

Melvin & Grace  
STEVELEY  
OR Vol. 250, Page 388

C. & L.  
RAYBURN  
Vol. 248, Page 368

## SCHWARTZ SURVEY

PART OF THE S.W. 1/4 OF SECTION 1,  
TOWN-5-SOUTH, RANGE-6-EAST,  
DUCHOUQUET TOWNSHIP,  
AUGLAIZE COUNTY, OHIO  
AS EVIDENCED BY O.R. VOL. 478, PG. 580

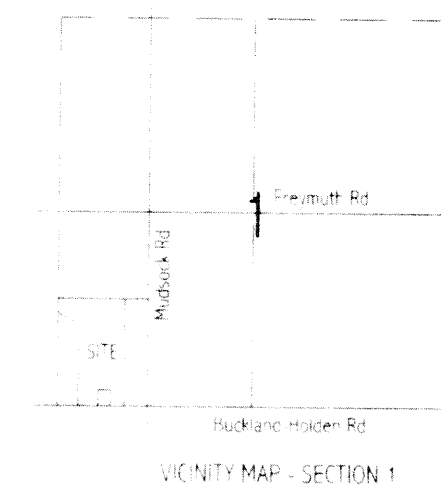
**TRACT ONE**  
**9.890 acres**  
(0.029 acres road right-of-way)

E. Maxine  
GRAHAM  
OR Vol. 136, Page 645

Robert & Cindy  
GARLAND  
OR Vol. 106, Page 25

**TRACT TWO**  
**16.302 acres**  
(0.386 acres road right-of-way)

R & T  
KANTNER  
OR Vol. 487, Page 1354



### Legend

- "A" □ Monument Box (found)
- "B" ○ 5/8" re-rod w/ cap (found)
- "C" ○ 10" diameter concrete post (found)
- "D" • 5/8" re-rod w/ cap (set)
- "E" • "mag" nail (set)

### Survey references

"Rohrbacher Survey" by John Jauert, PS 6920  
dated 4/29/90 (sheet 1 of 5) filed in survey book  
"I" page 125

"Rohrbacher Survey" by John Jauert, PS 6920  
dated 5/1/90 (sheet 1 of 3) filed in survey book  
"I" page 130

Basis of bearings is per the above referenced surveys  
depicting the centerline of Buckland-Holden Road as  
S 89° 54' 24" W.

I hereby certify that this plat is an accurate  
representation of a field survey, performed under my  
direct supervision.

James M. Kent, PS 6792

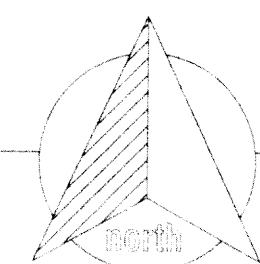
MUDSOCK ROAD

BUCKLAND-HOLDEN ROAD (50' R/W)

SW Corner,  
SW 1/4, Section 1

OR Vol. 43, Page 67

Marie  
CARTER  
OR Vol. 164, Page 857



GRAPHIC SCALE

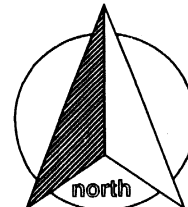


( IN FEET )  
1 inch = 100 ft.

**kent surveying, inc.**

acad - schwartz, terry  
drawing #4273  
January, 2004

*Doc-1-2*



**SURVEYOR'S DESCRIPTION  
TRACT ONE**

scale:

Being a part of the southwest quarter of Section 1, Town-5-South, Range-6-East, Duchouquet Township, Auglaize County, Ohio as evidenced by Official Record Volume 478, Page 580, and more particularly described as follows:

Commencing for reference at monument box (found) at the southwest corner of the southwest quarter of Section 1 and the legal centerline of Buckland-Holden Road; thence, N 89 degrees 54' 26" E along the south line of the southwest quarter and the legal centerline of Buckland-Holden Road, for a distance of 231.00 feet to a mag-nail (set), said nail being the **POINT OF BEGINNING** for the tract herein described;

thence, N 01 degree 01' 28" E (passing through a 5/8" re-rod w/cap set on the north right-of-way line of Buckland-Holden Road at a distance of 25.01 feet) for a total distance of 188.50 feet to a concrete fence post (found);

thence, N 03 degrees 26' 57" E for a distance of 684.60 feet to a 5/8" re-rod w/cap (set);

thence, N 44 degrees 33' 08" W for a distance of 363.94 feet to a 5/8" re-rod w/cap (found) on the west line of the southwest quarter of Section 1;

thence, N 01 degree 01' 28" E along the aforesaid west line, for a distance of 193.62 feet to a 5/8" re-rod (found) at the northwest corner of the southwest quarter of the southwest quarter of Section 1;

thence, S 89 degrees 37' 34" E along the north line of the southwest quarter of the southwest quarter of Section 1, for a distance of 738.25 feet to a 5/8" re-rod w/cap (set);

thence, S 00 degrees 00' 07" E for a distance of 643.55 feet to a 5/8" re-rod w/cap (set);

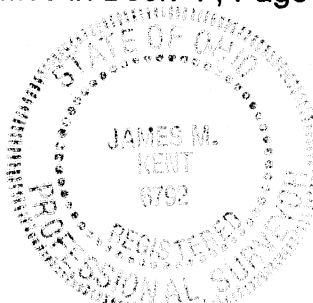
thence, S 89 degrees 58' 54" W for a distance of 448.09 feet to a 5/8" re-rod w/cap (set);

thence, S 03 degrees 26' 57" W for a distance of 490.63 feet to a 5/8" re-rod w/cap (set);

thence, S 01 degree 01' 28" W (passing through a 5/8" re-rod w/cap set on the north right-of-way line of Buckland-Holden Road at a distance of 161.46 feet) for a total distance of 186.47 feet to a mag-nail (set) on the south line of the southwest quarter of Section 1 and the legal centerline of Buckland-Holden Road;

thence, S 89 degrees 54' 26" W along the aforesaid south line and legal centerline, for a distance of 50.01 feet to the **POINT OF BEGINNING**, containing therein 9.890 acres, of which 0.029 acres is road right-of-way. subject to all easements and right-of-way of record at the time of the recording of this instrument. Prepared by James M. Kent, PS 6792 with reference hereby made to a plat of survey; Kent Surveying, Inc., drawing #4273 dated January, 2004. Basis of bearings is per "Rohrbacher" Survey prepared by John Jauert, PS 6920 dated 5/1/90 and filed for record in the Tax Map Office in Book "I", Page 130.

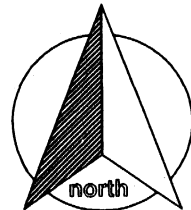
  
James M. Kent, PS 6792



CLIENT TERRY SCHWARTZ DATE 1-13-04  
COUNTY AUGLAIZE TOWNSHIP DUCHOUQUET  
SECTION 1 T-5-S; R-6-E DRAWN BY JMK  
SHEET 1 OF 2 DWG. # 4273

**kent surveying, inc.**  
P.O. Box 96 - 1750 Bellefontaine Street  
Wapakoneta, OH 45895  
419-738-5677 fax 419-738-7894

DUC-1-2A



# **SURVEYOR'S DESCRIPTION TRACT TWO**

scale:

Being a part of the southwest quarter of Section 1, Town-5-South, Range-6-East, Duchouquet Township, Auglaize County, Ohio as evidenced by Official Record Volume 478, Page 580, and more particularly described as follows:

Commencing for reference at monument box (found) at the southwest corner of the southwest quarter of Section 1 and the legal centerline of Buckland-Holden Road; thence, N 89 degrees 54' 26" E along the south line of the southwest quarter and the legal centerline of Buckland-Holden Road, for a distance of 281.01 feet to a mag-nail (set), said nail being the **POINT OF BEGINNING** for the tract herein described;

thence, N 01 degree 01' 28" E (passing through a 5/8" re-rod w/cap set on the north right-of-way line of Buckland-Holden Road at a distance of 25.01 feet) for a total distance of 186.47 feet to a 5/8" re-rod w/cap (set);

thence, N 03 degrees 26' 57" E for a distance of 490.63 feet to a 5/8" re-rod w/cap (set);

thence, N 89 degrees 58' 54" E for a distance of 448.09 feet to a 5/8" re-rod w/cap (set);

thence, N 00 degrees 00' 07" W for a distance of 643.55 feet to a 5/8" re-rod w/cap (set) on the north line of the southwest quarter of the southwest quarter of Section 1;

thence, S 89 degrees 37' 34" E along the aforesaid north line, for a distance of 325.17 feet to a 5/8" re-rod w/cap (found);

thence, S 00 degrees 59' 20" W (passing through a 5/8" re-rod found on the north right-of-way line of Buckland-Holden Road at a distance of 1291.67 feet) for a total distance of 1316.67 feet to a mag-nail (set) on the south line of the southwest quarter of Section 1 and the legal centerline of Buckland-Holden Road;

thence, S 89 degrees 54' 26" W along the aforesaid south line and legal centerline, for a distance of 373.37 feet to a mag-nail (set);

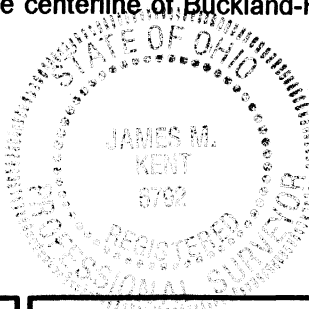
thence, N 00 degrees 05' 35" E (passing through a 5/8" re-rod w/cap set on the north right-of-way line of Buckland-Holden Road at a distance of 25.00 feet) for a total distance of 175.00 feet to a 5/8" re-rod w/cap (set);

thence, S 89 degrees 54' 26" W for a distance of 110.00 feet to a 5/8" re-rod w/cap (set);

thence, S 00 degrees 05' 35" W (passing through a 5/8" re-rod w/cap set on the north right-of-way line of Buckland-Holden Road at a distance of 150.00 feet) for a total distance of 175.00 feet to a mag-nail (set) on the south line of the southwest quarter of Section 1 and the legal centerline of Buckland-Holden Road;

thence, S 89 degrees 54' 26" W along the aforesaid south line and centerline, for a distance of 299.99 feet to the **POINT OF BEGINNING**, containing therein 16.302 acres, of which 0.386 acres is road right-of-way. subject to all easements and right-of-way of record at the time of the recording of this instrument. Prepared by James M. Kent, PS 6792 with reference hereby made to a plat of survey; Kent Surveying, Inc., drawing #4273 dated January, 2004. Basis of bearings is per "Rohrbacher" Survey prepared by John Jauert, PS 6920 dated 5/1/90 and filed for record in the Tax Map Office in Book "I", Page 130, depicting the centerline of Buckland-Holden Road as S 89 degrees 54' 26" W.

  
James M. Kent, PS 6792



CLIENT TERRY SCHWARTZ DATE 1-13-04  
COUNTY AUGLAIZE TOWNSHIP DUCHOUQUET  
SECTION 1 T-5-S; R-6-E DRAWN BY JMK  
SHEET 2 OF 2 DWG. # 4273

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*Duc-1-PB*