

Basis of Bearing for this plat assumes the South Line of the SW 1/4 of Section 14, also being the centerline of State Route 67, as S 89°-21'-16" E per Auglaize County GPS Survey.



Auglaize Co. Tax Map
Survey Book 5, page 612

LEGEND

A - SET MAG NAIL
B - SET 5/8 INCH IRON PIN CAPPED
C - RAILROAD SPIKE FOUND
D - MONUMENT BOX FOUND
E - COTTON GIN SPINDLE FOUND
F - 5/8 INCH IRON PIN FOUND
G - MAG NAIL FOUND
H - 5/8 INCH IRON PIN CAPPED FOUND (P.S. #8129)
J - STEEL CORNER POST FOUND

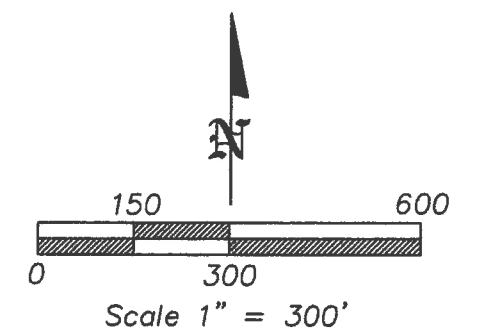
Additional Survey Reference:

Survey Book UNI-14-2
Ted K. Schnell, P.S. 7216

Survey Book R, Pages 318–321
Eric R. Pfenning, P.S. 8129

Survey Book J, Page 595
James M. Kent, P.S. 6792

Ohio Department of Transportation
S.H. 166 (SR 67) - R/W Plans
Sections A, B, C & D (pt.)



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

CLIENT: KASEY GIBSON	
OWNER: BRIAN & CHRISTINA MYERS	
DATE: DECEMBER 14, 2016	
TWP: UNION	COUNTY: AUGLAIZE
PART OF THE SW 1/4, SECTION 14, T-5-S, R-7-E	
SHEET 1 OF 3	SCALE: 1" = 30'

**PARCEL 1
LEGAL DESCRIPTION**

Being part of Parcel #L34-014-004-00 as described in OR Volume 636, Page 602 of the Auglaize County Official Record of Deeds. Situated in the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, T-5-S, R-7-E, Union Township, County of Auglaize, State of Ohio a tract of land bounded and described as follows:

Commencing for reference at a monument box found at the southwest corner of the SW $\frac{1}{4}$ of Section 14;

Thence along the south line of said SW $\frac{1}{4}$ of Section 14, also being the centerline of State Route 67, S $89^{\circ}-21'-16''$ E (basis of bearing) a distance of 1,667.53 feet to a cotton gin spindle found marking the southeast corner of a 3.735 acre tract as described in OR Volume 621, Page 343 of the Auglaize County Official Record of Deeds, passing a railroad spike found at a distance of 1,324.03 feet marking the southwest corner of said SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14 also marking the southwest corner of said 3.735 acre tract, being the POINT OF BEGINNING for the tract of land herein described;

thence along the east line of said 3.735 acre tract, N $00^{\circ}-51'-30''$ E a distance of 473.69 feet to a 5/8 inch iron pin found marking the northeast corner of said 3.735 acre tract, passing a 5/8 inch iron pin found at a distance of 30.00 feet marking the north right-of-way line of State Route 67;

thence along the north line of said 3.735 acre tract and parallel with said south line of the SW $\frac{1}{4}$ of Section 14, also being the centerline of State Route 67, N $89^{\circ}-21'-16''$ W a distance of 343.50 feet to a 5/8 inch iron pin found on the west line of said SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14 marking the northwest corner of said 3.735 acre tract;

thence along said west line of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, N $00^{\circ}-51'-30''$ E a distance of 849.64 feet to a 5/8 inch iron pin found marking the northwest corner of said SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, said 5/8 inch iron pin found being reference by a Steel Corner Post found N $57^{\circ}-13'-28''$ E at a distance of 6.72 feet;


thence along the north line of said SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, S $89^{\circ}-23'-03''$ E a distance of 847.91 feet to a set 5/8 inch iron pin capped;

thence parallel with said west line of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, S $00^{\circ}-51'-30''$ W a distance of 1,323.77 feet to a set mag nail on said south line of the SW $\frac{1}{4}$ of Section 14, also being the centerline of State Route 67, passing a set 5/8 inch iron pin capped at 1,293.77 feet marking said north right-of-way line of State Route 67;

thence along said south line of the SW $\frac{1}{4}$ of Section 14, also being the centerline of State Route 67, N $89^{\circ}-21'-16''$ W a distance of 504.41 feet to the POINT OF BEGINNING.

The above described parcel contains 22.028 acres of land of which 0.347 acres of land is occupied by the right-of-way of State Route 67, subject to all legal highways and easements of record at the time of recording of this instrument (Volume 206, Page 360 describes a 10 foot wide utility easement).

Basis of bearing for this legal description assumes the south line of the SW $\frac{1}{4}$ of Section 14, also being the centerline of State Route 67 as S $89^{\circ}-21'-16''$ E per Auglaize County GPS survey. This legal description and accompanying plat represents an actual boundary survey performed by Eric R. Pfenning, PS # 8129 on December 14, 2016. All set 5/8 inch iron pin are marked with an orange plastic cap stamped "Angle Right S-8129".


Eric R. Pfenning, PS # 8129

This legal description is recorded in
Survey Book 5, Page 613 in the
Auglaize County Engineer's Office

Angle Right, Ltd.
1105 Poppy Drive
Wapakoneta, Ohio 45895



PARCEL 2
LEGAL DESCRIPTION

Being part of Parcel #L34-014-004-00 as described in OR Volume 636, Page 602 of the Auglaize County Official Record of Deeds. Situated in the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, T-5-S, R-7-E, Union Township, County of Auglaize, State of Ohio a tract of land bounded and described as follows:

Commencing for reference at a monument box found at the southwest corner of the SW $\frac{1}{4}$ of Section 14;

Thence along the south line of said SW $\frac{1}{4}$ of Section 14, also being the centerline of State Route 67, S $89^{\circ}-21'-16''$ E (basis of bearing) a distance of 2,171.94 feet to a set mag nail, passing a railroad spike found at a distance of 1,324.03 feet marking the southwest corner of said SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14 also marking the southwest corner of a 3.735 acre tract as described in OR Volume 621, Page 343 of the Auglaize County Official Record of Deeds and passing a cotton gin spindle found at a distance of 1,667.53 marking the southeast corner of said 3.735 acre tract, being the POINT OF BEGINNING for the tract of land herein described;

thence parallel with the west line of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, N $00^{\circ}-51'-30''$ E a distance of 1,323.77 feet to a set $\frac{5}{8}$ inch iron pin capped on the north line of said SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, passing a set $\frac{5}{8}$ inch iron pin capped at a distance of 30.00 feet marking the north right-of-way line of State Route 67;

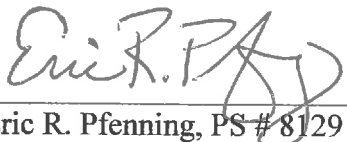
thence along said north line of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, S $89^{\circ}-23'-03''$ E a distance of 341.82 feet to a $\frac{5}{8}$ inch iron pin capped found marking the northwest corner of a 32.416 acre tract as described in OR Volume 636, Page 597 of the Auglaize County Official Record of Deeds;

thence along the west line of said 32.416 acre tract and parallel with said west line of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, S $00^{\circ}-51'-30''$ W a distance of 1,323.95 feet to a mag nail found on said south line of the SW $\frac{1}{4}$ of Section 14, also being the centerline of State Route 67, passing a $\frac{5}{8}$ inch iron pin capped found at a distance of 1,293.95 feet marking said north right-of-way line of State Route 67;

thence along said south line of the SW $\frac{1}{4}$ of Section 14, also being the centerline of State Route 67, N $89^{\circ}-21'-16''$ W a distance of 341.82 feet to the POINT OF BEGINNING

The above described parcel contains 10.388 acres of land of which 0.236 acres of land is occupied by the right-of-way of State Route 67, subject to all legal highways and easements of record at the time of recording of this instrument (Volume 206, Page 360 describes a 10 foot wide utility easement).

Basis of bearing for this legal description assumes the south line of the SW $\frac{1}{4}$ of Section 14, also being the centerline of State Route 67 as S $89^{\circ}-21'-16''$ E per Auglaize County GPS survey. This legal description and accompanying plat represents an actual boundary survey performed by Eric R. Pfenning, PS # 8129 on December 14, 2016. All set $\frac{5}{8}$ inch iron pin are marked with an orange plastic cap stamped "Angle Right S-8129".


Eric R. Pfenning, PS #8129

This legal description is recorded in
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