

**TRANSFERRED**

Exemption paragraph, conveyance Fee 98.00  
The Grantor and Grantee of this deed have  
complied with the provisions of R.C. Sec 319,  
202 Randall E. Grapner Mercer County Auditor.  
KS 1/16/2018  
Deputy Asst. Date

DESCRIPTION  
SUFFICIENT  
FOR TAX MAPPING PURPOSES

JAN 16 2018

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RANDALL E. GRAPNER  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

MERCER COUNTY  
TAX MAP DEPARTMENT

**SURVIVORSHIP DEED**

KNOW ALL MEN BY THESE PRESENTS, THAT BARBARA J. ROGERS, unmarried adult, the GRANTOR, of Mercer County, Ohio, in consideration of One Dollar (\$1.00) and other valuable considerations to her in hand paid by MATTHEW T. SUZUKI and TAMI R. SUZUKI, the GRANTEES, whose tax mailing address is 305 W. South Street, Rockford, Ohio 45882, do hereby Grant, Bargain, Sell, and Convey to the said GRANTEES, MATTHEW T. SUZUKI and TAMI R. SUZUKI, for their joint lives, remainder over in fee simple to the survivor of them, the following described real estate, situate in the Township of Dublin, Village of Rockford, County of Mercer and State of Ohio, to-wit:

Being a parcel of land situated in Dublin Township, Mercer County, Ohio, in Section 17 and also being part of Out Lot 27 in the Village of Rockford, Township 4 South, Range 2 East. Being more particularly described as follows :

Beginning at an iron bar found in a monument box at the center of said Section 17-

Thence, North 89°41'21" East, along the centerline of West Market Street, a distance of 8.91 feet to a Mag nail set-

Thence, North 01°14'17" East, a distance of 288.47 feet to a 5/8 inch iron bar set -

Thence, North 87°15'21" West, a distance of 106.26 feet to a 5/8 inch iron bar found -

Thence, South 01°14'17" West, a distance of 291.34 feet to a Mag nail found -

Thence, South 88°39'50" East, along the south line of the northwest quarter of said Section 17 and the centerline of Rockford West Road, a distance of 97.32 feet to the place of beginning.

Containing 0.707 acre of land more or less of which 0.648 acre lie outside the Village of Rockford.

Subject to all easements and right-of-way of record.

Reference is made to a survey of this area by James W. Geeslin, Professional Surveyor 7764, dated April 22, 2017. On file in the County Engineer's Office.

Parent Parcel No  
08-058300.0500 and 08-058300.0000

Permanent Parcel No.  
08-058300.0500

Parent Map No.  
02-17-100-013 and 02-17-257-001

Permanent Map No.  
02-17-257-013

Prior Transfer: Instrument #201600005566 and Instrument #201400001735

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 GRANTEES, for their joint lives, remainder over in fee simple to the survivor of them.

And the said GRANTOR, BARBARA J. ROGERS, does hereby covenant and warrant that the title so conveyed is clear, free, and unincumbered, and that she will defend the same against all lawful claims of all persons whomsoever.

Grantors release all rights of dower therein, if any.

WITNESS my hand this 11<sup>th</sup> day of January, 2018.

Barbara J Rogers  
BARBARA J. ROGERS

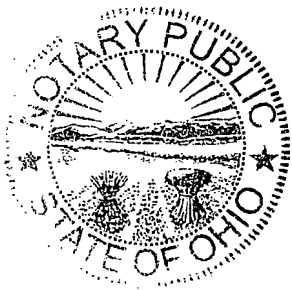
STATE OF OHIO:  
COUNTY OF Mercer : SS:

On this 11 day of January, A.D., 2018, before me a Notary Public in and for said County, personally came BARBARA J. ROGERS, the GRANTOR in the foregoing deed, and acknowledged the signing thereof to be her voluntary act and deed.

WITNESS my official signature and seal on the day last above mentioned.

Gaylene S Deitsch  
-Notary Public

**GAYLENE S DEITSCH**  
Notary Public  
State of Ohio  
Commission Exp. 04/01/2022



This instrument prepared by:  
Attorney Charles F. Koch  
KOCH LAW OFFICES  
106 West Main Street  
Van Wert, Ohio, 45891