



JANUARY 28, 2022

NOTES:

CALLED DISTANCES ARE IN PARENTHESIS

PERTINENT DOCUMENTS AS SHOWN

## OCCUPATION IN GENERAL FITS SURVEY

ALL MONUMENTATION FOUND/SET IN GOOD  
CONDITION UNLESS OTHERWISE NOTED

IRON PINS ET ARE 5/8" REBAR, 30" LONG  
WITH CAPS STAMPED "VOLKERT"

LEGEND:

- ☐ I.P. FD IN MON. BOX
- ☐ I.P. FD.
- ☒ I.P. SET
- ☐ MAG NAIL SET

BEARING BASIS:

OHIO STATE PLANE COORDINATE SYSTEM  
NORTH ZONE, NAD 1983 (2011) – CENTERLINE  
OF AMSTERDAM ROAD = N 89°07'36" W

I HEREBY CERTIFY THAT THE WITHIN BOUNDARY SURVEY IS BASED ON A FIELD SURVEY PERFORMED IN ACCORDANCE WITH THE MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO (O.A.C. 4733.37). I FURTHER CERTIFY THAT ALL BEARINGS AND DISTANCES ARE CORRECT AND THAT ALL MONUMENTATION IS FOUND/SET AS SHOWN. THIS SURVEY WAS PERFORMED IN THE ABSENCE OF A COMPLETE AND UP TO DATE TITLE REPORT.

TONY L. SKILES, P.S: #OH-8095

1/28/22  
DATE



**Auglaize Co. Tax Map**  
**Survey Book** GER-15-38  
124R 2-11-2022

# VOLKERT

70 BIRCH ALLEY  
SUITE 240  
BEAVERCREEK, OH 45440  
JOB #1120445

GER-15-38



Description of a 2.841 Acre Tract,  
Southwest Quarter, Section 15,  
Township 7 South, Range 4 East,  
German Township, Auglaize County, Ohio

Situate in the Southwest Quarter, Section 15, Township 7 South, Range 4 East, German Township, Auglaize County, Ohio and being part of a 33.702 acre tract (Parcel ID: C0901500801) conveyed to Tangeman Family Farms, LLC by Quit Claim Deed as recorded in Official Record Book 666, Page 2227 of the deed records of said county, (all references to deeds, plats, etc. refer to the records of the Auglaize County Recorder's office unless otherwise stated) and being a 2.841 acre tract more particularly described as follows:

Starting at an Iron Pin found in a Monument Box located at the southeast corner of said southwest quarter, being on the centerline of Amsterdam Road (50 feet Right-of-Way).

Thence from said starting point with the south line of said southwest quarter, being the centerline of said Amsterdam Road and the south line of a 3.3 acre tract conveyed to The Dayton Power and Light Company by deed recorded in Deed Book 146, Page 542 and the south line of a 2.998 acre tract conveyed to Miami Valley Leasing, Inc. by deed recorded in Official Record Volume 182, Page 787, N 89°07'36"W, a distance of 344.10 feet to a Mag Nail set at a southeasterly corner of said 33.702 acre tract being the southwest corner of said 2.998 acre tract and the True Point of Beginning of the herein described 2.841 acre tract:

Thence from True Point of Beginning with the south line of said southwest quarter, being the south line of said 33.702 acre tract and the centerline of said Amsterdam Road, N89°07'36"W, a distance of 150.00 feet to a Mag Nail set;

Thence with a new division line the following 2 courses:

1. N00°54'54"E, a distance of 825.00 feet to an Iron Pin set;
2. S89°07'36"E, a distance of 150.00 feet to an Iron Pin set at the northwest corner of said 2.998 acre tract, (witness an Iron Pin found S15°30'W, a distance of 1.7');

Thence with the west line of said 2.998 acre tract S00°54'54"W, a distance of 825.00 feet to the True Point of Beginning, containing 2.841 acres, more or less, subject however, to all legal highways, easements, and restrictions of record.

