

Hammond / Liette Survey

NW Corner,
NW 1/4, Section 16

Part of the NW 1/4 of Section 16,
Town-5-South, Range-4-East,
Noble Township, Auglaize County, Ohio
as evidenced by OR Volume 367, Page 304
and OR Volume 571, Page 890,
and OR Volume 457, Page 2562 & 2564 and
Parcel No. H2301600100, H2301600102 and H2301600101.

State Route 116 (60' R/W)

(S)N01°27'58"E(W)

S88°32'02"E
380.20'

Tract Four
1.756 acres
(0.139 acres right-of-way)
Liette to Hammond

N88°32'02"W
380.21'

Tract Three
0.960 acres
(0.076 acres right-of-way)
Tract Two Option to purchase

N88°32'02"W
380.21'

N88°32'02"W
312.21'

OR Volume 367, Page 304
Parcel No. H2301600100

Tract Two
3.619 acres
(0.459 acres right-of-way)

S88°32'02"E
312.21'

S88°49'41"E
300.00'

Tract One
1.727 acres
(0.207 acres right-of-way)
Hammond to Liette

N01°27'58"E
253.54'

80.23'

N89°52'29"W

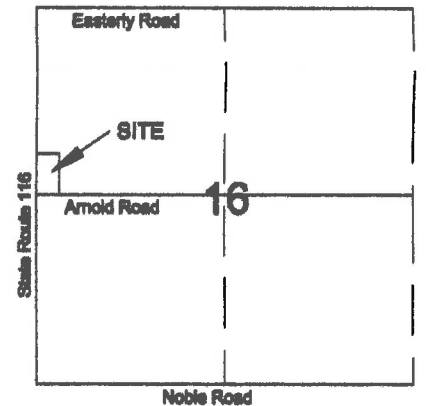
Arnold Road (60' R/W)

S01°27'58"W

360.06'

248.06'

Roger & Maureen Liette (TR)
OR Volume 457, Page 2563 & 2564
Parcel No. H2301600101



VICINITY MAP - SECTION 16
NOBLE TOWNSHIP

SW Corner,
NW 1/4, Section 16

SE Corner,
NW 1/4, Section 16

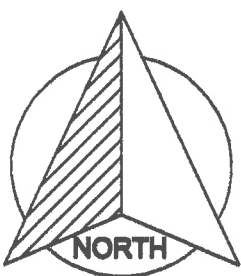
LEGEND

- Monument Box (found)
- 5/8" re-rod (found)
- 5/8" re-rod w/cap (set)
- mag-nail (set)
- p-k nail (found)

JAMES M.
KENT
6792

I hereby certify that this plat is representative of a
field survey performed under my direct supervision.

James M. Kent, Professional Surveyor No. 6792



GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.

Basis of bearings per GPS

kent surveying, inc.
acad - Hammond, Larry -1
drawing #5571
February 16, 2016
Corrected bearing on SR 116

S-357

Hammond
Tract One
Hammond to Liette



SURVEYOR'S DESCRIPTION

scale:

Being a part of the northwest quarter of Section 16, Town-5-South, Range-4-East, Noble Township, Auglaize County, Ohio as evidenced by Official Record Volume 571, page 890 and a part of Parcel No. H2301600102 and more particularly described as follows:

Commencing for reference at a monument box (found) at the southwest corner of the northwest quarter of Section 16, and the centerline of intersection of State Route 116 and Arnold Road; thence, S 89° 52' 29" E along the south line of the northwest quarter and the centerline of Arnold Road for a distance of 80.23 feet to a mag-nail (set) at the **POINT OF BEGINNING** for the tract herein described;

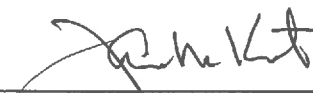
Thence, N 01° 27' 58" E (passing through a 5/8" re-rod w/cap set on the north right-of-way line of Arnold Road at a distance of 30.00 feet) for a total distance of 253.54 feet to a 5/8" re-rod w/cap (set);

Thence, S 88° 49' 41" E for a distance of 300.00 feet to a 5/8" re-rod w/cap (set);


Thence, S 01° 27' 58" W (passing through a 5/8" re-rod (found) on the north right-of-way line of Arnold Road at a distance of 218.06 feet) for a total distance of 248.06 feet to a p-k nail (found) on the south line of the northwest quarter and the centerline of Arnold Road;

Thence, N 89° 52' 29" W along the aforesaid south line and centerline for a distance of 300.08 feet to the **POINT OF BEGINNING** containing therein 1.727 acres, of which 0.207 acres is road right-of-way. Subject to all easements and right-of-way of record at the time of the recording of this instrument. Basis of bearings is per GPS. Prepared by James M. Kent, Professional Surveyor No. 6792 with reference herein made to a plat of survey; Kent Surveying, Inc. drawing #5571 dated February 16, 2016.




James M. Kent, PS 6792

CLIENT HAMMOND DATE 2-17-16
COUNTY AUGLAIZE TOWNSHIP NOBLE
SECTION 16 T. 5-S; R. 4-E DRAWN BY JMK
SHEET 1 OF 1 DWG. # 5571

 **kent surveying, inc.**
P.O. Box 96 - 1750 Bellefontaine Street
Wapakoneta, OH 45895
419-738-5677 fax 419-738-7894

S-358

Hammond
Tract Two



SURVEYOR'S DESCRIPTION

scale:

Being a part of the northwest quarter of Section 16, Town-5-South, Range-4-East, Noble Township, Auglaize County, Ohio as evidenced by Official Record Volume 367, page 304 and a part of Parcel No. H2301600100 and Official Record Volume 571, Page 890 and part of Parcel No. H2301600102 and more particularly described as follows:

BEGINNING at a monument box (found) at the southwest corner of the northwest quarter of Section 16, and the centerline of intersection of State Route 116 and Arnold Road;

thence, N 01° 27' 58" E along the west line of the northwest quarter and the centerline of State Route 116 for a distance of 617.01 feet to a mag-nail (set);

Thence, S 88° 32' 02" E (passing through a 5/8" re-rod set on the east right-of-way line of State Route 116 at a distance of 30.00 feet) for a total distance of 380.21 feet to a 5/8" re-rod w/cap (set);

Thence, S 01° 27' 58" W for a distance of 360.06 to 5/8" re-rod w/cap (set);

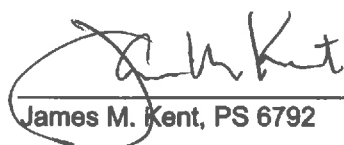
Thence, N 88° 49' 41" W for a distance of 300.00 feet to a 5/8" re-rod w/cap (set);

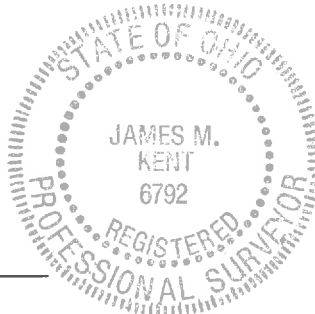
Thence, S 01° 27' 58" W (passing through a 5/8" re-rod w/cap set on the north right-of-way line of Arnold Road at a distance of 223.54 feet) for a total distance of 253.54 feet to a mag-nail (set) on the south line of the northwest quarter and the centerline of Arnold Road;

Thence, N 89° 52' 29" W along the aforesaid south line and centerline for a distance of 80.23 to the **POINT OF BEGINNING** containing therein 3.619 acres, of which 0.459 acres is road right-of-way. Subject to all easements and right-of-way of record at the time of the recording of this instrument. Basis of bearings is per GPS. Prepared by James M. Kent, Professional Surveyor No. 6792 with reference herein made to a plat of survey; Kent Surveying, Inc. drawing #5571 dated February 16, 2016.


Corrected acreage - 3/7/2016

Corrected bearing on SR 116


James M. Kent, PS 6792



CLIENT HAMMOND DATE 4-12-16
COUNTY AUGLAIZE TOWNSHIP NOBLE
SECTION 16 T. 5-S; R. 4-E DRAWN BY JMK
SHEET 2 OF 4 DWG. # 5571

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Wapakoneta, OH 45895
419-738-5677 fax 419-738-7894

S-359

Hammond
Tract Three
Option to Purchase for Tract Two



SURVEYOR'S DESCRIPTION

scale:

Being a part of the northwest quarter of Section 16, Town-5-South, Range-4-East, Noble Township, Auglaize County, Ohio as evidenced by Official Record Volume 571, page 890 and a part of Parcel No. H2301600102 and more particularly described as follows:

Commencing for reference at a monument box (found) at the southwest corner of the northwest quarter of Section 16, and the centerline of intersection of State Route 116 and Arnold Road; thence, N 01° 27' 58" E along the west line of the northwest quarter and the centerline of State Route 116 for a distance of 617.01 feet to a mag-nail (set) at the **POINT OF BEGINNING** for the tract herein described;

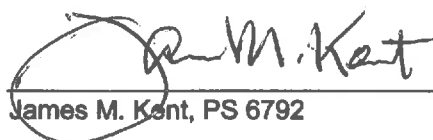
Thence, continuing along the aforesaid west line and centerline of State Route 116 N 01° 27' 58" E for a distance of 110.00 feet to a p-k nail (found);

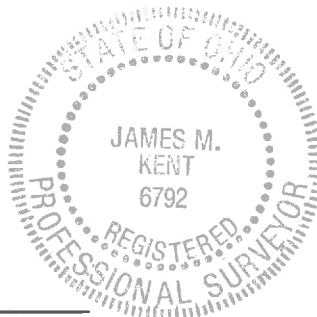
Thence, S 88° 32' 02" E (passing through a 5/8" re-rod found on the east right-of-way line of State Route 116 at a distance of 30.00 feet) for a total distance of 380.21 feet to a 5/8" re-rod w/cap (set);

Thence, S 01° 27' 58" W for a distance of 110.00 to 5/8" re-rod w/cap (set);


Thence, N 88° 32' 02" W (passing through a 5/8" re-rod w/cap (set) on the east right-of-way line of State Route 116 at a distance of 350.21 feet) for a total distance of 380.21 feet to the **POINT OF BEGINNING** containing therein 0.960 acres, of which 0.076 acres is road right-of-way. Subject to all easements and right-of-way of record at the time of the recording of this instrument. Basis of bearings is per GPS. Prepared by James M. Kent, Professional Surveyor No. 6792 with reference herein made to a plat of survey; Kent Surveying, Inc. drawing #5571 dated February 16, 2016.

Corrected bearing to POB - 04/13/2016


James M. Kent, PS 6792



CLIENT HAMMOND DATE 4-13-16
COUNTY AUGLAIZE TOWNSHIP NOBLE
SECTION 16 T-5-S; R-4-E DRAWN BY JMK
SHEET 3 OF 4 DWG. # 5571

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S-360

Hammond
Tract Four
Liette to Hammond



SURVEYOR'S DESCRIPTION

scale:

Being a part of the northwest quarter of Section 16, Town-5-South, Range-4-East, Noble Township, Auglaize County, Ohio as evidenced by Official Record Volume 457, page 2562 & 2564 a part of Parcel No. H2301600101 and more particularly described as follows:

Commencing for reference at a monument box (found) at the southwest corner of the northwest quarter of Section 16, and the centerline of intersection of State Route 116 and Arnold Road; thence, N 01° 27' 58" E along the west line of the northwest quarter and the centerline of State Route 116 for a distance of 727.01 feet to a p-k nail (found) at the **POINT OF BEGINNING** for the tract herein described;


Thence, continuing along the aforesaid west line and centerline of State Route 116 N 01° 27' 58" E for a distance of 201.18 feet to a mag-nail (set);

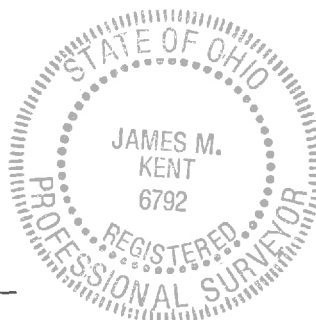
Thence, S 88° 32' 02" E (passing through a 5/8" re-rod (set) on the east right-of-way line of State Route 116 at a distance of 30.00 feet) for a total distance of 380.20 feet to a 5/8" re-rod w/cap (set);

Thence, S 01° 27' 58" W for a distance of 201.18 to 5/8" re-rod w/cap (found);


Thence, N 88° 32' 02" W (passing through a 5/8" re-rod w/cap (set) on the east right-of-way line of State Route 116 at a distance of 350.21 feet) for a total distance of 380.21 feet to the **POINT OF BEGINNING** containing therein 1.756 acres, of which 0.139 acres is road right-of-way. Subject to all easements and right-of-way of record at the time of the recording of this instrument. Basis of bearings is per GPS. Prepared by James M. Kent, Professional Surveyor No. 6792 with reference herein made to a plat of survey; Kent Surveying, Inc. drawing #5571 dated February 16, 2016.

Corrected bearing on SR 116 - 04/12/2016


James M. Kent, PS 6792



CLIENT HAMMOND DATE 4-12-16
COUNTY AUGLAIZE TOWNSHIP NOBLE
SECTION 16 T-5-S; R-4-E DRAWN BY JMK
SHEET 4 OF 4 DWG. # 5571

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S-361