

**CITY OF WAPAKONETA, DUCHOUQUET TWP.,
AUGLAIZE CO., OHIO**

LEGAL DESCRIPTION - PER SURVEY

BEGINNING AT A MONUMENT BOX WITH 5/8" IRON PIN FOUND AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SECTION 33 AND BEING IN THE CENTERLINE OF MIDDLE PIKE;

THENCE, SOUTH 89°-41'-20" EAST, 979.24 FEET, ALONG THE NORTH LINE OF SECTION 33 TO A MAG NAIL SET ON THE WEST LIMITED ACCESS RIGHT-OF-WAY LINE OF INTERSTATE 75 AND BEING THE WEST LINE OF A TRACT OF LAND OWNED BY FREDRICK F. KOENING AS DESCRIBED IN OFFICIAL RECORD 696, PAGE 722;

THENCE, SOUTH 00°-28'-45" WEST, 1331.36 FEET, ALONG THE WEST LIMITED ACCESS RIGHT-OF-WAY LINE OF INTERSTATE 75 AND SAID KOENIG TRACT TO AN IRON PIN WITH CAP SET ON THE NORTHEAST CORNER OF A TRACT OF LAND OWNED BY QUAKERDALE FARMS LIMITED PARTNERSHIP AS DESCRIBED IN OFFICIAL RECORD 256, PAGE 260, PASSING FOR REFERENCE AN IRON PIN WITH CAP SET AT 90.00 FEET;

THENCE, NORTH 89°-47'-36" WEST, 996.51 FEET, ALONG THE NORTH LINE OF SAID QUAKERDALE FARMS LIMITED PARTNERSHIP TRACT TO AN IRON PIN WITH CAP SET ON THE EAST LINE OF A TRACT OF LAND OWNED BY LOWES HOME CENTERS INC. AS DESCRIBED IN OFFICIAL RECORD 561, PAGE 2152, WITNESS A WOOD POST HENCE 0.7 FEET WEST;

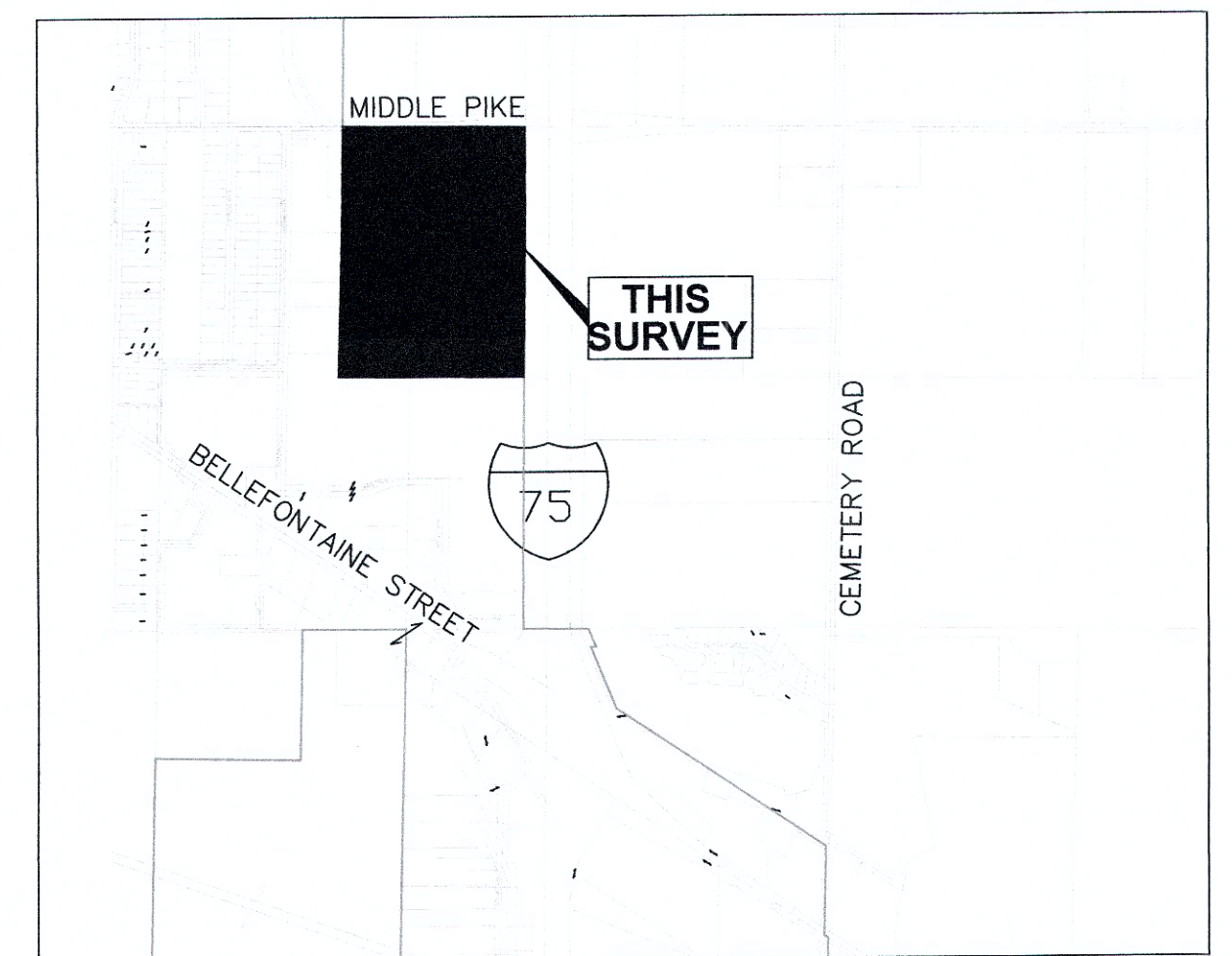
THENCE, NORTH 01°-13'-16" EAST, 1333.34 FEET, ALONG THE EAST LINE OF SAID LOWES HOME CENTERS INC. TRACT AND IT'S EXTENSION TO THE PLACE OF BEGINNING, PASSING FOR REFERENCE AN IRON PIN WITH CAP SET AT 1308.34 FEET.

CONTAINING 30.213 ACRES MORE OR LESS WITH 1.206 ACRES MORE OR LESS BEING WITHIN
EXISTING ROAD RIGHT-OF-WAY AND ALL BEING SUBJECT TO ANY LEGAL HIGHWAYS AND
EASEMENTS OF RECORD.

THE BEARINGS ARE BASED ON NAD 83 CORS 2011 ADJUSTMENT, OHIO NORTH ZONE, ODOT VRS CORS NETWORK.

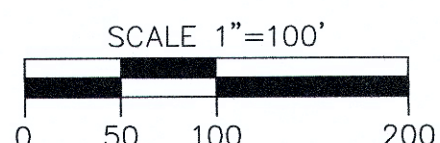
THE ABOVE DESCRIPTION WAS PREPARED BY ALLEN J. BERTKE, OHIO PROFESSIONAL SURVEYOR
NUMBER 8629, BASED ON A FIELD SURVEY PERFORMED UNDER HIS DIRECT SUPERVISION AND
DATED MAY 3, 2022.

ALL IRON PINS SET ARE 5/8" X 30" REBAR WITH CAPS READING "CHOICE ONE ENGR-AJB PS 8629."



VICINITY MAP

THE BEARINGS ARE BASED ON NAD 83
CORS 2011 ADJUSTMENT, OHIO NORTH
ZONE, ODOT VRS CORS NETWORK



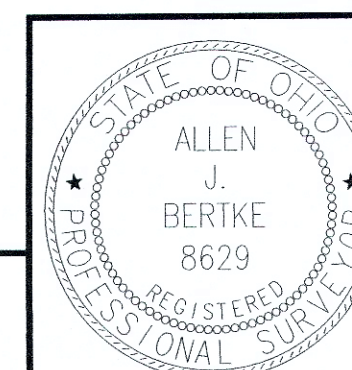
LEGEND

- I.P.S. 5/8" X 30" REBAR
W/CAP SET
- I.P.F. IRON PIN FOUND
- M.N.S. MAG NAIL SET
- MONUMENT BOX W/IP FOUND

PID B0709100400
QUAKERDALE FARMS
LIMITED PARTNERSHIP
O.R. 256/260
11.701 ACRES

Allen J Bertke
ALLEN J. BERTKE, P.S. #8629

5-18-2022
DATE



PREPARED BY:

ChoiceOne
Engineering

SIDNEY, OHIO 937.497.0200
LOVELAND, OHIO 513.239.8554

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DATE: 05-06-2022

DRAWN BY:
JJW

JOB NUMBER:
AUGWAP2209

SHEET NUMBER
1 OF 1

LEGAL DESCRIPTION

BEING B0709100500, A TRACT OF LAND OWNED BY JAMES H. STROH AND SUSAN M. HOWE, CO-TRUSTEES OF THE HAROLD V. STROH TRUST AS CONVEYED IN OFFICIAL RECORD 647, PAGE 1987 OF THE AUGLAIZE COUNTY DEED RECORDS, SITUATE IN THE NORTHEAST QUARTER OF SECTION 33, TOWN 5 SOUTH, RANGE 6 EAST, CITY OF WAPAKONETA, DUCHOUQUET TOWNSHIP, AUGLAIZE COUNTY, OHIO AND BEING MORE FULLY DESCRIBED AS FOLLOWS:

Beginning at a monument box with 5/8" iron pin found at the northwest corner of the northeast quarter of Section 33 and being in the centerline of Middle Pike;

thence, South 89°-41'-20" East, 979.24 feet, along the north line of Section 33 to a Mag nail set on the west limited access right-of-way line of Interstate 75 and being the west line of a tract of land owned by Fredrick F. Koenig as described in Official Record 696, Page 722;

thence, South 00°-28'-45" West, 1331.36 feet, along the west limited access right-of-way line of Interstate 75 and said Koenig tract to an iron pin with cap set on the northeast corner of a tract of land owned by Quakerdale Farms Limited Partnership as described in Official Record 256, Page 260, passing for reference an iron pin with cap set at 90.00 feet;

thence, North 89°-47'-36" West, 996.51 feet, along the north line of said Quakerdale Farms Limited Partnership tract to an iron pin with cap set on the east line of a tract of land owned by Lowes Home Centers Inc. as described in Official Record 561, Page 2152, witness a wood post found 0.7 feet west;

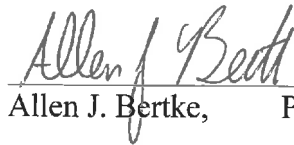
thence, North 01°-13'-16" East, 1333.34 feet, along the east line of said Lowes Home Centers Inc. tract and it's extension to the place of beginning, passing for reference an iron pin with cap set at 1308.34 feet.

Containing 30.213 acres more or less with 1.206 acres more or less being within existing road right-of-way and all being subject to any legal highways and easements of record.

The bearings are based on NAD 83 CORS 2011 adjustment, Ohio North Zone, ODOT VRS CORS Network.

The above description was prepared by Allen J. Bertke, Ohio Professional Surveyor Number 8629, based on a field survey performed under his direct supervision and dated May 3, 2022.

All iron pins set are 5/8" x 30" rebar with caps reading "CHOICE ONE ENGR-AJB PS 8629."


Allen J. Bertke, PS #8629



05/18/2021
Date