

DESCRIPTION
SUFFICIENT
FOR TAX MAPPING PURPOSES

NOV 16 2020

MERCER COUNTY
TAX MAP DEPARTMENT

TRANSFERRED

NOV 16 2020

RANDALL E. GRAPNER
COUNTY AUDITOR
MERCER COUNTY, OHIO

~~Exemption paragraph~~, conveyance Fee 350⁰⁰
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 11-16-2020
Deputy Aud. Date

Know All Men by These Presents:

(General Warranty Deed)

THAT GNZ Properties, LLC, an Ohio Limited Liability Company, of Mercer County,
Ohio

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

Bryce A. Bedwell
his heirs and assigns forever,
whose tax mailing address is 6313 Ainsworth Road, Ohio City, Ohio 45874

the following described real estate:

Situated in the Township of Franklin, County of Mercer, and State of Ohio, to-wit:

Being Lot No. Eight (8) in Davis Addition, as is appears in Plat Book 5, Page 28,
Mercer County Record of Plats.

Deed Reference: Instrument #201900004418, Mercer County Recorder's Office

Tax ID #09-034100.0000

Tax Map #09-20-283-010

Real estate taxes and assessments shall be prorated to date of closing.

And all the *Estate, Right, Title and Interest* of the said Grantor in and to said premises; *To have and to hold* the same, with all the privileges and appurtenances thereunto belonging, to said Grantee, **Bryce A. Bedwell**, his heirs and assigns forever. And the said Grantor, **GNZ Properties, LLC, an Ohio Limited Liability Company**, does hereby *Covenant and Warrant* that the title so conveyed is *Clear, Free and Unencumbered*, and that it will *Defend* the same against all lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said **GNZ Properties, LLC, an Ohio Limited Liability Company**, by and through its Members, **Garrett M. Gray and Brooke A. Gray**, has hereunto set his hand on this 3rd day of November, 2020.

GNZ Properties, LLC

Garrett M. Gray
By: Garrett M. Gray, Member

Brooke A. Gray
By: Brooke A. Gray, Member

STATE OF OHIO, COUNTY OF MERCER, SS:

BE IT REMEMBERED, that on this 3rd day of November, 2020, before me, the subscriber, a notary public in and for said State, personally came **GNZ Properties, LLC, an Ohio Limited Liability Company, by and through its Members, Garrett M. Gray and Brooke A. Gray**, the Grantor in the foregoing deed, and acknowledged the signing thereof to be his voluntary act and deed and the authorized act and deed of the Company.

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



JEFFREY D. WOLTERS
Notary Public • State of Ohio
My Commission Expires:
November 22, 2021


Notary Public