTY
TAX MAP DEPARTMENT

JUN 27 2018

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee **553⁰⁰**
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 6-27-18
Deputy Aud. Date

JOINT AND SURVIVORSHIP DEED

KNOW ALL MEN BY THESE PRESENTS, that CATHERINE A. FRAZIER, Unmarried, the Grantor, for valuable consideration PAID, GRANTS, with general warranty covenants, to GARY F. KOESTERS AND MARY JANE KOESTERS, The Grantees, for their joint lives, remainder to the survivor of them, whose tax mailing address will be 5271 South Pointe Blvd., Celina OH 45822, the following real property, to wit:

SITUATE IN THE TOWNSHIP OF FRANKLIN, COUNTY OF MERCER, AND STATE OF OHIO, to-wit:

Lot No. Seven (7) of SOUTH POINT SUBDIVISION FIRST ADDITION, as shown on the recorded plat thereof as recorded in Plat Cabinet 1, Pages 261-262, subject to all easements, conditions and restrictions of record. And also subject to the Declaration of Covenants, Conditions, and Restrictions and Reservations of Easements as recorded in Official Records Volume 15, Page 1013-1029, Mercer County Recorder's Office.

KNOWN AS: 5271 South Pointe Blvd., Celina OH 45822
Parcel #09-033000.0700 MAP # 09-20-282-609
Prior Instrument 2017 0000 2583

AND, CATHERINE A. FRAZIER, the Grantor, who hereby releases all right and expectancy of dower herein, has set her hand this 15 day of May, 2018.

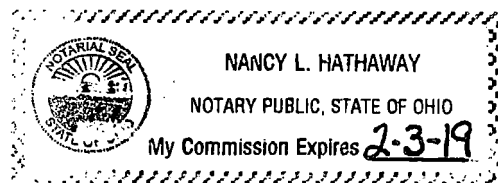
X Catherine A. Frazier
CATHERINE A. FRAZIER

STATE OF OHIO, COUNTY OF MERCER, SS:

BE IT REMEMBERED that on this 15 day of May, 2018, before me, a notary public in and for said county and state, personally came CATHERINE A. FRAZIER, Unmarried, the Grantor in the foregoing deed and acknowledged the signing thereof to be her voluntary act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal on the year and day last aforesaid.

X Nancy L. Hathaway
NOTARY PUBLIC, STATE OF Ohio
COMMISSION EXPIRES: 2-3-19



THIS INSTRUMENT PREPARED BY:
Kenneth E. Hitchen, Attorney at Law
510 W. South St.
St. Marys OH 45885