

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES


JUL 31 2019

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

JUL 31 2019

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

Exemption paragraph, conveyance Fee ^{\$}787.50
The Grantor and Grantee of this deed have
complied with the provisions of R.C. Sec 319,
202 Randall E. Grapner Mercer County Auditor.
 7/31/19
Deputy Aud. Date

Know All Men by These Presents:

(General Warranty Deed)

THAT Larry E. Giere and Kimberly A. Giere, husband and wife, of Mercer County,
Ohio

for valuable consideration paid, *Grant With General Warranty Covenants To*

**Mark R. Steinbrunner and Nicole E. Steinbrunner, husband and wife
their heirs and assigns forever
whose tax mailing address is 4180 Fleetfoot Road, Coldwater, Ohio 45828**

the following described real estate:

Situated in the Township of Butler, County of Mercer and State of Ohio, bounded and
described as follows:

Being Lot No. Four (4) in Kunk's Subdivision, as the same is shown on the recorded
plat thereof in Plat Book 9, Page 34, of the Plat Records of Mercer County, Ohio,
subject to all easements, conditions, limitations, and restrictions imposed thereon.

ALSO, a parcel of land situated in the Northwest Quarter (1/4) of the Southwest Quarter
(1/4) of Section Thirty-five (35), Town Six (6) South, Range Two (2) East, Butler
Township, Mercer County, Ohio, and more particularly described as follows:

Beginning at the Northeast corner of Lot Number Four (4) of Kunk's Subdivision in
Section Thirty-five (35), Butler Township; thence South on and along the East line of
said Lot a distance of One Hundred Twenty (120) feet to the Southeast corner of said
Lot; thence East a distance of Fifty (50) feet; thence North a distance of One Hundred
Twenty (120) feet; thence West a distance of Fifty (50) feet to the place of beginning,
containing Fourteen Hundredths (0.14) of an acre of land, more or less.

Subject to easements, rights of way, restrictions and conditions of record.

Deed Reference: Volume OR44, Page 144, Official Records of Mercer County, Ohio.

Tax ID #03-041800.0000
Tax Map #08-35-300-005

Grantors shall pay the real estate taxes and assessments due and payable in July 2019.
Grantees shall pay the real estate taxes due in February 2020 and thereafter.

And all the *Estate, Right, Title and Interest* of the said Grantors in and to said premises; *To
have and to hold* the same, with all the privileges and appurtenances thereunto belonging, to said
Grantees, **Mark R. Steinbrunner and Nicole E. Steinbrunner**, their heirs and assigns forever.
And the said Grantors, **Larry E. Giere and Kimberly A. Giere**, 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 **Larry E. Giere and Kimberly A. Giere, husband and wife**, who hereby release all their right and expectancy of dower in said premises, has hereunto set their hands on this 26 day of July, 2019.

Larry E. Giere
Larry E. Giere

Kimberly A. Giere
Kimberly A. Giere

STATE OF OHIO, COUNTY OF MERCER, SS:

BE IT REMEMBERED, that on this 26 day of July, 2019, before me, the subscriber, a notary public in and for said State, personally came **Larry E. Giere and Kimberly A. Giere, husband and wife**, the Grantors in the foregoing deed, and acknowledged the signing thereof to be their voluntary act and deed.

IN TESTIMONY THEREOF, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Matthew Selhorst
Notary Public



MATTHEW SELHORST
Notary Public • State of Ohio
My Commission Expires:
March 4, 2024