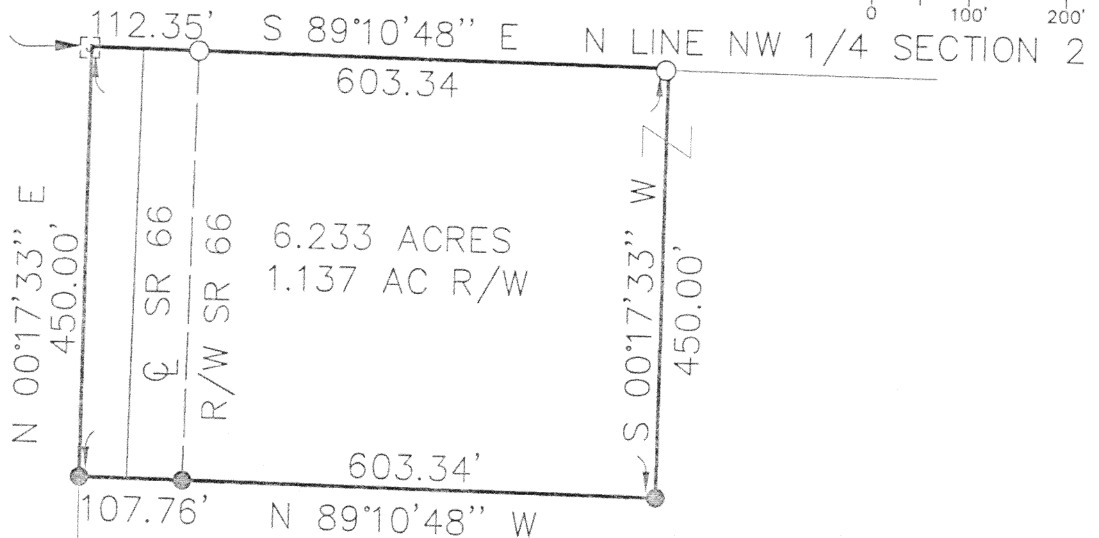


HELMAN-WAGNER PLAT



NW CORNER NW 1/4
SECTION 2

SCALE 1" = 200'



EMERSON WAGNER REALTY CO. &
RONALD G. AND MARSHA A. HELMAN

W LINE NW 1/4 SECTION 2

DV 280 / 443
DV 280 / 447
DV 280 / 451
DV 280 / 453
DV 280 / 441
DV 280 / 439

SW CORNER NW 1/4
SECTION 2

BASIS OF BEARING IS PER GPS
SURVEY AS CONDUCTED UNDER THE
REVIEW OF THE AUGLAIZE COUNTY
ENGINEER'S OFFICE, NORTH LINE OF
SECTION 2, S 89°10'48" E

LEGEND

- 5/8" X 30" REBAR
W/CAP TO BE SET
- IRON PIN FOUND
- ☐ MONUMENT BOX W/IP FOUND



Thomas L. Coverstone
THOMAS L. COVERSTONE, P.S. #7100

3/15/97
DATE

Signature by a representative of the County Health Dept.
denotes compliance with Health Regulations.

Signed: _____ Date: _____

Signature by a representative of the Auglaize County
Regional Planning Commission denotes approval of this
plat.

Signed: _____ Date: _____

Signature by a representative of City with 3 mile limit
jurisdiction or Twp. Trustees or Village with zoning
denotes approval of this plat.

Signed: _____ Date: _____

Signature by a representative of the County Engineer's
Dept. denotes that this plat meets tax map requirements

Signed: _____ Date: _____

for political S.D. of: _____

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Choice
ONE Engineering Corporation
OHIO BLDG. • 113 N. OHIO AVE. • SUITE 200
SIDNEY, OHIO 45365
(937) 497-0200 • FAX (937) 497-0300
Email: covec@bright.net

CLIENT Ron Helman & Emerson Wagner
COUNTY Auglaize TOWNSHIP German SEC. 2
DRAWN BY JPH SCALE 1" = 200' DRWG. No. 96112PLH
CHECKED BY TLC DATE 3/15/97
SHEET 1 OF 1 (T 7 S; R 4 E)

LEGAL DESCRIPTION

GRANTOR: EMERSON WAGNER AND RON HELMAN
GRANTEE:

BEING A PARCEL OF LAND SITUATE IN THE NORTHWEST QUARTER OF SECTION 2, TOWN 7 SOUTH, RANGE 4 EAST, GERMAN TOWNSHIP, AUGLAIZE COUNTY, OHIO AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Beginning at a monument box found at the northwest corner of said northwest quarter of said Section 2;

thence, South $89^{\circ}-10'-48''$ East, passing through a capped $5/8$ inch rebar found at 112.35 feet, 603.34 feet to a capped $5/8$ inch rebar found;

thence, South $00^{\circ}-17'-33''$ West, 450.00 feet to a capped $5/8$ inch rebar set;

thence, North $89^{\circ}-10'-48''$ West, passing through a capped $5/8$ inch rebar set at 495.58 feet, 603.34 feet to a capped $5/8$ inch rebar set on the west line of said northwest quarter;

thence, North $00^{\circ}-17'-33''$ East with said west line, 400.00 feet to the place of beginning.

Containing 6.233 acres more or less.

Road right-of-way occupies 1.137 acres.

Basis of bearing is per GPS Survey as conducted under the review of the Auglaize County Engineer's Office, north line of Section 2, South $89^{\circ}-10'-48''$ East.

The above description was prepared by Thomas L. Coverstone, Ohio Professional Surveyor Number 7100, based on a survey performed by same dated March 14, 1997 with the bearings used in same being based on an assumed meridian to denote angles only.

Deed Reference: Deed Volume 280, Page 443.

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Proj\Auglaize\96112\LGL10