

Survey of Parcel #B05-303-015-00, #B05-303-016-00 & #B05-303-017-00 and being Lot #15, Lot #16 and part of Lot #17 of Kelley's Third Oakwood Subdivision (P.B. B, Pg. 75) and being located in Section 30, Town 5 South, Range 6 East, Duchouquet Township, Auglaize County, Ohio.
(Prior Deeds Referenced in O.R. 680, Pg. 1693 & O.R. 680, Pg. 1697)

Line Data

L - 1 = N 88°-30'-00" W ~ 62.48'

L - 2 = N 88°-30'-00" W ~ 62.47'

NOTE: All distances on this plat are measured unless otherwise noted.

Legend

- A = Existing 1/2" Iron Pipe
- B = Existing #4 Rebar
- C = Existing #5 Rebar
- D = Existing 1" Iron Pipe
- E = Existing 2" x 2" Square Bolt
- F = Set #5 Rebar
- G = Set Mag Nail

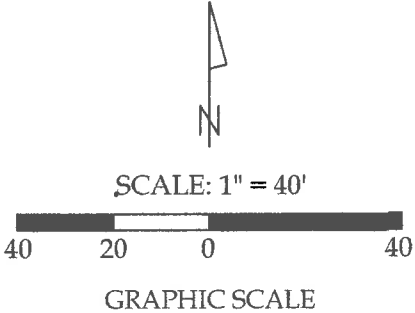
Curve Data

C - 1
Radius = 1770.15'
Arc Length = 199.79'
Tangent = 100.00'
Chord Bearing = S 88°-16'-00" W
Chord Distance = 199.68'

C - 2
Radius = 1795.15'
Arc Length = 169.43'
Chord Bearing = S 88°-47'-48" W
Chord Distance = 169.29'

C - 3
Radius = 1795.15'
Arc Length = 82.30'
Chord Bearing = S 87°-24'-20" W
Chord Distance = 82.29'

C - 4
Radius = 1795.15'
Arc Length = 87.15'
Chord Bearing = N 89°-53'-25" W
Chord Distance = 87.14'

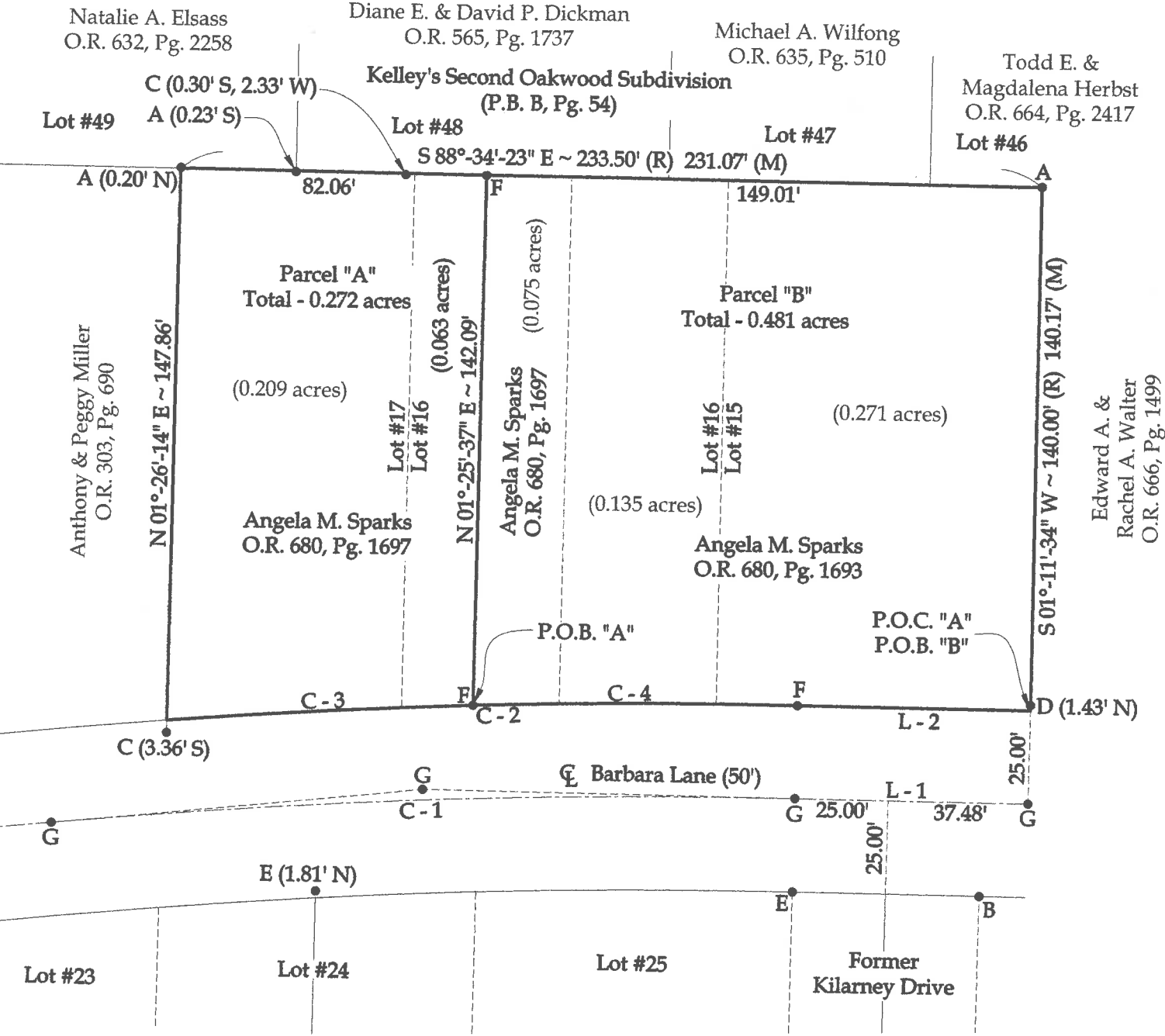


This plat and the accompanying legal description represent an actual boundary survey completed under my direct supervision on March 01, 2017.

Kyle J. Binkley
Kyle J. Binkley, P.S. #8587

Binkley
LAND SURVEYING, LLC
121 W. Auglaize Street
Wapakoneta, Ohio 45895
(419) 236-3768

CLIENT: Angela M. Sparks			
SURVEYED BY: K.J.B.	DATE: 10-06-2017	DRAWN BY: K.J.B.	CHECKED BY: K.J.B.
SCALE: 1" = 40'		PAGE 1	OF 3 PAGES



BASIS OF BEARINGS: The system of bearings for this plat and legal description is based on the Ohio State Plane - North Coordinate System NAD 83 (2011).

This plat is recorded in Survey Book "T", Page 82, in the Auglaize County Engineer's Office.

Parcel "A"
LEGAL DESCRIPTION

Being Parcel #B05-303-017-00 & a part of Parcel #B05-303-016-00 (Prior Deed Referenced in O.R. 680, Pg. 1697) and being a part of Lot #16 & part of Lot #17 of Kelley's Third Oakwood Subdivision (P.B. B, Pg. 75) and being located in Section 30, Town 5 South, Range 6 East, Duchouquet Township, Auglaize County, Ohio, more particularly described as follows:

Commencing at a point at the SE corner of Lot #15 of said Kelley's Third Oakwood Subdivision, as referenced by an existing 1" Iron Pipe at 1.43' N; thence N 88°-30'-00" W with the northerly right-of-way line of Barbara Lane, 62.47' to a set #5 Rebar; thence with a curve to the left having a radius of 1795.15', an arc length of 87.15', a chord bearing of N 89°-53'-25" W and a chord distance of 87.14' to a #5 Rebar set at the POINT OF BEGINNING; thence the following courses:

1. Continuing with the northerly right-of-way line of Barbara Lane and a curve to the left having a radius of 1795.15', an arc length of 82.30', a chord bearing of S 87°-24'-20" W and a chord distance of 82.29' to a point, as referenced by an existing #5 Rebar at 3.36' South;
2. N 01°-26'-14" E, 147.86' to a point on the N line of Lot #17 of said subdivision, passing an existing ½" Iron Pipe at 147.66';
3. S 88°-34'-23" E with said N line, 82.06' to a set #5 Rebar;
4. S 01°-25'-37" W, 142.09' to the POINT OF BEGINNING.

The above described parcel contains 0.272 acres, more or less, subject to all legal highways and easements of record.

The system of bearings for this legal description is based on the Ohio State Plane-North Coordinate System NAD83 (2011). This legal description and accompanying plat represent an actual boundary survey completed under the direct supervision of Kyle J. Binkley, P.S. #8587 on October 06, 2017. All markers called for above are in place.



A handwritten signature in black ink, appearing to read "K. Binkley", written over a horizontal line.

Parcel "B"
LEGAL DESCRIPTION

Being Parcel #B05-303-015-00 & a part of Parcel #B05-303-016-00 (Prior Deeds Referenced in O.R. 680, Pg. 1697 & O.R. 680, Pg. 1693) and being Lot #15 & part of Lot #16 of Kelley's Third Oakwood Subdivision (P.B. B, Pg. 75) and being located in Section 30, Town 5 South, Range 6 East, Duchouquet Township, Auglaize County, Ohio, more particularly described as follows:

Beginning at a point at the SE corner of Lot #15 of said Kelley's Third Oakwood Subdivision, as referenced by an existing 1" Iron Pipe at 1.43' N; thence the following courses:

- 1. N 88°-30'-00" W with the northerly right-of-way line of Barbara Lane, 62.47' to a set #5 Rebar;
- 2. With a curve to the left having a radius of 1795.15', an arc length of 87.15', a chord bearing of N 89°-53'-25" W and a chord distance of 87.14' to a set #5 Rebar;
- 3. N 01°-25'-37" E, 142.09' to a #5 Rebar set on the N line of Lot #16 of said subdivision;
- 4. S 88°-34'-23" E with the N line of Lot #16 and Lot #15 of said subdivision, 149.01' to an existing ½" Iron Pipe at the NE corner of said Lot #15;
- 5. S 01°-11'-34" W, 140.17' to the POINT OF BEGINNING.

The above described parcel contains 0.481 acres, more or less, subject to all legal highways and easements of record.

The system of bearings for this legal description is based on the Ohio State Plane-North Coordinate System NAD83 (2011). This legal description and accompanying plat represent an actual boundary survey completed under the direct supervision of Kyle J. Binkley, P.S. #8587 on October 06, 2017. All markers called for above are in place.



A handwritten signature in black ink, appearing to read "K. Binkley", written over a light blue horizontal line.