

BOUNDARY SURVEY OF PARCEL J27-033-002-00 AS DESCRIBED IN OR VOL. 435, PG. 844 OF THE AUGLAIZE COUNTY OFFICIAL RECORD OF DEEDS. SITUATED IN THE NW 1/4, SECTION 33, T-4-S, R-4-E, SALEM TOWNSHIP, AUGLAIZE COUNTY, OHIO.

Basis of Bearings assumes the South line of the NW 1/4 of Section 33, also being the centerline of Marbaugh Road (TR 206) as N 88°-58'-22" W per Auglaize County GPS Survey.

NOTE: See Deed Volume 101, Page 127 for 10' strip missing from OR Volume 435, Page 844 tract exception.

SURVEY REFERENCES

AUG-SR 116-7.78 Location Plan  
Ohio Department of Transportation  
Dated January 13, 1961

Survey SAL-32-2  
by Gordon L. Geeslin, PS 5372  
Dated January 1977

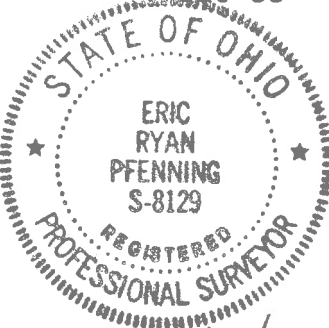
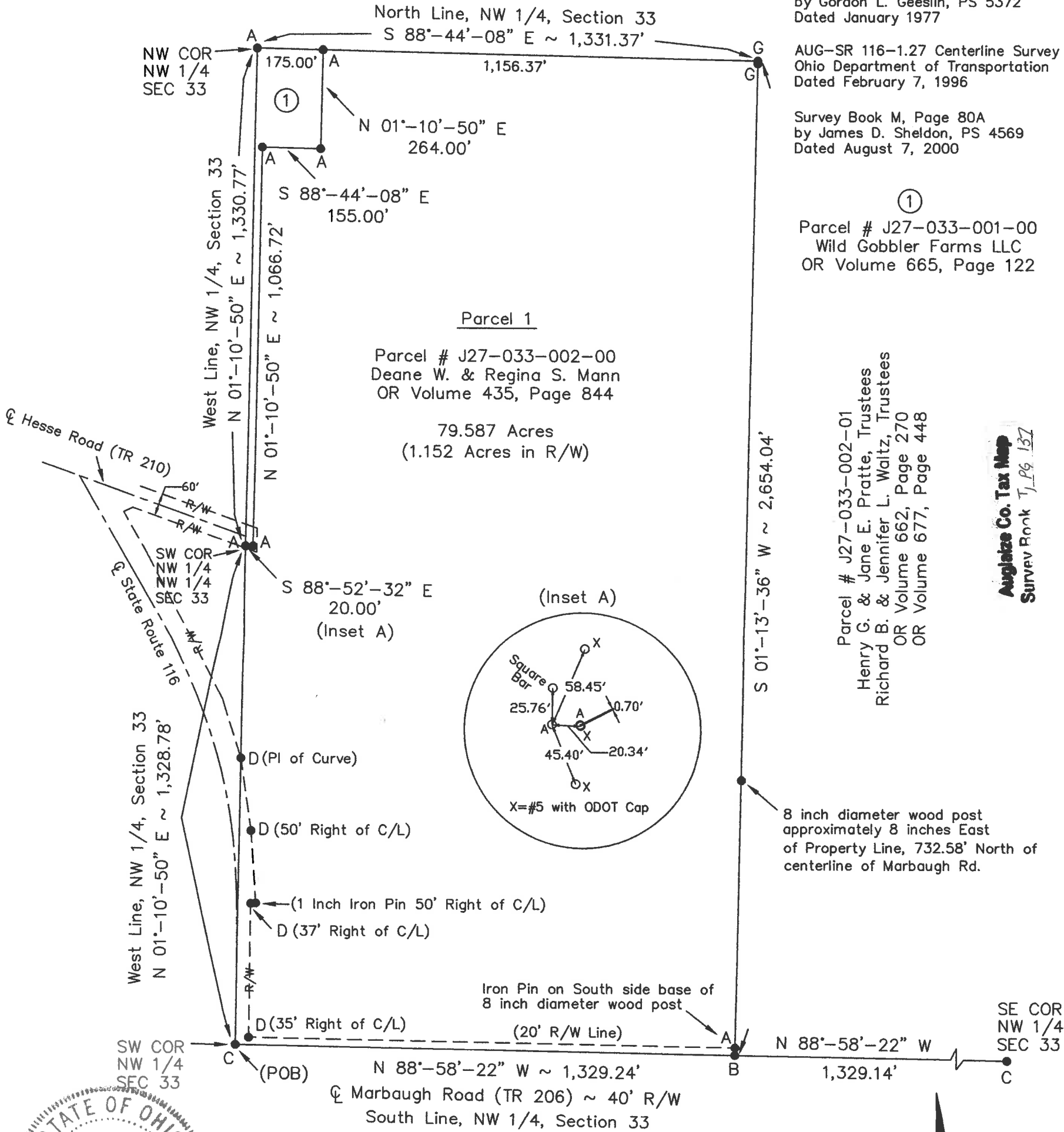
AUG-SR 116-1.27 Centerline Survey  
Ohio Department of Transportation  
Dated February 7, 1996

Survey Book M, Page 80A  
by James D. Sheldon, PS 4569  
Dated August 7, 2000

Parcel # J27-033-001-00  
Wild Gobbler Farms LLC  
OR Volume 665, Page 122

Parcel # J27-033-002-01  
Henry G. & Jane E. Pratte, Trustees  
Richard B. & Jennifer L. Waltz, Trustees  
OR Volume 662, Page 270  
OR Volume 677, Page 448

Auglaize Co. Tax Map  
Survey Book T, Pg 137



12/11/2017

*Eric R. Pfennig*

ERIC R. PFENNIG P.S. #8129

THIS SURVEY REPRESENTS AN ACTUAL FIELD SURVEY PERFORMED UNDER MY SUPERVISION ON DECEMBER 8, 2017.

This Plat is recorded in  
Survey Book T, Page 137  
in the Auglaize County  
Engineer's Office.

LEGEND

- A - SET 5/8 INCH IRON PIN CAPPED
- B - PK NAIL FOUND
- C - MONUMENT BOX OVER IRON PIN FOUND
- D - ODOT CONCRETE R/W MONUMENT FOUND
- G - 4 INCH DIAMETER STEEL POST

ANGLE RIGHT, LTD

1105 POPPY DRIVE  
WAPAKONETA, OHIO 45895  
(419) 738-9696

|   |                  |
|---|------------------|
| CLIENT: Deane Mann                              |                  |
| OWNER: Deane W. & Regina S. Mann                |                  |
| DATE: December 8, 2017                          |                  |
| TOWNSHIP: SALEM                                 | COUNTY: AUGLAIZE |
| Part of the NW 1/4,<br>Section 33, T-4-S, R-4-E |                  |
| SCALE: 1" = 300'                                | SHEET 1 OF 2     |

**PARCEL 1**  
**LEGAL DESCRIPTION**

Being Parcel #J27-033-002-00 as described in OR Volume 435, Page 844 of the Auglaize County Official Record of Deeds. Situated in the NW ¼ of Section 33, T-4-S, R-4-E, Salem Township, County of Auglaize, State of Ohio a tract of land bounded and described as follows:

Commencing at an iron pin in a monument box found at the southwest corner of the NW ¼ of Section 33 marking the intersection of the centerlines of State Route 116 and Marbaugh Road (TR 206) being the POINT OF BEGINNING for the tract of land herein described;

thence along the west line of said NW ¼ of Section 33, N 01°-10'-50" E a distance of 1,328.78 feet to a set 5/8 inch iron pin capped marking the southwest corner of the NW ¼ of the NW ¼ of Section 33, passing a ODOT Concrete R/W Monument found at a distance of 762.46 feet marking the PI of a spiral curve along the centerline of said State Route 116;

thence S 88°-52'-32" E a distance of 20.00 feet to a set 5/8 inch iron pin capped;

thence parallel with said west line of the NW ¼ of Section 33, N 01°-10'-50" E a distance of 1,066.72 feet to a set 5/8 inch iron pin capped;

thence parallel with the north line of the NW ¼ of Section 33, S 88°-44'-08" E a distance of 155.00 feet to a set 5/8 inch iron pin capped;

thence parallel with said west line of the NW ¼ of Section 33, N 01°-10'-50" E a distance of 264.00 feet to a set 5/8 inch iron pin capped on said north line of the NW ¼ of Section 33;

thence along said north line of the NW ¼ of Section 33, S 88°-44'-08" E a distance of 1,156.37 feet to a 4 inch diameter steel post found;

thence S 01°-13'-36" W a distance of 2,654.04 feet to a PK Nail found on the south line of the NW ¼ of Section 33, also being the centerline of Marbaugh Road (TR 206), passing a 4 inch diameter steel post found at 7.32 feet and passing a set 5/8 inch iron pin capped at a distance of 2,634.04 feet marking the north right-of-way line of Marbaugh Road (TR 206);

thence along said south line of the NW ¼ of Section 33, also being the centerline of Marbaugh Road (TR 206), N 88°-58'-22" W (basis of bearing) a distance of 1,329.24 feet to the POINT OF BEGINNING.

The above described parcel contains 79.587 acres of land, of which 1.152 acres of land is occupied by the right-of-way of State Route 116, Marbaugh Road (TR 206) and Hesse Road (TR 210), 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 south line of the NW ¼ of Section 33, also being the centerline of Marbaugh Road (TR 206) as N 88°-58'-22" W 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 8, 2017. 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 T, Page 137 in the  
Auglaize County Engineer's Office

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

