

MOU-25-7

THOMPSON - TRACT I - A

**LEGAL DESCRIPTION**

Being a part of the southeast quarter of Section 25, T-5-S, R-5-E, Moulton Township, Auglaize County, Ohio and more particularly described as follows:

Commencing at a monument box (found) at the northeast corner of the southeast quarter of Section 25, and the legal centerline of Ramga Road; thence, S 00° 30' 00" W along the east line of the southeast quarter and the legal centerline of Ramga Road, for a distance of 520.44 feet to a p-k nail (set), said nail being the **POINT OF BEGINNING** for the tract herein described;

thence, continuing along the aforesaid east line and legal centerline, S 00° 30' 00" W for a distance of 13.94 feet to a p-k nail (set);

thence, N 88° 52' 04" W for a distance of 399.77 feet to a 5/8" re-rod w/cap (set);

thence, N 84° 39' 46" W for a distance of 861.93 feet to a 5/8" re-rod w/cap (set);

thence, N 00° 30' 00" E for a distance of 423.72 feet to a 5/8" re-rod w/cap (set);

thence, N 88° 08' 41" E for a distance of 464.48 feet to a 5/8" re-rod w/cap (found);

thence, S 00° 30' 00" W for a distance of 472.80 feet to a 5/8" re-rod w/cap (found);

thence, S 84° 39' 46" E for a distance of 396.07 feet to a 5/8" re-rod w/cap (found);

thence, S 89° 32' 05" E for a distance of 399.86 feet to the **POINT OF BEGINNING**, containing therein **5.016 acres**, of which 0.012 acres is road right-of-way.

**SUBJECT TO** an easement for ingress and egress across a portion of the above described tract, to-wit;

Being a part of the southeast quarter of Section 25, T-5-S, R-5-E, Moulton Township, Auglaize County, Ohio and more particularly described as follows::

Commencing at a monument box (found) at the northeast corner of the southeast quarter of Section 25, and the legal centerline of Ramga Road; thence, S 00° 30' 00" W along the east line of the southeast quarter and the legal centerline of Ramga Road, for a distance of 520.44 feet to a p-k nail (set), said nail being the **POINT OF BEGINNING** for the easement herein described;

thence, continuing S 00° 30' 00" W along the aforesaid east line and legal centerline for a distance of 13.94 feet to a p-k nail (set);

thence, N 88° 52' 04" W for a distance of 399.77 feet to a 5/8" re-rod w/cap (set);

thence, N 84° 39' 46" W for a distance of 728.47 feet to a 5/8" re-rod w/cap (found);

thence, N 50° 15' 25" E for a distance of 13.07 feet to a point;

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thence, S 84° 39' 46" E for a distance of 708.02 feet to a 5/8" re-rod w/cap (set);

thence, S 89° 32' 05" E for a distance of 399.86 feet to the **POINT OF BEGINNING**, containing therein 0.258 acres.

**ALSO** an easement for ingress and egress in favor of the above described tract, to-wit;

Being a part of the southeast quarter of Section 25, T-5-S, R-5-E, Moulton Township, Auglaize County, Ohio and more particularly described as follows:

Commencing at a monument box (found) at the northeast corner of the southeast quarter of Section 25, and the legal centerline of Ramga Road; thence, S 00° 30' 00" W along the east line of the southeast quarter and the legal centerline of Ramga Road, for a distance of 534.38 feet to a p-k nail (set), said nail being the **POINT OF BEGINNING** for the easement herein described;

thence, continuing S 00° 30' 00" W along the aforesaid east line and legal centerline for a distance of 13.94 feet to a p-k nail (set);

thence, N 88° 52' 04" W for a distance of 399.73 feet to a 5/8" re-rod w/cap (set);

thence, N 84° 39' 46" W for a distance of 728.47 feet to a 5/8" re-rod w/cap (found);

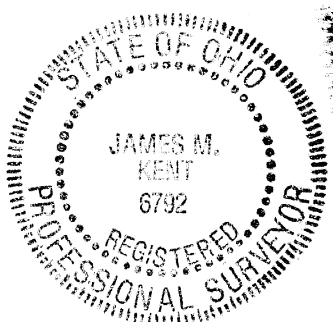
thence N 50° 15' 25" E for a distance of 13.07 feet to a point;

thence, S 84° 39' 46" E for a distance of 718.34 feet to a 5/8" re-rod w/cap (set);

thence, S 88° 52' 04" E for a distance of 399.77 feet to the **POINT OF BEGINNING**, containing therein 0.260 acres.

Prepared by James M. Kent, PS 6792 OH with reference herein made to a plat of survey; Kent Surveying drawing #3519-B date May 27, 2006. Basis of bearings per plat of survey by Richard Morrissey, PS dated December, 1999.

kent surveying, inc.

  
James M. Kent, PS 6792 OH

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## THOMPSON - TRACT II

### LEGAL DESCRIPTION

Being a part of the southeast quarter of Section 25, T-5-S, R-5-E, Moulton Township, Auglaize County, Ohio and more particularly described as follows:

Commencing at a monument box (found) at the northeast corner of the southeast quarter of Section 25, and the legal centerline of Ramga Road; thence, S 00° 30' 00" W along the east line of the southeast quarter and the legal centerline of Ramga Road, for a distance of 534.38 feet to a p-k nail (set), said nail being the **POINT OF BEGINNING** for the tract herein described;

thence, continuing along the aforesaid east line and legal centerline, S 00° 30' 00" W for a distance of 13.94 feet to a p-k nail (set);

thence, N 88° 12' 01" W for a distance of 399.73 feet to a 5/8" re-rod w/cap (set);

thence, N 84° 39' 46" W for a distance of 728.47 feet to a 5/8" re-rod w/cap (found);

thence, S 50° 15' 25" W for a distance of 52.42 feet to a 5/8" re-rod w/cap (found);

thence, S 82° 30' 11" W for a distance of 127.99 feet to a 5/8" re-rod w/cap (found);

thence, N 86° 48' 02" W for a distance of 94.18 feet to a 5/8" re-rod w/cap (found);

thence, S 73° 56' 27" W (passing through a 5/8" re-rod w/cap found at a distance of 186.00 feet) for a total distance of 291.33 feet to the center of the Auglaize River;

thence, along the centerline of the Auglaize River with the following courses:  
N 16° 57' 21" W for a distance of 126.30 feet;  
N 11° 19' 20" W for a distance of 112.31 feet;  
N 03° 56' 41" W for a distance of 86.30 feet;  
N 02° 23' 02" W for a distance of 238.38 feet to a point;

thence, leaving the centerline of the Auglaize River N 88° 08' 41" E (passing a 5/8" re-rod w/cap found at a distance of 77.57 feet) for a total distance of 486.97 feet to a 5/8" re-rod w/cap (set);

thence, S 00° 30' 00" W for a distance of 423.72 feet to a 5/8" re-rod w/cap (set);

thence, S 84° 39' 46" E for a distance of 861.93 feet to a 5/8" re-rod w/cap (set);

thence, S 88° 52' 04" E for a distance of 399.77 feet to the **POINT OF BEGINNING**, containing therein **5.905 acres**, of which 0.008 acres is road right-of-way.

**SUBJECT TO** an easement for ingress and egress across a portion of the above described tract, to-wit;

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Being a part of the southeast quarter of Section 25, T-5-S, R-5-E, Moulton Township, Auglaize County, Ohio and more particularly described as follows::

Commencing at a monument box (found) at the northeast corner of the southeast quarter of Section 25, and the legal centerline of Ramga Road; thence, S 00° 30' 00" W along the east line of the southeast quarter and the legal centerline of Ramga Road, for a distance of 534.38 feet to a p-k nail (set), said nail being the **POINT OF BEGINNING** for the easement herein described;

thence, continuing S 00° 30' 00" W along the aforesaid east line and legal centerline for a distance of 13.94 feet to a p-k nail (set);

thence, N 88° 12' 01" W for a distance of 399.737 feet to a 5/8" re-rod w/cap (set);

thence, N 84° 39' 46" W for a distance of 728.47 feet to a 5/8" re-rod w/cap (found);

thence, N 50° 15' 25" E for a distance of 13.07 feet to a point;

thence, S 84° 39' 46" E for a distance of 718.34 feet to a 5/8" re-rod w/cap (set);

thence, S 88° 52' 04" E for a distance of 399.77 feet to the **POINT OF BEGINNING**, containing therein 0.260 acres.

**ALSO** an easement for ingress and egress in favor of the above described tract, to-wit;

Being a part of the southeast quarter of Section 25, T-5-S, R-5-E, Moulton Township, Auglaize County, Ohio as evidenced by Official Record Volume 388, Page 687 and more particularly described as follows:

Commencing at a monument box (found) at the northeast corner of the southeast quarter of Section 25, and the legal centerline of Ramga Road; thence, S 00° 30' 00" W along the east line of the southeast quarter and the legal centerline of Ramga Road, for a distance of 520.44 feet to a p-k nail (set), said nail being the **POINT OF BEGINNING** for the easement herein described;

thence, continuing S 00° 30' 00" W along the aforesaid east line and legal centerline for a distance of 13.94 feet to a p-k nail (set);

thence, N 88° 52' 04" W for a distance of 399.77 feet to a 5/8" re-rod w/cap (set);

thence, N 84° 39' 46" W for a distance of 718.34 feet to point;

thence, N 50° 15' 25" E for a distance of 13.07 feet to a point;

thence, S 84° 39' 46" E for a distance of 708.22 feet to a 5/8" re-rod w/cap (set);

thence, S 89° 32' 05" E for a distance of 399.86 feet to the **POINT OF BEGINNING**, containing therein 0.258 acres.

The above tract is 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 OH with reference herein made to a plat of survey; Kent Surveying drawing #3519 date April 20, 2000. Basis of bearings per plat of survey by Richard Morrissey, PS dated December, 1999.

kent surveying, inc.

  
James M. Kent, PS 6792 OH



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