

GENERAL WARRANTY DEED

Timothy J. Wollenberg, a married man and William C. Cozad, an unmarried man (Grantor) of Perry County, Ohio, for valuable consideration paid, grants, with general warranty covenants to Paul E. Koonts, Jr., an unmarried man, (Grantee) whose tax mailing address is: c/o J P Morgan Chase Bank, 1400 E. Newport Center Dr., Deerfield Beach, FL 33442, the following described real property situated in the County of Perry, in the State of Ohio and in the City of New Lexington, and bounded and described as follows:

See Attached Exhibit "A":

Parcel Number: 027-002670-0000

Also Known As: 223 East Broadway Street, New Lexington, Ohio 43764

Subject, however, to: (a) taxes and assessments which are not yet due and payable, (b) restrictions and easements, if any, contained of record for said premises, and (c) dedicated streets and highways, subject to all of which this conveyance is made.

Prior Instrument Reference: Official Record Volume 352, Page 2087, Recorder's Office, Perry County, Ohio.

Kristi Wollenberg, husband of grantor releases all dower rights herein.

In witness whereof, the said, grantor(s), has/have set his/her/their hand(s) this 6 Day of March, 2009.

William C. Cozad

Timothy J. Wollenberg

Kristi Wollenberg

State of Ohio
County of Perry ss:

Be it remembered, that on this 6 day of March, 2009, before me, a notary public in and for said state, personally appeared the above named William C. Cozad, an unmarried man and Timothy J. Wollenberg and Kristi Wollenberg, husband and wife, the Grantors in the foregoing deed, and acknowledged the signing thereof to be his/her/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.



CHRIS J. CAW
Notary Public, State of Ohio
My Commission Expires 02-27-2011

Chris J. Caw

This Instrument Prepared by:
CCH Law
8525 Cotter Street
Lewis Center, Ohio 43035

TRANSFERRED
DATE 3-12-09
SEC. 319.54 \$0
SEC. 319.202 COMPLETED
WITH AMT. \$14350
TERESA L. STEVENSON
AUDITOR PERRY CO. OHIO
BY [Signature]

Description Meets Minimum,
Survey Standards. Approval
for transfer is up to the
Auditors Office
3-12-09
Perry County Engineers Ofc.

SITUATED IN THE COUNTY OF PERRY, IN THE STATE OF OHIO, AND IN THE CITY OF NEW LEXINGTON,
AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEING LOT NUMBER 407 IN THE NORTH ADDITION TO SAID CITY OF NEW LEXINGTON AS THE SAME
APPEARS ON THE RECORDED PLAT THEREOF IN THE OFFICE OF THE RECORDER OF SAID COUNTY.
PLAT BOOK 2, PAGE 87.

COMMONLY KNOWN AS: 223 EAST BROADWAY STREET, NEW LEXINGTON, OHIO 43764

PARCEL NUMBER: 027-002670-0000

200900000901
Filed for Record in
PERRY COUNTY, OHIO
BARBARA J. FOX
03-12-2009 At 02:49 pm.
DEED 28.00
OR Book 359 Page 1749 - 1750

200900000901
ELITE LAND TITLE
6343 PRESIDENTIAL GATEWAY
SUITE 120
COLUMBUS OH 43231

(20090244.PFD/20090244/10)

PK