

SURVEY FOR SIERRA PROPERTIES

LEGEND

- RR Spike Found
- Iron Pin Found
- Iron Pin Set
- Mag Nail Set
- Mag Nail Found
- Con Mon. Found
- Section Corner

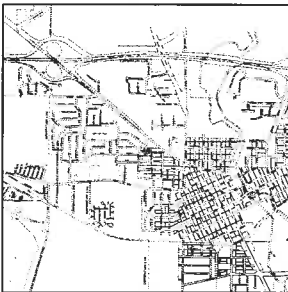
References:
Schlenker Survey by James M. Kent P.S. #6792 in April of 1994.
Cross-Point Subdivision, Plat Cabinet C Page 87, by James M. Kent P.S. #6792 in June of 1994.
ALTA/ACSM Survey of Westerly part of Lot 5 by James M. Kent P.S. #6792 in March of 1997.
St. Marys Land Co. Survey by James W. Geeslin P.S. #7764 in January of 1998.
Rolling Hills Estates, 9th Addition by Steven E. Bowersox P.S. #7059 in November of 2016.
Sierra Properties Survey by Kyle J. Binkley P.S. #8587 in September of 2019.
All Deeds on Record.

LINE DATA

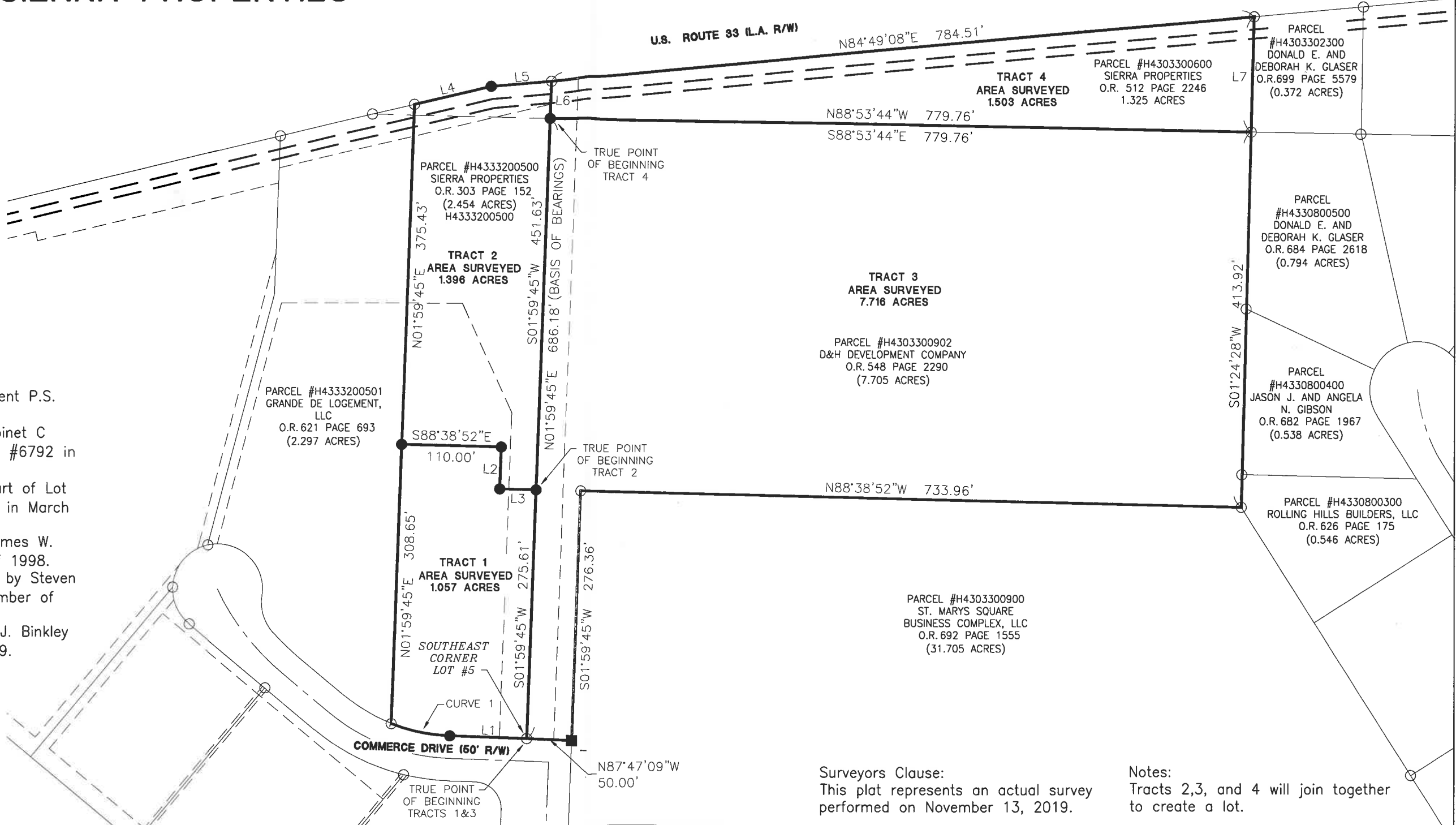
LINE	BEARING	DISTANCE
L1	N87°47'09"W	84.91'
L2	S01°59'45"W	46.50'
L3	S88°38'52"E	40.00'
L4	N76°36'01"E	86.76'
L5	N84°49'08"E	66.87'
L6	N01°59'45"E	41.05'
L7	S01°24'28"W	126.94'

CURVE 1 DATA

ARC LENGTH-66.41'
RADIUS-195.00'
DELTA-19.5114'
CHORD-N78°01'48"W~66.08'



VICINITY MAP



Surveyors Clause:
This plat represents an actual survey performed on November 13, 2019.

Notes:
Tracts 2,3, and 4 will join together to create a lot.

Basis of Bearings:
Bearings from Cross-Point Subdivision Plat by James M. Kent P.S.# 6792 in June of 1994.
State of: Ohio County: Auglaize
Township: Noble
Sec.: SW 1/4 33 Town: 5S Range: 4E
Deed Ref.: O.R. 303 Page 152
Date Surveyed: December 3, 2019

Scale: 1"= 120'

PROJECT # 219890.14

ACCESS
Engineering Solutions

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STATE OF OHIO

CRAIG W. MESCHER
8237

REGISTERED PROFESSIONAL SURVEYOR

Engineers Office: _____

Surveyed By: *[Signature]*
Craig W. Mescher Reg. Surveyor No. 8237

**Description for
Sierra Properties
Tract 1
1.057 Acres**

Being part of Lot 5 in Cross-Point Subdivision, Plat Cabinet C Page 87, located in the Southwest Quarter of Section 33, Town 5 South, Range 4 East, Noble Township, City of St. Marys, Auglaize County, Ohio, and described as follows:

Commencing at an Iron Pin Found marking the Southeast corner of Lot 5 in Cross-Point Subdivision, marking the **TRUE POINT OF BEGINNING**;

Thence North 87°47'09" West along the North right of way line Commerce Drive, a distance of eighty-four and ninety-one hundredths feet (84.91') to an Iron Pin Set;

Thence Northwesterly along a curve to the Right, having a Radius of 195.00', a Length of 66.41', and a Chord of North 78°01'48" West, 66.08', to an Iron Pin Found;

Thence North 01°59'45" East along the East line of a tract as recorded in Official Records Volume 621 Page 693, a distance of three hundred eight and sixty-five hundredths feet (308.65') to an Iron Pin Set;

Thence South 88°38'52" East a distance of one hundred ten and zero hundredths feet (110.00') to an Iron Pin Set;

Thence South 01°59'45" West a distance of forty-six and fifty hundredths feet (46.50') to an Iron Pin Set;

Thence South 88°38'52" East a distance of forty and zero hundredths feet (40.00') to an Iron Pin Set;

Thence South 01°59'45" West (Basis of Bearings) along the West line of a tract as recorded in Official Records Volume 548 Page 2290, a distance of two hundred seventy-five and sixty-one hundredths feet (275.61') to the **TRUE POINT OF BEGINNING**, containing **1.057 acres** of land more or less.

Said tract being subject to all highways and any other easements or restrictions of record.

Previous Deed Reference: Official Records Volume 303 Page 152, Parcel #H4333200500

Description based on a survey by Craig W. Mescher Registered Surveyor No. 8237 in December of 2019 and is on file with the Auglaize County Engineers Office.

**Description for
Sierra Properties
Tract 2
1.396 Acres**

Being part of Lot 5 in Cross-Point Subdivision, Plat Cabinet C Page 87, located in the Southwest Quarter of Section 33, Town 5 South, Range 4 East, Noble Township, City of St. Marys, Auglaize County, Ohio, and described as follows:

Commencing at an Iron Pin Found marking the Southeast corner of Lot 5 in Cross-Point Subdivision;

Thence North 01°59'45" East (Basis of Bearings) along the West line of a tract as recorded in Official Records Volume 548 Page 2290, a distance of two hundred seventy-five and sixty-one hundredths feet (275.61') to an Iron Pin Set, marking the **TRUE POINT OF BEGINNING**;

Thence North 88°38'52" West a distance of forty and zero hundredths feet (40.00') to an Iron Pin Set;

Thence North 01°59'45" East a distance of forty-six and fifty hundredths feet (46.50') to an Iron Pin Set;

Thence North 88°38'52" West a distance of one hundred ten and zero hundredths feet (110.00') to an Iron Pin Set;

Thence North 01°59'45" East along the East line of a tract as recorded in Official Records Volume 621 Page 693, a distance of three hundred seventy-five and forty-three hundredths feet (375.43') to an Iron Pin Found;

Thence North 76°36'01" East along the South line of the limited access right of way of State Route 33, a distance of eighty-six and seventy-six hundredths feet (86.76') to an Iron Pin Set;

Thence North 84°49'08" East along the South line of the limited access right of way of State Route 33, a distance of sixty-six and eighty-seven hundredths feet (66.87') to an Iron Pin Found;

Thence South 01°59'45" West along the West line of a tracts as recorded in Official Records Volume 512 Page 2246 and Official Records Volume 548 Page 2290, a distance of four hundred fifty-one and sixty-three hundredths feet (451.63') to the **TRUE POINT OF BEGINNING**, containing **1.396 acres** of land more or less, passing an Iron Pin Set at 41.05'.

Said tract being subject to all highways and any other easements or restrictions of record.

Previous Deed Reference: Official Records Volume 303 Page 152, Parcel #H4333200500

Description based on a survey by Craig W. Mescher Registered Surveyor No. 8237 in December of 2019 and is on file with the Auglaize County Engineers Office.

**Description for
D&H Development Company
Tract 3
7.716 Acres**

Being part a parcel of land situated in the Southwest Quarter of Section 33, Town 5 South, Range 4 East, Noble Township, Auglaize County, Ohio, and described as follows:

Commencing at an Iron Pin Found marking the Southeast corner of Lot 5 in Cross-Point Subdivision, Plat Cabinet C Page 87, marking the **TRUE POINT OF BEGINNING**;

Thence North 01°59'45" East (Basis of Bearings) along the East line of a tract as recorded in Official Records Volume 303 Page 152, a distance of six hundred eight-six and eighteen hundredths feet (686.18') to an Iron Pin Set;

Thence South 88°53'44" East along the South line of a tract as recorded in Official Records Volume 512 Page 2246, a distance of seven hundred seventy-nine and seventy-six hundredths feet (779.76') to an Iron Pin Found;

Thence South 01°24'28" West along the West line of tracts recorded in Official Records Volume 684 Page 2618, Official Records Volume 682 Page 1967, and Official Records Volume 626 Page 175, a distance of four hundred thirteen and ninety-two hundredths feet (413.92') to an Iron Pin Found;

Thence North 88°38'52" West along the North line of a tract as recorded in Official Records Volume 692 Page 1555, a distance of seven hundred thirty-three and ninety-six hundredths feet (733.96') to an Iron Pin Found;

Thence South 01°59'45" West along the West line of a tract as recorded in Official Records Volume 692 Page 1555, a distance of two hundred seventy-six and thirty-six hundredths feet (276.36') to a Concrete Monument Found;

Thence North 87°47'09" West along the North right of way line Commerce Drive, a distance of fifty and zero hundredths feet (50.00') to the **TRUE POINT OF BEGINNING**, containing **7.716 acres** of land more or less.

Said tract being subject to all highways and any other easements or restrictions of record.

Previous Deed Reference: Official Records Volume 548 Page 2290, Parcel #H4303300902

Description based on a survey by Craig W. Mescher Registered Surveyor No. 8237 in December of 2019 and is on file with the Auglaize County Engineers Office.

**Description for
Sierra Properties
Tract 4
1.503 Acres**

Being part of Parcel #H4303300600 and being located in the Southwest Quarter of Section 33, Town 5 South, Range 4 East, Noble Township, Auglaize County, Ohio, and described as follows:

Commencing at an Iron Pin Found marking the Southeast corner of Lot 5 in Cross-Point Subdivision, Plat Cabinet C Page 87;

Thence North 01°59'45" East (Basis of Bearings) along the East line of a tract as recorded in Official Records Volume 303 Page 152, a distance of six hundred eighty-six and eighteen hundredths feet (686.18') to an Iron Pin Set, marking the **TRUE POINT OF BEGINNING**;

Thence continuing North 01°59'45" East along the East line of a tract as recorded in Official Records Volume 303 Page 152, a distance of forty-one and five hundredths feet (41.05') to an Iron Pin Found;

Thence North 84°49'08" East along the South line of a limited access right of way of State Route 33, a distance of seven hundred eighty-four and fifty-one hundredths feet (784.51') to an Iron Pin Found;

Thence South 01°24'28" West along the West line of a tract as recorded in Official Records Volume 699 Page 5579, a distance of one hundred twenty-six and ninety-four hundredths feet (126.94') to an Iron Pin Found;

Thence North 88°53'44" West along the North line of a tract as recorded in Official Records Volume 548 Page 2290, a distance of seven hundred seventy-nine and seventy-six hundredths feet (779.76') to the **TRUE POINT OF BEGINNING**, containing **1.503 acres** of land more or less.

Said tract being subject to all highways and any other easements or restrictions of record.

Previous Deed Reference: Official Records Volume 512 Page 2246, Parcel #H4303300600

Description based on a survey by Craig W. Mescher Registered Surveyor No. 8237 in December of 2019 and is on file with the Auglaize County Engineers Office.