

SANFORD SURVEY

10.000 Acres being a part of the Northeast and Southeast Quarters of
Section 16, Town-6-South, Range-5-East,
Washington Township, Auglaize County, Ohio

James & Kathleen Riethman
(Trustees)
Deed Vol OR 687
Page 2151
Parcel M36-016-008-00

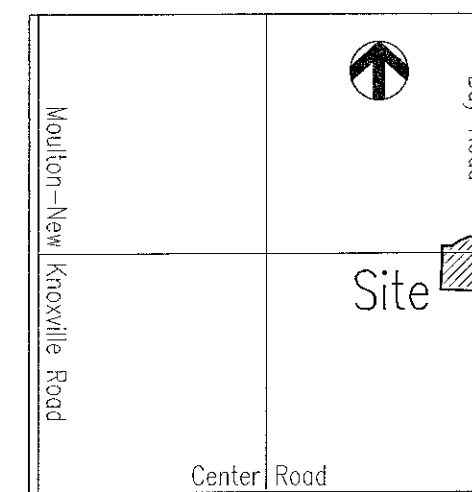
Northeast Corner,
Northeast Quarter
Section 16

East line of the Northeast Quarter of Section 16, Washington Township
and centerline of Bay Road, Township Road #101 (40' R/W)

LEGEND

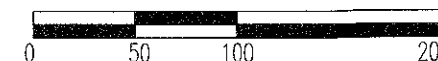
- Monument Box (found)
- Iron Pin (set)
- Boat Spike (found) Stimmel
- △ Mag Nail (set)
- ▲ Mag Nail (found)
- ⊙ Railroad Spike (found)
- Lathe stake in farm field (set)

LOCATION PLAN



Section 16
Town-6-South, Range-5-East
Washington Township
Auglaize County, Ohio

SCALE



NOTES

- (1) The record measurements were held for the traverse along the meanderings of the course of Muddy Creek. The traverse does not however represent the true centerline of said creek, but is the actual representation of the random survey points along the course of Muddy Creek as surveyed by B.R. Gebhart in May, 1963.
- (2) The centerline of the gravel lane (as referenced to as "Bush's Lane" in prior surveys) was determined from the existing monumentation found in the field as shown on this survey plat.
- (3) Railroad Spike found at the Northeast corner of the Sanford property was determined to be located 0.25 feet East of the East line of Northeast Quarter of Section 16. Mag Nail was set on the intersection of the East line of said Section 16 and the North property line of the Sanford parcel.
- (4) Railroad Spike found at the Southeast corner of the Sanford property was determined to be located 0.25 feet East of the East line of Southeast Quarter of Section 16. Mag Nail was set on the intersection of the East line of said Section 16 and the South property line of the Sanford parcel.

10.000 Acres
(0.266 Ac. R/W)

Approximately 2.347 Acres
Located in the
Northeast Quarter

Approximately 7.653 Acres
Located in the
Southeast Quarter

BASIS OF BEARINGS

The basis of bearings were determined from and
consistent with all the Auglaize County Engineer's
Global Positioning Survey and Coordinate System.

SURVEY REFERENCES

Survey for Robert Kuck
13.03 Acre Parcel Split
Surveyed by Skip Stimmel
Survey 73-5811
Nov 7, 1973

Survey for Etter Farm
3 Tract Survey
Surveyed by B.R. Gebhart
Survey GEB-36a
May 28, 1963

Survey for Lou Klopfenstein
6.583 Acre Survey
Surveyed by Ted K. Schnell
Survey WAS-16-01
April 12, 2019

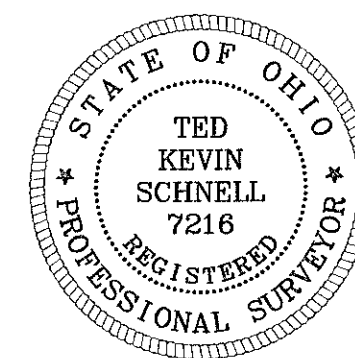
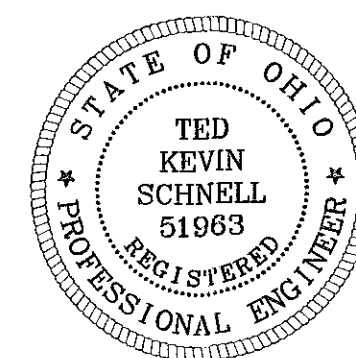
ATTEST

Ted K. Schnell

Ted K. Schnell
Professional Engineer
Professional Surveyor

6-15-19

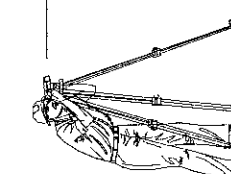
I do hereby certify that the plat of survey as shown herein was performed by me
on the 11th day of June, 2019, and that the procedures used to measure, locate,
and or set property corner monumentation were done in accordance within the
minimum standards as required under Section 4733-37 of the Ohio Revised Code.



SURVEY FOR MATT SANFORD & TERRIE DELPH

H & S Civil Engineers and Land Surveyors

913 Fieldstone Court Wapakoneta, Ohio 45895
Voice: (419) 738-4758 Fax: (419) 739-7631
E-Mail: hscivil@bright.net



No.	Revision/Issue	Date

Project Name
SURVEY
FOR
MATT SANFORD
&
TERRIE DELPH

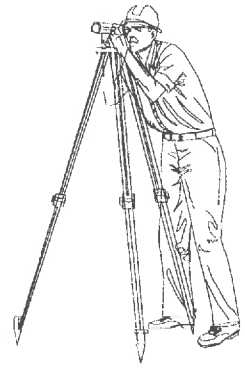
Project Location
PART OF THE
NORTHEAST QUARTER AND
SOUTHEAST QUARTER OF
SECTION 16
WASHINGTON TOWNSHIP
AUGLAIZE COUNTY

Project SANFORD	Sheet 1
Date 06/12/19	Scale SHOWN

WAS-16-02

H & S Civil Engineers and Land Surveyors
913 Fieldstone Court
Wapakoneta, Ohio 45895
Phone (419) 738-4758
e-mail: hscivil@bright.net

Ted K. Schnell P.E., P.S.



Surveyor's Description for 10.000 Acre Parcel

The following described parcel of land is situated in the Northeast and Southeast Quarters of Section 16, Washington Township, Town-6-South, Range-5-East, Auglaize County, Ohio, and is being more particularly described as follows:

Commencing for reference at an Auglaize County Monument Box (found) situated at the Northeast Corner of the Southeast Quarter of said Section 16, Washington Township, also being the intersection of Burr Oak Road, Township Road #116 and Bay Road, Township Road #101, said Monument Box being the PLACE OF BEGINNING;

Thence with a bearing of S. 01°-18'-48" W. along the East line of the Southeast Quarter of said Section 16, Washington Township, and the centerline of Bay Road, Township Road #101, for a distance of 496.28 feet to a Mag Nail (set), said Mag Nail being referenced by a Railroad Spike (found) at S. 87°-42'-36" E. at a distance of 0.25 feet;

Thence with a bearing of N. 87°-42'-36" W. for a distance of 691.75 feet to a point in the center of Muddy Creek open ditch, and passing thru an Iron Pin (set) for reference at a distance of 20.00 feet;

Thence with a bearing of N. 02°-44'-48" E. and along the confines of said Muddy Creek open ditch for a distance of 237.50 feet to a point;

Thence with a bearing of N. 03°-07'-48" E. and along the confines of said Muddy Creek open ditch for a distance of 189.23 feet to a point;

Thence with a bearing of N. 01°-26'-12" W. and along the confines of said Muddy Creek open ditch for a distance of 137.64 feet to a point;

Thence with a bearing of S. 88°-42'-26" E. for a distance of 129.01 feet to an Iron Pin (set), and passing thru an Iron Pin (set) for reference on the top of the Easterly ditch bank of said Muddy Creek open ditch at a distance of 27.01 feet;

Thence with a bearing of N. 55°-56'-47" E. for a distance of 136.44 feet to an Iron Pin (set);

Thence with a bearing of N. 71°-21'-15" E. for a distance of 133.24 feet to an Iron Pin (set);

Thence with a bearing of S. 88°-42'-26" E. for a distance of 220.73 feet to an Iron Pin (set);

Thence with a bearing of S. 01°-17'-34" W. and parallel with the East line of the Northeast Quarter of said Section 16, Washington Township, and the centerline of Bay Road, Township Road #101, for a distance of 121.12 feet to a Lathe stake (set);

Thence with a bearing of S. 88°-42'-26" E. for a distance of 100.00 feet to an Mag Nail (set), and passing thru an Iron Pin (set) for reference at a distance of 78.00 feet;

Thence with a bearing of S. 01°-17'-34" W. along the East line of the Northeast Quarter of said Section 16, Washington Township, and the centerline of Bay Road, Township Road #101, for a distance of 83.05 feet to an Auglaize County Monument Box (found) and the original PLACE OF BEGINNING.

The above described parcel of land contains in all 10.000 Acres of land, and is subject to any or all legal easements, reservations, or restrictions of record upon said premises.

Approximately 2.347 Acres of the above described parcel is situated in the Northeast Quarter of said Section 16, Washington Township, and approximately 7.653 Acres of the above described parcel is situated in the Southeast Quarter of said Section 16, Washington Township.

The basis of bearings used for this description were determined from the Auglaize County Global Positioning Survey and coordinate basis of the Auglaize County Engineer's Map Office, whereas the East line of the Southeast Quarter of said Section 16, Washington Township, bears S. 01°-18'-48" W.

This legal description was prepared from an actual field survey performed by Ted K. Schnell, Professional Land Surveyor #7216, on June 11, 2019. A survey plat of this field survey is recorded with the Auglaize County Engineer's Map Office, refer to the Large Township Surveys being recorded as Survey WAS-16-02.

Grantor's Prior Deed References: Deed Volume OR 690, Page 621, Auglaize County Recorder's Office. The above described 10.000 Acre parcel of land is being split from an original 13.03 Acre tract of land being referenced by Permanent Parcel Identification #M36-016-009-00.

Prepared By:



Ted K. Schnell
Professional Engineer
Professional Surveyor

6-15-19

