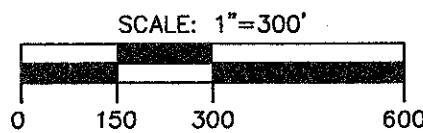


SECTIONS 4, 8, & 9, T 6 S, R 6 E, PUSHETA TOWNSHIP, AUGLAIZE CO., OHIO

THE BEARINGS ARE BASED ON
NAD 83 CORS 2011 ADJUSTMENT, GEOID 12A,
OHIO NORTH ZONE, ODOT VRS CORS NETWORK



TRACTS 2, 3, 4, AND 6 ARE NOT TO
BE INDIVIDUAL BUILDING LOTS AND
MAY ONLY BE TRANSFERRED TO
ADJACENT PROPERTY OWNERS.

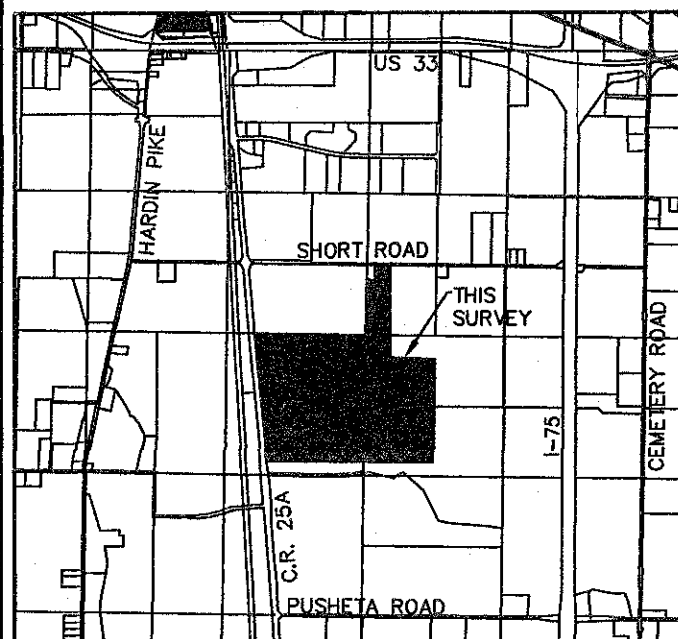
LEGEND

- I.P.S. 5/8" X 30" REBAR
W/CAP SET
- I.P.F. IRON PIN FOUND
- M.N.S. MAG NAIL SET
- M.N.F. MAG NAIL FOUND
- P.F. IRON PIPE FOUND
- ✕ RAILROAD SPIKE FOUND
- △ POST FOUND
- ⊙ CONCRETE MON. FOUND
- ☆ STONE FOUND
- MON. BOX W/IP FOUND

CURVE DATA

CURVE	RADIUS	Δ	LENGTH	CHORD LENGTH	BEARING
C1	473.69'	30°35'35"	252.93'	249.93'	N73°43'37"W
C2	673.69'	18°44'23"	220.34'	219.36'	S79°39'13"E

VICINITY MAP

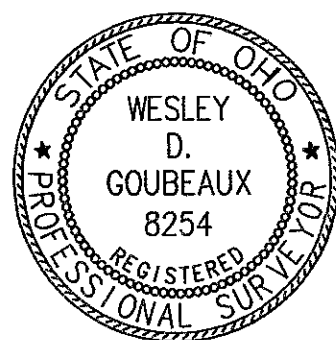


LINE	BEARING	DIST.
L1	S89°13'19"E	150.00'
L2	S89°13'19"E	300.00'
L3	S89°13'19"E	150.00'
L4	N00°41'48"E	290.40'
L5	N89°17'35"W	70.00'

ChoiceOne
Engineering

SIDNEY, OHIO 937.497.0200
LOVELAND, OHIO 513.239.8554
PORTLAND, INDIANA 260.766.2500
www.CHOICEONEENGINEERING.com

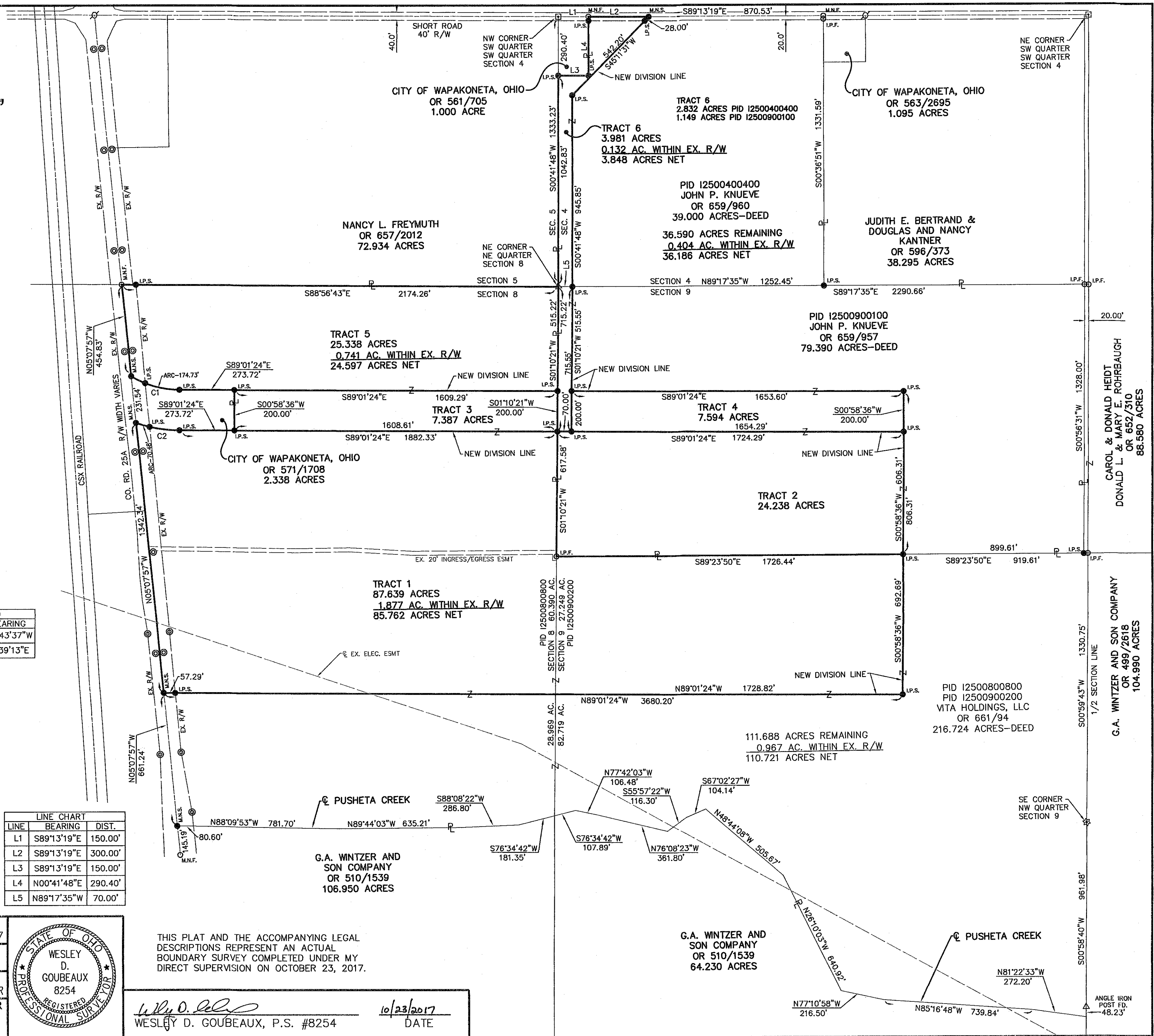
DATE:
10-23-2017
DRAWN BY:
WDG
JOB NUMBER:
AUGWAP1717SUR
SHEET NUMBER
1 OF 1



THIS PLAT AND THE ACCOMPANYING LEGAL
DESCRIPTIONS REPRESENT AN ACTUAL
BOUNDARY SURVEY COMPLETED UNDER MY
DIRECT SUPERVISION ON OCTOBER 23, 2017.

Wesley D. Goubeaux
WESLEY D. GOUBEAUX, P.S. #8254

10/23/2017
DATE



LEGAL DESCRIPTION
TRACT 1 – 87.639 ACRES

BEING PART OF PARCELS I2500800800 AND I2500900200, A 216.724-ACRE TRACT OF LAND OWNED BY VITA HOLDINGS, LLC AS CONVEYED IN OFFICIAL RECORD 661, PAGE 94 OF THE AUGLAIZE COUNTY DEED RECORDS, SITUATE IN THE NORTHEAST QUARTER OF SECTION 8 AND THE NORTHWEST QUARTER OF SECTION 9, TOWN 6 SOUTH, RANGE 6 EAST, PUSHETA TOWNSHIP, AUGLAIZE COUNTY, OHIO AND BEING MORE FULLY DESCRIBED AS FOLLOWS:

Commencing for reference at a monument box found at the northwest corner of the southwest quarter of the southwest quarter of Section 4 and being on the centerline of Short Road;

thence, South 00°-41'-48" West, 1333.23 feet, along the west line of the southwest quarter of the southwest quarter of Section 4 to a concrete post found at the northeast corner of the northeast quarter of Section 8 and being the northwest corner of a 79.390-acre tract of land owned by John P. Knueve as conveyed in Official Record 659, Page 957;

thence, South 01°-10'-21" West, 715.22 feet, along the west line of said 79.390-acre Knueve tract and the east line of the northeast quarter of Section 8 to an iron pin with cap set and being the principal place of beginning of the tract herein conveyed;

thence, South 01°-10'-21" West, 617.58 feet, along the west line of said 79.390-acre Knueve tract and the east line of northeast quarter of Section 8 to an iron pin found;

thence, South 89°-23'-50" East, 1726.44 feet, along the south line of said 79.390-acre Knueve tract to an iron pin with cap set;

thence, on a new division line, South 00°-58'-36" West, 692.69 feet, to an iron pin with cap set;

thence, on a new division line, North 89°-01'-24" West, 3680.20 feet, to a Mag nail set on the centerline of County Road 25A, passing for reference an iron pin with cap set at 3622.91 feet;

thence, North 05°-07'-57" West, 1342.34 feet, along the centerline of County Road 25A to a Mag nail set at the southwest corner of a 2.338-acre tract of land owned by the City of Wapakoneta, Ohio as conveyed in Official Record 571, Page 1708;

thence, on a curve to the left with a radius of 673.69 feet, an arc distance of 220.34 feet, a delta angle of 18°-44'-23", and a chord bearing South 79°-39'-13" East, 219.36 feet, along the south line of said 2.338-acre City of Wapakoneta tract to an iron pin with cap set, passing for reference an iron pin with cap set at 70.48 feet;

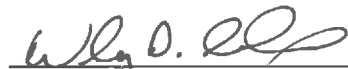
thence, South 89°-01'-24" East, 1882.33 feet, along the south line of said 2.338-acre City of Wapakoneta tract and its extension to the principal place of beginning.

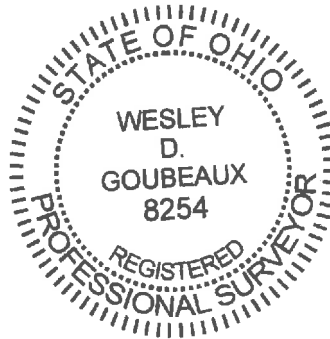
Containing 87.639 acres more or less with 1.877 acres more or less being within existing road right-of-way and all being subject to any legal highways and easements of record. With 60.390 acres being within Section 8 and 27.249 acres being within Section 9.

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

The above description was prepared by Wesley D. Goubeaux, Ohio Professional Surveyor Number 8254, based on a field survey performed under his direct supervision and dated October 23, 2017.

All iron pins set are 5/8" x 30" rebar with caps reading "CHOICE ONE ENGR-WDG PS 8254."


Wesley D. Goubeaux, PS #8254



10/23/2017
Date

LEGAL DESCRIPTION
TRACT 2 – 24.238 ACRES

BEING PART OF PARCEL I2500900100, A 79.390-ACRE TRACT OF LAND OWNED BY JOHN P. KNUEVE AS CONVEYED IN OFFICIAL RECORD 659, PAGE 957 OF THE AUGLAIZE COUNTY DEED RECORDS, SITUATE IN THE NORTHWEST QUARTER OF SECTION 9, TOWN 6 SOUTH, RANGE 6 EAST, PUSHETA TOWNSHIP, AUGLAIZE COUNTY, OHIO AND BEING MORE FULLY DESCRIBED AS FOLLOWS:

Commencing for reference at a monument box found at the northwest corner of the southwest quarter of the southwest quarter of Section 4 and being on the centerline of Short Road;

thence, South $00^{\circ}-41'-48''$ West, 1333.23 feet, along the west line of the southwest quarter of the southwest quarter of Section 4 to a concrete post found at the northwest corner of the northwest quarter of Section 9 and being the northeast corner of a 216.724-acre tract of land owned by Vita Holdings, LLC as conveyed in Official Record 661, Page 94;

thence, South $01^{\circ}-10'-21''$ West, 715.22 feet, along an easterly line of said 216.724-acre Vita Holdings tract and the west line of northeast quarter of Section 9 to an iron pin with cap set and being the principal place of beginning of the tract herein conveyed;

thence, on a new division line, South $89^{\circ}-01'-24''$ East, 1724.29 feet, to an iron pin with cap set;

thence, on a new division line, South $00^{\circ}-58'-36''$ West, 606.31 feet, to an iron pin with cap set on a northerly line of said 216.724-acre Vita Holdings tract;

thence, North $89^{\circ}-23'-50''$ West, 1726.44 feet, along a northerly line of said 216.724-acre Vita Holdings tract to an iron pin found;

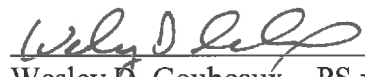
thence, North $01^{\circ}-10'-21''$ East, 617.58 feet, along a easterly line of said 216.724-acre Vita Holdings tract to the principal place of beginning.

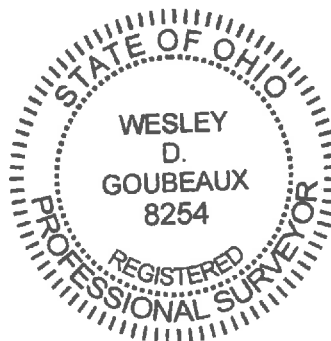
Containing 24.238 acres more or less and all being subject to any legal highways and easements of record.

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

The above description was prepared by Wesley D. Goubeaux, Ohio Professional Surveyor Number 8254, based on a field survey performed under his direct supervision and dated October 23, 2017.

All iron pins set are 5/8" x 30" rebar with caps reading "CHOICE ONE ENGR-WDG PS 8254."


Wesley D. Goubeaux, PS #8254



10/23/2017
Date

LEGAL DESCRIPTION
TRACT 3 – 7.387 ACRES

BEING PART OF PARCEL I2500800800, A 216.724-ACRE TRACT OF LAND OWNED BY VITA HOLDINGS, LLC AS CONVEYED IN OFFICIAL RECORD 661, PAGE 94 OF THE AUGLAIZE COUNTY DEED RECORDS, SITUATE IN THE NORTHEAST QUARTER OF SECTION 8, TOWN 6 SOUTH, RANGE 6 EAST, PUSHETA TOWNSHIP, AUGLAIZE COUNTY, OHIO AND BEING MORE FULLY DESCRIBED AS FOLLOWS:

Commencing for reference at a monument box found at the northwest corner of the southwest quarter of the southwest quarter of Section 4 and being on the centerline of Short Road;

thence, South 00°-41'-48" West, 1333.23 feet, along the west line of the southwest quarter of the southwest quarter of Section 4 to a concrete post found at the northeast corner of the northeast quarter of Section 8 and being the northwest corner of a 79.390-acre tract of land owned by John P. Knueve as conveyed in Official Record 659, Page 957;

thence, South 01°-10'-21" West, 515.22 feet, along the west line of said 79.390-acre Knueve tract and the east line of the northeast quarter of Section 8 to an iron pin with cap set and being the principal place of beginning of the tract herein conveyed;

thence, South 01°-10'-21" West, 200.00 feet, along the west line of said 79.390-acre Knueve tract and the east line of the northeast quarter of Section 8 to an iron pin with cap set;

thence, on a new division line, North 89°-01'-24" West, 1608.61 feet, to an iron pin with cap set at the southeast corner of a 2.338-acre tract of land owned by the City of Wapakoneta, Ohio as conveyed in Official Record 571, Page 1708;

thence, North 00°-58'-36" East, 200.00 feet, along the east line of said 2.338-acre City of Wapakoneta tract to an iron pin with cap set;

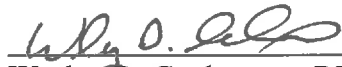
thence, on a new division line, South 89°-01'-24" East, 1609.29 feet, to the principal place of beginning.

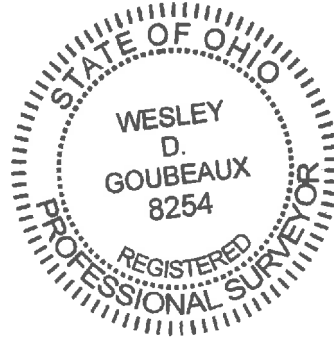
Containing 7.387 acres more or less and all being subject to any legal highways and easements of record.

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

The above description was prepared by Wesley D. Goubeaux, Ohio Professional Surveyor Number 8254, based on a field survey performed under his direct supervision and dated October 23, 2017.

All iron pins set are 5/8" x 30" rebar with caps reading "CHOICE ONE ENGR-WDG PS 8254."


Wesley D. Goubeaux, PS #8254



10/23/2017
Date

LEGAL DESCRIPTION
TRACT 4 – 7.594 ACRES

BEING PART OF PARCEL I2500900100, A 79.390-ACRE TRACT OF LAND OWNED BY JOHN P. KNUEVE AS CONVEYED IN OFFICIAL RECORD 659, PAGE 957 OF THE AUGLAIZE COUNTY DEED RECORDS, SITUATE IN THE NORTHWEST QUARTER OF SECTION 9, TOWN 6 SOUTH, RANGE 6 EAST, PUSHETA TOWNSHIP, AUGLAIZE COUNTY, OHIO AND BEING MORE FULLY DESCRIBED AS FOLLOWS:

Commencing for reference at a monument box found at the northwest corner of the southwest quarter of the southwest quarter of Section 4 and being on the centerline of Short Road;

thence, South 00°-41'-48" West, 1333.23 feet, along the west line of the southwest quarter of the southwest quarter of Section 4 to a concrete post found at the northwest corner of the northwest quarter of Section 9 and being the northeast corner of a 216.724-acre tract of land owned by Vita Holdings, LLC as conveyed in Official Record 661, Page 94;

thence, South 01°-10'-21" West, 715.22 feet, along an easterly line of said 216.724-acre Vita Holdings tract and the west line of northwest quarter of Section 9 to an iron pin with cap set;

thence, South 89°-01'-24" East, 70.00 feet, to an iron pin with cap set and being the principal place of beginning of the tract herein conveyed;

thence, on a new division line, North 01°-10'-21" East, 200.00 feet, to an iron pin with cap set;

thence, on a new division line, South 89°-01'-24" East, 1653.60 feet, to an iron pin with cap set;

thence, on a new division line, South 00°-58'-36" West, 200.00 feet, to an iron pin with cap set;

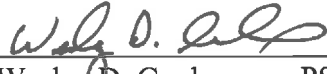
thence, on a new division line, North 89°-01'-24" West, 1654.29 feet, to the principal place of beginning.

Containing 7.594 acres more or less 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 Wesley D. Goubeaux, Ohio Professional Surveyor Number 8254, based on a field survey performed under his direct supervision and dated October 23, 2017.

All iron pins set are 5/8" x 30" rebar with caps reading "CHOICE ONE ENGR-WDG PS 8254."


Wesley D. Goubeaux, PS #8254



10/23/2017
Date

LEGAL DESCRIPTION
TRACT 5 – 25.338 ACRES

BEING PART OF PARCEL I2500800800, A 216.724-ACRE TRACT OF LAND OWNED BY VITA HOLDINGS, LLC AS CONVEYED IN OFFICIAL RECORD 661, PAGE 94 OF THE AUGLAIZE COUNTY DEED RECORDS, SITUATE IN THE NORTHEAST QUARTER OF SECTION 8, TOWN 6 SOUTH, RANGE 6 EAST, PUSHETA TOWNSHIP, AUGLAIZE COUNTY, OHIO AND BEING MORE FULLY DESCRIBED AS FOLLOWS:

Commencing for reference at a monument box found at the northwest corner of the southwest quarter of the southwest quarter of Section 4 and being on the centerline of Short Road;

thence, South $00^{\circ}-41'-48''$ West, 1333.23 feet, along the west line of the southwest quarter of the southwest quarter of Section 4 to a concrete post found at the northeast corner of the northeast quarter of Section 8 and being the northwest corner of a 79.390-acre tract of land owned by John P. Knueve as conveyed in Official Record 659, Page 957 and being the principal place of beginning of the tract herein conveyed;

thence, South $01^{\circ}-10'-21''$ West, 515.22 feet, along the west line of said 79.390-acre Knueve tract and the east line of the northeast quarter of Section 8 to an iron pin with cap set;

thence, on a new division line, North $89^{\circ}-01'-24''$ West, 1609.29 feet, to an iron pin with cap set at the northeast corner of a 2.338-acre tract of land owned by the City of Wapakoneta, Ohio as conveyed in Official Record 571, Page 1708;

thence, North $89^{\circ}-01'-24''$ West, 273.72 feet, along the north line of said 2.338-acre City of Wapakoneta tract to an iron pin with cap set;

thence, on a curve to the right, with a radius of 473.69 feet, an arc distance of 252.93 feet, a delta angle of $30^{\circ}-35'-35''$, and a chord bearing North $73^{\circ}-43'-37''$ West, 249.93 feet, along the north line of said 2.338-acre City of Wapakoneta tract to a Mag nail set on the centerline of County Road 25A, passing for reference an iron pin with cap set at 174.73 feet;

thence, North $05^{\circ}-07'-57''$ West, 454.83 feet, along the centerline of County Road 25A to a Mag nail found at the southwest corner of a 72.934-acre tract of land owned by the Nancy L. Freymuth as conveyed in Official Record 657, Page 2012 and being on the north line of the northeast quarter of Section 8;

thence, South $88^{\circ}-56'-43''$ East, 2174.26 feet, along the south line of said Freymuth tract and the north line of the north east quarter of Section 8 to the principal place of beginning.

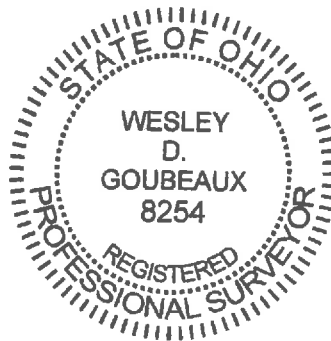
Containing 25.338 acres more or less with 0.741 acres more or less being within existing road right-of-way and all being subject to any legal highways and easements of record.

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

The above description was prepared by Wesley D. Goubeaux, Ohio Professional Surveyor Number 8254, based on a field survey performed under his direct supervision and dated October 23, 2017.

All iron pins set are 5/8" x 30" rebar with caps reading "CHOICE ONE ENGR-WDG PS 8254."

Wesley D. Goubeaux
Wesley D. Goubeaux, PS #8254



10/23/2017
Date

LEGAL DESCRIPTION
TRACT 6 – 3.981 ACRES

BEING PART OF PARCEL I2500400400, A 39.000-ACRE TRACT OF LAND OWNED BY JOHN P. KNUEVE AS CONVEYED IN OFFICIAL RECORD 659, PAGE 960 AND I2500900100, A 79.390-ACRE TRACT OF LAND OWNED BY JOHN P. KNUEVE AS CONVEYED IN OFFICIAL RECORD 659, PAGE 957 OF THE AUGLAIZE COUNTY DEED RECORDS, SITUATE IN THE SOUTHWEST QUARTER OF SECTION 4, TOWN 6 SOUTH, RANGE 6 EAST NORTHWEST QUARTER OF SECTION 9, TOWN 6 SOUTH, RANGE 6 EAST, PUSHETA TOWNSHIP, AUGLAIZE COUNTY, OHIO AND BEING MORE FULLY DESCRIBED AS FOLLOWS:

Commencing for reference at a monument box found at the northwest corner of the southwest quarter of the southwest quarter of Section 4 and being on the centerline of Short Road and being the northwest corner of a 1.000-acre tract of land owned by the City of Wapakoneta, Ohio as conveyed in Official Record 561, Page 705 and being the northeast corner of a 72.934-acre tract of land owned by Nancy L. Freymuth as conveyed in Official Record 657, Page 2012;

thence, South 89°-13'-19" East, 150.00 feet, along the north line of the southwest quarter of the southwest quarter of Section 4 and the centerline of Short Road to a Mag nail found at the northeast corner of said 1.000-acre City of Wapakoneta tract and being the principal place of beginning of the tract herein conveyed;

thence, South 89°-13'-19" East, 300.00 feet, along the north line of the southwest quarter of the southwest quarter of Section 4 and the centerline of Short Road to a Mag nail set;

thence, on a new division line, South 45°-11'-31" West, 542.20 feet, to an iron pin with cap set, passing for reference an iron pin with cap set at 28.00 feet;

thence, on a new division line, South 00°-41'-48" West, 945.85 feet, to an iron pin with cap set on the south line of the southwest quarter of Section 4 and being the north line of said 79.390-acre Knueve tract;

thence, on a new division line, South 01°-10'-21" West, 715.55 feet, to an iron pin with cap set;

thence, on a new division line, North 89°-01'-24" West, 70.00 feet, to an iron pin with cap set on the easterly line of a 216.724-acre tract of land owned by Vita Holdings, LLC as conveyed in Official Record 661, Page 94 and being the west line of northwest quarter of Section 9;

thence, North 01°-10'-21" East, 715.22 feet, along a easterly line of said 216.724-acre Vita Holdings tract and the west line of the northwest quarter of Section 9 to a concrete post found at the southwest corner of the southwest quarter of Section 4 and being the southeast corner of said Freymuth tract;

thence, North 00°-41'-48" East, 1042.83 feet, along the west line of the southwest quarter of Section 4 and the east line of said 72.934-acre Freymuth tract to an iron pin with cap set at the southwest corner of said 1.000-acre City of Wapakoneta tract;

thence, South 89°-13'-19" East, 150.00 feet, along the south line of said 1.000-acre City of Wapakoneta tract to an iron pin with cap set;

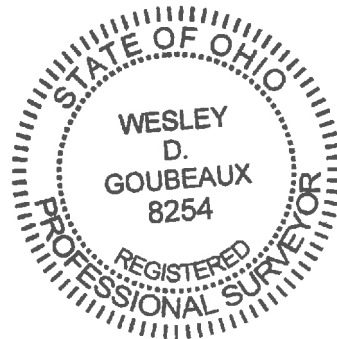
thence, North 00°-41'-48" East, 290.40 feet, along the east line of said 1.000-acre City of Wapakoneta tract to the principal place of beginning, passing for reference an iron pin with cap set at 270.40 feet.

Containing 3.981 acres more or less with 0.132 acres more or less being within existing road right-of-way and all being subject to any legal highways and easements of record. With 2.832 acres being within Section 4 and 1.149 acres being within Section 9.

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

The above description was prepared by Wesley D. Goubeaux, Ohio Professional Surveyor Number 8254, based on a field survey performed under his direct supervision and dated October 23, 2017. All iron pins set are 5/8" x 30" rebar with caps reading "CHOICE ONE ENGR-WDG PS 8254."


Wesley D. Goubeaux, PS #8254



10/23/2017
Date