

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

AUG 2 8 2018

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

AUG 2 8 2018

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee 304.50
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec 319,
202 Randall E. Grapner Mercer County Auditor.

KS 8/28/2018
Deputy Aud. Date

Ohio Warranty Deed

KNOW ALL MEN BY THESE PRESENTS

*THAT DEBORAH A. TANGEMAN AND FRANKLIN D. TANGEMAN, Wife and Husband,
the GRANTORS, in consideration of One and No/100 (\$1.00) Dollar and Other Valuable
Considerations to them paid by BARBARA E. BRUGGEMAN, an Unmarried Adult, the
GRANTEE, whose address is 707 W. College St., Coldwater, OH 45828, the receipt
whereof is hereby acknowledged, do hereby **Grant, Bargain, Sell and Convey** to the said
BARBARA E. BRUGGEMAN, an Unmarried Adult, the GRANTEE, the following described
Real Estate situate in the Township of Butler, County of Mercer, and State of Ohio, to-wit:
Village of Coldwater
Being Lot Number Six Hundred Ninety-nine (699) in OPPENHEIM SECOND ADDITION
as shown on the recorded plat of said Village.*

Parcel No.: 05-108700.0000

Map No.: 08-33-204-003

Property Address: 707 W. College St., Coldwater, OH 45828

Last Transfer: Official Record Volume 75, Page 995 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 GRANTEE, 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 DEBORAH A. TANGEMAN AND FRANKLIN
D. TANGEMA, Wife and Husband, the GRANTORS, who hereby release all their right and*

expectancy of **Dower** in the said premises, have hereunto set their hands this 27 day of August, in the year of our Lord two thousand and eighteen.

Deborah A. Tangeman
DEBORAH A. TANGEMAN
Franklin D. Tangeman
FRANKLIN D. TANGEMAN

STATE OF OHIO, COUNTY OF Mercer, ss:

Be it Remembered, That on this 27 day of August, in the year of our Lord two thousand and eighteen, before me, a subscriber, a Notary Public in and for said county, personally came DEBORAH A. TANGEMAN AND FRANKLIN D. TANGEMAN, Wife and Husband, 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.



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

Elijah Zamudio
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
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Van Wert, Ohio 45891
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