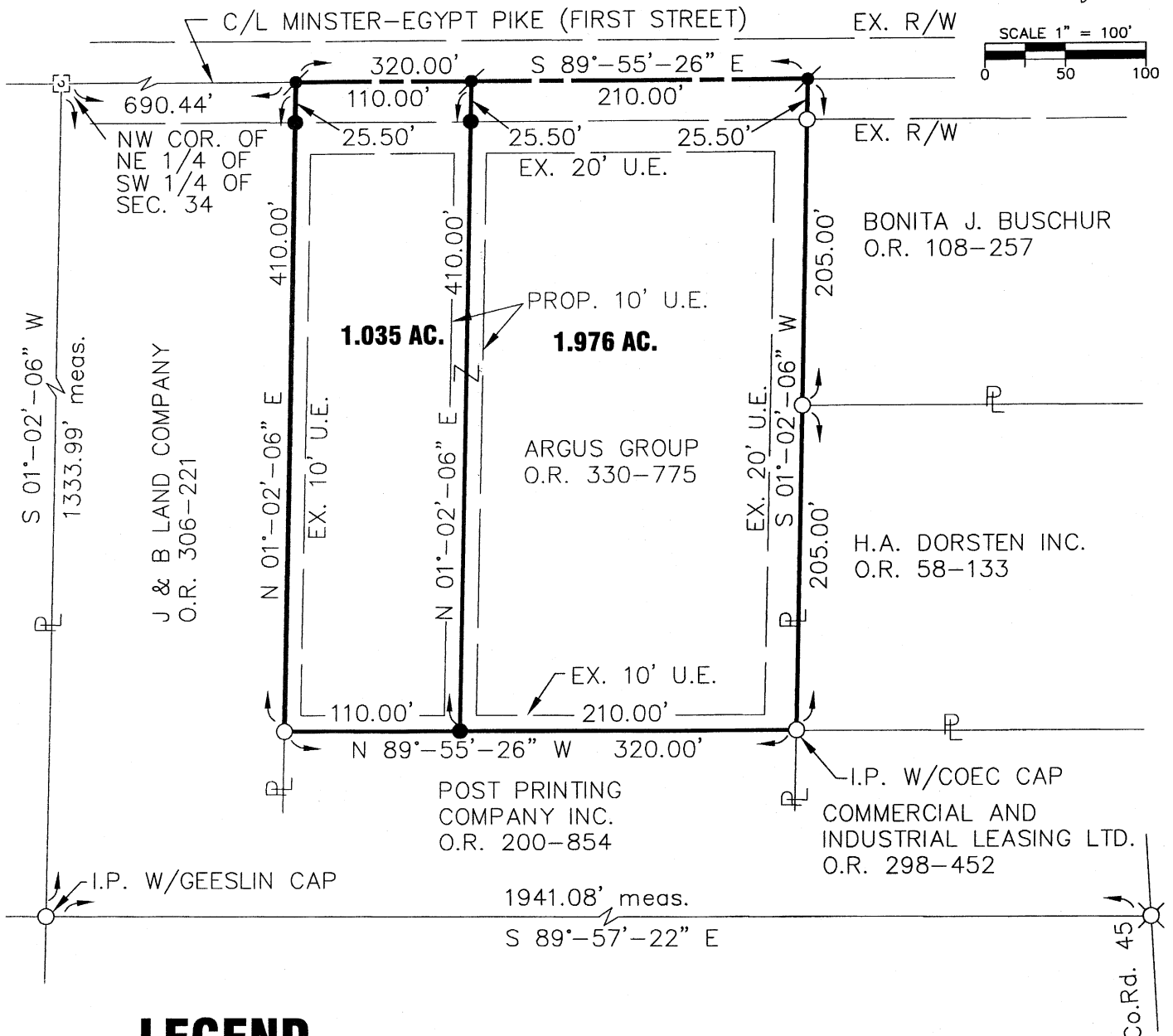


# BAUMER LOT SPLIT

34 SECTION 7 S TOWNSHIP 4 E RANGE JACKSON TOWNSHIP MINSTER VILLAGE AUGLAIZE, OHIO COUNTY



SCALE 1" = 100'



## LEGEND

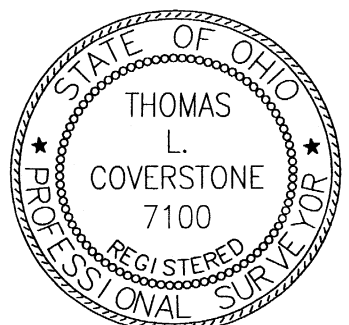
- 5/8" X 30" REBAR W/CAP SET
- IRON PIN FOUND
- MAG NAIL SET
- ⊕ P.K. NAIL FOUND
- ⊗ RAILROAD SPIKE FOUND
- ⊠ MONUMENT BOX W/IP FOUND

*Thomas L. Coverstone*

THOMAS L. COVERSTONE, P.S. #7100

11/19/03

DATE



Signature by Village Administrator Don Harrod of the Village of Minster denotes approval of this plat.

Signed: \_\_\_\_\_ Date: \_\_\_\_\_



440 E. HOEWISHER ROAD  
SIDNEY, OHIO 45365  
(937) 497-0200 • FAX (937) 497-0300  
www.choiceoneengineering.com

CLIENT VILLAGE OF MINSTER

VILLAGE MINSTER BLOCK No. \_\_\_\_\_ LOT No. \_\_\_\_\_

DRAWN BY JMK SCALE 1" = 100' DRWG. No. AUGMIN0317

CHECKED BY TLC DATE NOVEMBER 19, 2003

SHEET 1 OF 1 (SEC. 34 ; T 7 S ; R 4 E)

0-546

## LEGAL DESCRIPTION

### 1.035 ACRE TRACT

BEING A PART OF A 3.012 ACRE TRACT OF LAND, AS RECORDED IN OFFICIAL RECORD VOLUME 330, PAGE 775 IN THE AUGLAIZE COUNTY RECORDER'S OFFICE, SITUATE IN THE SOUTHWEST QUARTER OF SECTION 34, TOWN 7 SOUTH, RANGE 4 EAST, IN THE VILLAGE OF MINSTER, JACKSON TOWNSHIP, AUGLAIZE COUNTY, OHIO AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Commencing for reference at a monument box with an iron pin found at the northwest corner of the northeast quarter of the southwest quarter of said Section 34,

thence, South 89°-55'-26" East, 690.44 feet, along the north line of said quarter section and center of Minster-Egypt Pike (First Street) to a P.K. nail set and being the principal place of beginning for the tract herein to be conveyed;

thence, South 89°-55'-26" East, 110.00 feet, along the north line of said quarter section and center of Minster-Egypt Pike (First Street) to a P.K. nail set;

thence, South 01°-02'-06" West, 410.00 feet, to an iron pin with cap set on the south line of said 3.012 acre tract, passing for reference an iron pin with cap set at 25.50 feet;

thence, North 89°-55'-26" West, 110.00 feet, along the south line of said 3.012 acre tract to an iron pin found at the southwest corner of same;

thence, North 01°-02'-06" East, 410.00 feet, along the west line of said 3.012 acre tract to the principal place of beginning, passing for reference an iron pin with cap set at 384.50 feet.

Containing 1.035 acres more or less and being subject to all legal highways and easements of record.

The bearing for reference of South 89°-55'-26" East was taken from an annexation plat by Gordon L. Geeslin, Ohio Professional Surveyor Number 5372, on file with the Village of Minster.

The above description was prepared by Thomas L. Coverstone, Ohio Professional Surveyor Number 7100, based on a survey performed by same dated November 19, 2003.

Deed Reference: Official Record Volume 330, Page 775.

AUG-MIN-0317LGL1.035

0-547

## LEGAL DESCRIPTION

### 1.976 ACRE TRACT

BEING A PART OF A 3.012 ACRE TRACT OF LAND, AS RECORDED IN OFFICIAL RECORD VOLUME 330, PAGE 775 IN THE AUGLAIZE COUNTY RECORDER'S OFFICE, SITUATE IN THE SOUTHWEST QUARTER OF SECTION 34, TOWN 7 SOUTH, RANGE 4 EAST, IN THE VILLAGE OF MINSTER, JACKSON TOWNSHIP, AUGLAIZE COUNTY, OHIO AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Commencing for reference at a monument box with an iron pin found at the northwest corner of the northeast quarter of the southwest quarter of said Section 34,

thence, South 89°-55'-26" East, 800.44 feet, along the north line of said quarter section and center of Minster-Egypt Pike (First Street) to a P.K. nail set and being the principal place of beginning for the tract herein to be conveyed;

thence, South 89°-55'-26" East, 210.00 feet, along the north line of said quarter section and center of Minster-Egypt Pike (First Street) to a P.K. nail set at the northeast corner of said 3.012 acre tract;

thence, South 01°-02'-06" West, 410.00 feet, along the east line of said 3.012 acre tract to an iron pin found at the southeast corner of same, passing for reference an iron pin found at 25.50 feet;

thence, North 89°-55'-26" West, 210.00 feet, along the south line of said 3.012 acre tract to an iron pin with cap set;

thence, North 01°-02'-06" East, 410.00 feet, to the principal place of beginning, passing for reference an iron pin with cap set at 384.50 feet.

Containing 1.976 acres more or less and being subject to all legal highways and easements of record.

The bearing for reference of South 89°-55'-26" East was taken from an annexation plat by Gordon L. Geeslin, Ohio Professional Surveyor Number 5372, on file with the Village of Minster.

The above description was prepared by Thomas L. Coverstone, Ohio Professional Surveyor Number 7100, based on a survey performed by same dated November 19, 2003.

Deed Reference: Official Record Volume 330, Page 775.

AUG-MIN-0317LGL1.976

0-548