

BOUNDARY SURVEY OF PARCEL # N42-004-062-01 AS DESCRIBED IN OR VOL. 514, PG. 1190 OF THE AUGLAIZE COUNTY OFFICIAL RECORD OF DEEDS. BEING PART OF LOT 119 ACCORDING TO PLAT OF THE VILLAGE OF WAYNESFIELD RECORDED IN PLAT BOOK B, PAGE 9A AND BEING PART OF THE ABANDONED RIGHT-OF-WAY OF THE CINCINNATI & LAKE ERIE RAILROAD COMPANY RECORDED IN VOL. 139, PG. 173. SITUATED IN SAID VILLAGE OF WAYNESFIELD, WAYNE TOWNSHIP, SECTION 18, T-5-S, R-8-E, AUGLAIZE COUNTY, OHIO.

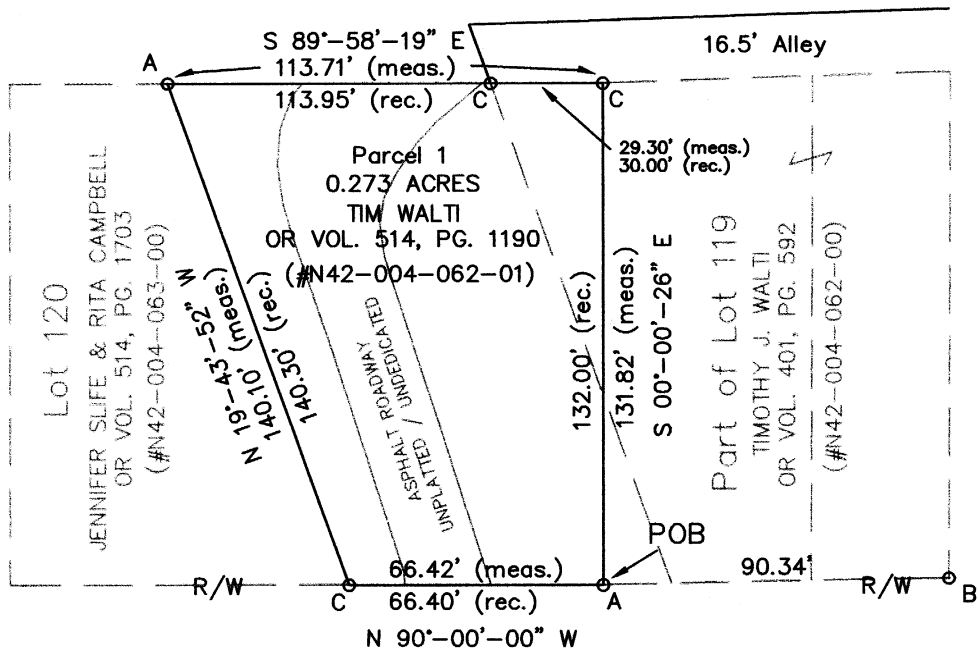
Basis of Bearing for this plat assumes the North Right-of-Way Line of Wapakoneta Street (SR 67) as N 90°-00'-00" W.

LEGEND

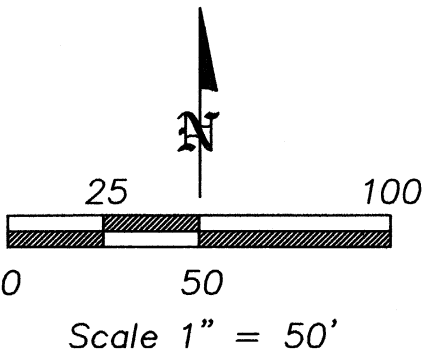
- A - 5/8" IRON PIN FOUND
- B - 5/8" IRON PIN W/ CAP (KENT #6792) FOUND
- C - 1 1/2" IRON PIPE FOUND

This Plat is recorded in Survey Book P, Page 246 in the Auglaize County Engineer's Office.

NOTE: No evidence was found in the Auglaize County official records that the improved Asphalt Roadway (designated as Copeland Street) has been formally platted and/or dedicated for public use at the time of this survey was completed.



WAPAKONETA STREET (SR 67) ~ 60' R/W



1/2/2006

ANGLE RIGHT, LTD

1105 POPPY DRIVE
WAPAKONETA, OHIO 45895
(419) 738-6264

CLIENT: TIM WALTI	
OWNER: TIM WALTI	
DATE: DECEMBER 3, 2005	
TWP: WAYNE	COUNTY: AUGLAIZE
VILLAGE OF WAYNESFIELD; SEC 18, T-5-S, R-8-E	
SHEET 1 OF 2	SCALE: 1"=50'

Eric R. Pfennig
ERIC R. PFENNING P.S. #8129
THIS SURVEY REPRESENTS AN ACTUAL FIELD SURVEY PERFORMED UNDER MY SUPERVISION ON DECEMBER 3, 2005.

**PARCEL 1
LEGAL DESCRIPTION**

Being Parcel #N42-004-062-01 as described in OR Volume 514, Page 1190 of the Auglaize County Official Record of Deeds. Being part of Lot 119 according to Plat of the Village of Waynesfield recorded in Plat Book B, Page 9A and being part of the abandoned right-of-way of the Cincinnati & Lake Erie Railroad Company recorded in Volume 139, Page 173. Situated in said Village of Waynesfield, Section 18, T-5-S, R-8-E, Wayne Township, County of Auglaize, State of Ohio a tract of land bounded and described as follows:

Commencing at a 5/8 inch iron pin found at the southwest corner of a parcel conveyed to Timothy J. Walti as described in OR Volume 401, Page 592, being the POINT OF BEGINNING for the tract of land herein described;

thence along the north right-of-way line of Wapakoneta Street (State Route 67), N 90°-00'-00" W (basis of bearing) a distance of 66.42 feet (measured) / 66.40 feet (recorded) to a 1 ½ inch iron pipe found marking the intersection of said north right-of-way line of Wapakoneta Street (State Route 67) and the west line of the abandoned right-of-way of the Cincinnati & Lake Erie Railroad Company, also being the southeast corner of Lot 120;

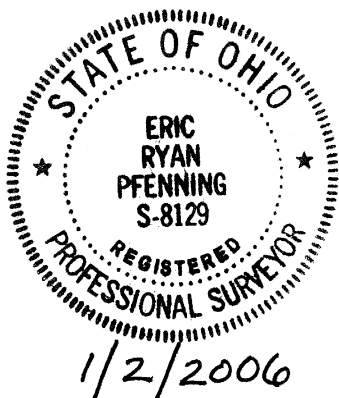
thence along said west line of the abandoned right-of-way of the Cincinnati & Lake Erie Railroad Company, N 19°-43'-52" W a distance of 140.10 feet (measured) / 140.30 feet (recorded) to a 5/8 inch iron pin found marking the northeast corner of Lot 120;

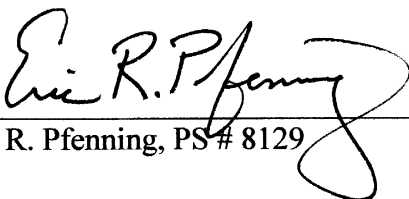
thence, S 89°-58'-19" E a distance of 113.71 feet (measured) / 113.95 feet (recorded) to a 1 ½ inch iron pipe found, passing a 1 ½ inch iron pipe found at 84.41 feet marking the northwest corner of Lot 119;

thence along the west line of said parcel conveyed to Timothy J. Walti recorded in OR Volume 401, Page 592, S 00°-00'-26" E a distance of 131.82 feet (measured) / 132.00 feet (recorded) to the POINT OF BEGINNING.

The above described parcel contains 0.273 acres of land subject to all legal highways and easements of record at the time of recording of this instrument.

Basis of bearing for this legal description assumes the north right-of-way line of Wapakoneta Street (State Route 67) as N 90°-00'-00" W. This legal description and accompanying plat represents an actual boundary survey performed by Eric R. Pfenning, PS # 8129 on December 3, 2005.




Eric R. Pfenning, PS # 8129
Angle Right, Ltd.
1105 Poppy Drive
Wapakoneta, Ohio 45895

This legal description is recorded in
Survey Book P, Page 247 in the
Auglaize County Engineer's Office

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