

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

DEC 17 2018


MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

DEC 17 2018

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee **\$ 427.00**
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec 319,
202 Randall E. Grapner Mercer County Auditor.

 12/17/18
Deputy Aud. Date

**WARRANTY DEED
KNOW ALL MEN BY THESE PRESENTS:**

THAT MARK E. THOBE and TIANNA M. STREBEL, husband and wife, GRANTORS, of Mercer County, Ohio, for valuable consideration do hereby **GRANT, BARGAIN, SELL, AND CONVEY** with general warranty covenants to **CHAD A. WEIGEL**, whose tax mailing address is 613 Fairview Drive, Coldwater, Ohio, 45828 and his heirs, successors, and assigns forever, the following described real estate, situated in the Village of Coldwater, County of Mercer, State of Ohio, and bounded and described as follows:

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

Being Lot Number One Thousand Forty-three (1043) in Restful Acres, Inc. Seventh Addition to the Village of Coldwater, Ohio, as shown on the recorded plat of said Addition in Plat Book 10, Page 43, Recorder's Office, Mercer County, Ohio.

Tax Parcel I.D. #05-145000.0000

Tax Map: #08-27-331-007

AKA: 613 Fairview Drive, Coldwater, OH 45828

LAST TRANSFER: Instrument #201400001533, Official Records of the Mercer County, Ohio Official Records.

Real estate taxes shall be prorated to the date of closing, using the long proration method.

and all the **ESTATE, RIGHT, TITLE AND INTEREST** of the 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, his heirs, successors, and assigns forever.

And the said **MARK E. THOBE and TIANNA M. STREBEL** do hereby **COVENANT AND WARRANT** that the title so conveyed is **CLEAR, FREE AND UNENCUMBERED**, and that they will defend the same against all lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, The said **MARK E. THOBE and TIANNA M. STREBEL**, husband and wife, hereby release their right and expectancy of dower in said premises and have hereunto set their hands this 11th day of December, 2018.

Signed and acknowledged by:

Mark E Thobe
Mark E. Thobe

Tianna M Strebel
Tianna M. Strebel

STATE OF OHIO

COUNTY OF MERCER SS.

BE IT REMEMBERED, THAT on the 11 day of December, 2018, before me, the subscriber, a notary public in and for said state, personally came **MARK E. THOBE and TIANNA M. STREBEL**, the Grantors in the foregoing Deed, and acknowledged the signing thereof to be their voluntary act, for the uses and purposes therein mentioned.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Coldwater, Ohio the 11th day of December, 2018.



SUSAN V. KREMER
Notary Public • State of Ohio
My Commission Expires:
July 18, 2021

Susan V. Kremer
Notary Public

Instrument prepared by: Emily Gast-Schlater HOWELL, GAST-SCHLATER & CO., L.P.A., Attorneys at Law, 397 N. Eastern Ave., P.O. Box 317, St. Henry, Ohio 45883-0317, (419) 678-7111, FAX: (419) 678-7332, E-MAIL: eschlater@howellcolaw.com, REG. NO 0086784.