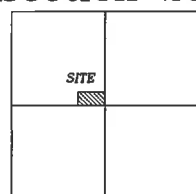


LOCATION PLAN

Section 20



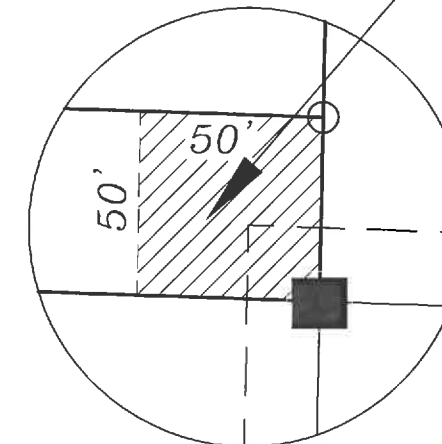
Clay Township,
T-6-S, R-7-E, Auglaize
County, Ohio.

BAUGHMAN-SCHAUB SURVEY

Part of the Northwest Fractional Quarter of Section
20, Town 6 South, Range 7 East, Clay Township,
Auglaize County, Ohio.



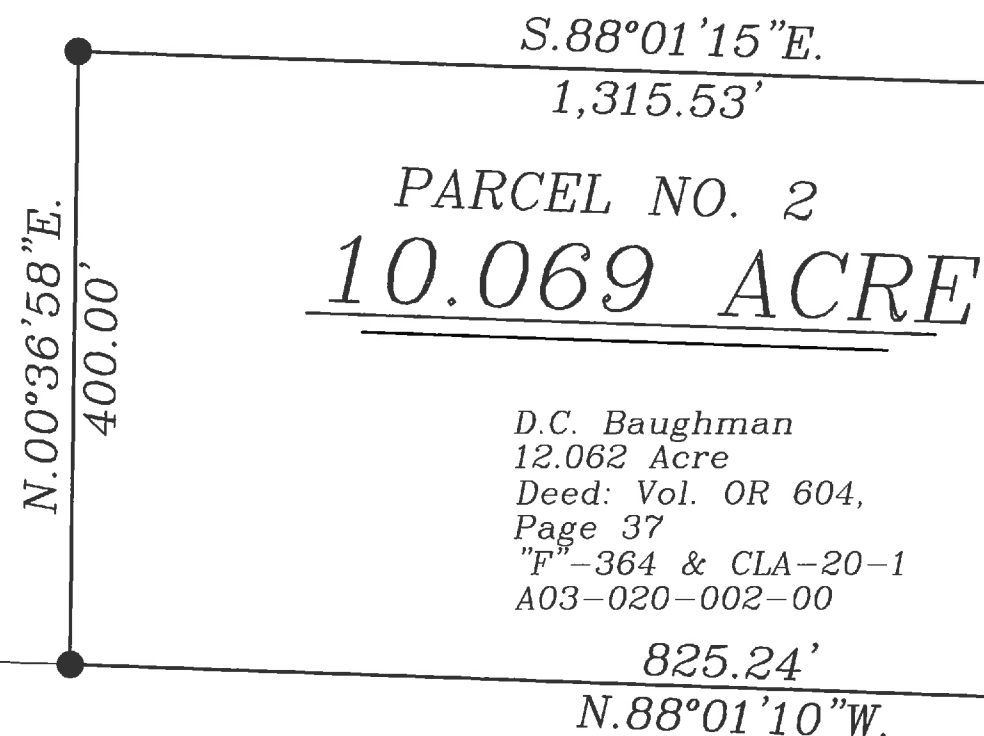
50' Easement
For Ingress-
Egress thru
Parcel No. 1



V.L. Wilt
55.630 Acre
Deed: Vol. 194,
Page 178

J. & L. Schaub
72.239 Acre
Deed: Vol. OR 357,
Page 1033
"F"-364 & CLA-20-1

L. & C. Helmlinger
12.300 Acre
Deed: Vol. OR 500,
Page 343
"F"-364 & CLA-20-1



D.C. Baughman
12.062 Acre
Deed: Vol. OR 604,
Page 37
"F"-364 & CLA-20-1
A03-020-002-00

PARCEL NO. 1
2.000 ACRE
0.009 AC. R/W

Basis of bearings is holding the
South Line of the Northwest Fractional
Quarter of Section 20 as N.88°18'29"W.,
per Auglaize County Global Positioning Survey,
Reference a Previous Survey by Kent Surveying,
November 30th, 1998.

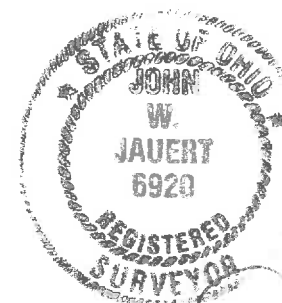


E.&E.&N. Shipman
78.451 Acre
Deed: Vol. OR 442,
Page 120

Monument Box
Found at the
S.E. Corner,
N.W. Fract. 1/4,
Section 20

LEGEND

- Iron Pin Set
- Iron Pin Found
- Monument Box



ATTEST:

John W. Jauert
Professional Surveyor No. 6920

This Plat is recorded in Survey Book "R", page 768,
in the Auglaize County Engineer's Office.

Jauert
surveying

11584 Monroe Road
Wapakoneta, Ohio
45895
(419) 657-6999

CLIENT: Baughman-Schaub Survey

COUNTY: Auglaize TOWNSHIP: Clay SEC. 20

DRAWN BY: J.W.J. SCALE: 1"=125' DWG.# 14-4118

CHECKED BY: DATE: November 2014

SHEET 1 OF 3

(T-6-S; R-7-E)

R-768

- John Jauert
- 11584 Monroe Road
- Wapakoneta, Ohio 45895



- Phone: (419) 657-6999
- FAX: (419) 657-2745
- E-Mail: jjsurvey@ohiolink.net

**BAUGHMAN SURVEY
PARCEL ONE – 2.000 ACRE**

The following described tract of land is part of the Northwest Fractional Quarter of Section 20, Town 6 South, Range 7 East, Clay Township, Auglaize County, Ohio, and Part of Parcel No. A03-020-002-00 and is more particularly described as follows:

The PLACE OF BEGINNING is at a Monument Box located at the Southeast corner of the Northwest Fractional Quarter of Section 20, Clay Township and in the centerline of Township Road 108A (Geyer Drive);

Thence N.88°01'10"W. along the South line of the Northwest Fractional Quarter of Section 20, a distance of 488.59 feet to an iron pin set;

Thence N.00°51'35"E. a distance of 343.98 feet to an iron pin set;

Thence S.88°01'15"E. a distance of 213.36 feet to an iron pin set;

Thence S.00°51'35"W. a distance of 293.97 feet to an iron pin set;

Thence S.88°01'10"E. a distance of 275.23 feet to an iron pin set;

Thence S.00°51'35"W. a distance of 50.00 feet to the Monument box, which was the true PLACE OF BEGINNING.

Containing in all 2.000 Acre of which 0.009 Acre has been dedicated as road right-of-way. There is also a 50-foot by 50-foot easement in the Southeast corner of the above 2.000 Acre tract to be used for ingress-egress for the 10.069 Acre tract adjacent to the North. The above-described tract of land is subject to all legal easements, restrictions and reservations, if any, of record or in use on said premises. Previous deed reference: Volume OR 604, page 37. The above description and plat are recorded in Survey Book "R", Page 768, in the Auglaize County Engineer's Office. Basis of bearing is holding the South line of the Northwest Fractional Quarter of Section 20 as N.88°01'10"W. per the Auglaize County Global Positioning Survey. The above description was based on an actual field survey performed by me, John W. Jauert in November 2014.

ATTEST: _____

John W. Jauert
Professional Surveyor No. 6920



R-769

- John Jauert
- 11584 Monroe Road
- Wapakoneta, Ohio 45895



- Phone: (419) 657-6999
- FAX: (419) 657-2745
- E-Mail: jjsurvey@ohiolink.net

**BAUGHMAN SURVEY
PARCEL TWO – 10.069 ACRE**

The following described tract of land is part of the Northwest Fractional Quarter of Section 20, Town 6 South, Range 7 East, Clay Township, Auglaize County, Ohio, and Part of Parcel No. A03-020-002-00 and is more particularly described as follows:

Commencing at a Monument Box located at the Southeast corner of the Northwest Fractional Quarter of Section 20, Clay Township and in the centerline of Township Road 108A (Geyer Drive);

Thence N.88°01'10"W. along the South line of the Northwest Fractional Quarter of Section 20, a distance of 488.59 feet to an iron pin set, which is the PLACE OF BEGINNING for the tract of land herein described;

Thence continuing N.88°01'10"W. along the above described line, a distance of 825.24 feet to an iron pin found;

Thence N.00°36'58"E. a distance of 400.00 feet to an iron pin found;

Thence S.88°01'15"E. a distance of 1,315.53 feet to an iron pin found;

Thence S.00°51'35"W. a distance of 350.00 feet to an iron pin set;

Thence N.88°01'10"W. a distance of 275.23 feet to an iron pin set;

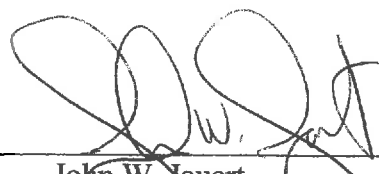
Thence N.00°51'35"E. a distance of 293.97 feet to an iron pin set;

Thence N.88°01'15"W. a distance of 213.36 feet to an iron pin set;

Thence S.00°51'35"W. a distance of 343.98 feet to the iron pin set, which was the true PLACE OF BEGINNING.

Containing in all 10.069 Acre and having access to a 50-foot by 50-foot easement for ingress-egress, adjacent South of the Southeast corner of said 10.069 Acre tract, thru the Southeast corner of the 2.000 Acre tract as shown on the Survey Plat, "R", page 768. The above-described tract of land is subject to all legal easements, restrictions and reservations, if any, of record or in use on said premises. Previous deed reference: Volume OR 604, page 37. The above description and plat are recorded in Survey Book "R", Page 768, in the Auglaize County Engineer's Office. Basis of bearing is holding the South line of the Northwest Fractional Quarter of Section 20 as N.88°01'10"W. per the Auglaize County Global Positioning Survey. The above description was based on an actual field survey performed by me, John W. Jauert in November 2014.

ATTEST:



John W. Jauert
Professional Surveyor No. 6920



R-770

AUGLAIZE COUNTY REGIONAL PLANNING COMMISSION

Minutes of the December 8, 2014 meeting

The meeting was called to order by Vice-President Regula. Roll call indicated fourteen members and/or voting alternates constituting a quorum.

Delegates Present: Rodeheffer, Klopfenstein, Wilker, Schneider, Fledderjohann, Cook, Emerson, C. Albers, Ruck.

Alternates Present: Regula, Beane, Bergman, Imwalle.

Ex. Officio Present: Fisher.

Others Present: Tony Elsass, Ryan Ruck, Ned Ruck.

Secretary's Report: The minutes of the May 19, 2014 meeting were approved as read.

Treasurer's Report:

Balance as of May 19, 2014	\$2,688.92
Expenditures	\$686.91
Income	\$8.76
Balance as of December 8, 2014	\$2,010.77

A motion was moved by Wilker to approve the Treasurer's Report as presented. Seconded by Schneider. Motion passed and carried.

Old Business:

- a. None:

New Business:

- a. **Subdivision Variance Request:** A subdivision variance request from Don Baughman to divide an approximately 1.9 acre parcel around an existing house, not meeting the 3:1 depth to frontage ratio, and not serviced by a fifty-foot wide strip for ingress and egress. Located in Section 20, Clay Township. There was a lot of discussion surrounding the parcel not being serviced by a fifty-foot wide strip. It was decided to conditionally approve the parcel split, so long as the fifty-foot wide strip is included and a fifty-foot wide easement is granted for access to the remainder parcel. Also the remainder parcel can never be sold, except to an adjacent landowner. Bergman moved a motion to accept the variance, based on the conditions being met. Seconded by Wilker. Motion passed and carried, with one dissenting vote.
- b. **Subdivision Variance Request:** A subdivision variance request from Sam Ruck et al, to divide an approximately 2.3 acres parcel around an existing house, not meeting the 3:1 depth to frontage ratio, but serviced by a fifty-foot wide strip for ingress and egress. Located in Section 21, Pusheta Township. Fledderjohann moved a motion to accept the variance. Seconded by C Albers. Motion passed and carried.

Meeting adjourned by Vice-President Regula.

Respectfully submitted,

Kurt L. Rodeheffer

Kurt Rodeheffer
Secretary/Treasurer ACRPC

Approved _____

President ACRPC

Attest _____

Secretary-Treasurer ACRPC