

K32-053-026-00
Melanie J. Baytion
OR. 150, Pg. 203
9.08 Acre

K32-053-037-00
Chalasani Enterprises, LLC
OR. 683, Pg. 499
1.163 Acre
STM-2-7

Lot No. 3 of the
Quinter Subdivision,
Plat Cab. A, Pg. 177

TRACT NO. 1
4.236 Acre Total

K32-053-035-00
Golden Apple Investment Group, LLC
OR. 706, Pg. 696
8.309 Acre

TRACT NO. 2
2.286 Acre Total

K32-053-026-00
Melanie J. Baytion
OR. 150, Pg. 203
9.08 Acre

K32-053-035-00
Golden Apple Investment Group, LLC
OR. 706, Pg. 696
8.309 Acre

TRACT NO. 3
1.791 Acre Total
(Retention Pond)

K32-053-009-00
John A. Lawler
OR. 711, Pg. 5133
9.931 Acre
"C"-91, "D"-120, "K"-539

LEGEND

- 5/8" Iron Pin/Cap Set
- Iron Pin Found
- P.K. Nail Found in top of Post
- ▲ R.R. Spike Found

SURVEY REFERENCE

D-120 - T. Steinke - 1977
STM-2-7 S. Worl - 1983
K-539 - J. Jauert - 1997
S-21 - J. Geeslin - 2015
T-6 - J. Jauert- 2017
STM-2-29 - Choice One - 2019

Basis of Bearing is the Centerline of Greenville Road as S.28°24'01"W. from the Ohio State Plane-North Coordinate System NAD-83 (2011).

This Plat is Recorded in Survey Book
U, Page 452 in the Auglaize County
Engineer's Office.

This Plat and the accompanying
Legal Description represents an
actual Boundary Survey completed
by John W. Jauert, in June, 2021.

0 50 100 150 200

GRAPHIC SCALE

Jauert
surveying

11584 Monroe Road
Wapakoneta, Ohio
45895
(419) 657-6999

CLIENT: Eastpark Commercial

COUNTY: Auglaize TOWNSHIP: St. Marys SEC. 2

DRAWN BY: J.W.J. SCALE: 1"=100' DWG.# 21-4599

CHECKED BY: DATE: June 2021

SHEET 1 OF 4 (T-6-S: R-4-E)

ATTEST:

John W. Jauert
Professional Surveyor No. 6920

- John Jauert
- 11584 Monroe Road
- Wapakoneta, Ohio 45895



- Phone: (419) 657-6999
- FAX: (419) 657-2745
- E-Mail: jjsurvey@ohiolink.net

EASTPARK COMMERCIAL SURVEY TRACT No. 1 - 4.236 ACRE

The following described tract of land is part of the Southwest Quarter of Section 2, Town 6 South, Range 4 East, St. Marys Township, Auglaize County, Ohio, being part of Parcel No. K32-053-035-00 and is more particularly described as follows:

The PLACE OF BEGINNING is at an iron pin (found) at the Southeast corner of Lot No. 3 of the Quinter Subdivision as shown in Plat Cabinet A, page 177;

Thence S.28°24'01"W. along the West right-of-way line of Greenville Road, a distance of 356.55 feet to a 5/8-inch iron pin (set);

Thence N.89°03'59"W. a distance of 500.96 feet to a 5/8-inch iron pin (set) on the East property line of a 9.08 acre tract owned by Melanie J. Baytion, Deed O.R. 150, page 203;

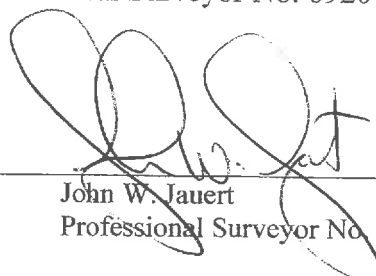
Thence N.00°59'14"E. a distance of 316.50 feet, along the East line of said Baytion tract to a 5/8-inch iron pin (found);

Thence S.89°03'59"E. a distance of 515.43 feet, along the South line of a 6.132 Acre tract owned by Joint Township District Memorial Hospital, Deed O.R. 686, page 2235 to a 5/8-inch iron pin (found);

Thence S.89°00'59"E. along the South line of Lot No. 3 of said Quinter Subdivision, a distance of 149.69 feet to the 5/8-inch iron pin (found), which was the true PLACE OF BEGINNING.

Containing in all 4.236 Acres and being subject to all legal easements, restrictions and reservations, if any, of record or in use on said premises. Previous deed reference: Volume OR 706, Page 696. This plat is recorded in Survey Book "U", Page 452, in the Auglaize County Engineer's Office. Basis for bearings for this tract is holding the centerline of Greenville Road as S.28°24'01"W. from the Ohio State Plane-North Coordinate System NAD83 (2011). This Plat and description was prepared from an actual field survey of the above premises by John W. Jauert, Professional Surveyor No. 6920 in June 2021.

ATTEST:


John W. Jauert
Professional Surveyor No. 6920



- John Jauert
- 11584 Monroe Road
- Wapakoneta, Ohio 45895.



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EASTPARK COMMERCIAL SURVEY TRACT No. 2 - 2.286 ACRE

The following described tract of land is part of the Southwest Quarter of Section 2, Town 6 South, Range 4 East, St. Marys Township, Auglaize County, Ohio, being part of Parcel No. K32-053-035-00 and is more particularly described as follows:

Commencing at an iron pin (found) at the Southeast corner of Lot No. 3 of the Quinter Subdivision as shown in Plat Cabinet A, page 177;

Thence S.28°24'01"W. along the West right-of-way line of Greenville Road, a distance of 356.55 feet to a 5/8-inch iron pin (set) which is the PLACE OF BEGINNING for the tract of land herein described;

Thence continuing S.28°24'01"W. along the above described line, a distance of 253.58 feet to a 5/8-inch iron pin (set);

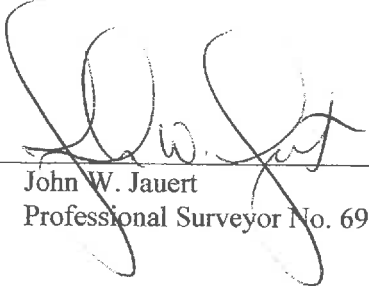
Thence N.89°03'59"W. a distance of 384.21 feet to a 5/8-inch iron pin (set) on the East property line of a 9.08 acre tract owned by Melanie J. Baytion, Deed O.R. 150, page 203;

Thence N.00°59'14"E. a distance of 225.00 feet, along the East line of said Baytion tract to a 5/8-inch iron pin (set);

Thence S.89°03'59"E. a distance of 500.96 feet, along the South line of Tract No. 1 of Eastpark Commercial to a 5/8-inch iron pin (set) which was the true PLACE OF BEGINNING.

Containing in all 2.286 Acres and being subject to all legal easements, restrictions and reservations, if any, of record or in use on said premises. Previous deed reference: Volume OR 706, Page 696. This plat is recorded in Survey Book "U", Page 452, in the Auglaize County Engineer's Office. Basis for bearings for this tract is holding the centerline of Greenville Road as S.28°24'01"W. from the Ohio State Plane-North Coordinate System NAD83 (2011). This Plat and description was prepared from an actual field survey of the above premises by John W. Jauert, Professional Surveyor No. 6920 in June 2021.

ATTEST: _____


John W. Jauert
Professional Surveyor No. 6920



- John Jauert
- 11584 Monroe Road
- Wapakoneta, Ohio 45895



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EASTPARK COMMERCIAL SURVEY TRACT No. 3 - 1.791 ACRE

The following described tract of land is part of the Southwest Quarter of Section 2, Town 6 South, Range 4 East, St. Marys Township, Auglaize County, Ohio, being part of Parcel No. K32-053-035-00 and is more particularly described as follows:

Commencing at an iron pin (found) at the Southeast corner of Lot No. 3 of the Quinter Subdivision as shown in Plat Cabinet A, page 177;

Thence S.28°24'01"W. along the West right-of-way line of Greenville Road, a distance of 610.13 feet to a 5/8-inch iron pin (set) which is the PLACE OF BEGINNING for the tract of land herein described;

Thence continuing S.28°24'01"W. along the above described line, a distance of 272.82 feet to a 5/8-inch iron pin (found);

Thence N.89°26'32"W. a distance of 258.61 feet to a point on the East property line of a 9.08 acre tract owned by Melanie J. Baytion, Deed O.R. 150, page 203, passing thru a 5/8-inch iron pin (found) at 257.57 feet;

Thence N.00°59'14"E. a distance of 243.77 feet, along the East line of said Baytion tract to a 5/8-inch iron pin (set);

Thence S.89°03'59"E. a distance of 384.21 feet, along the South line of Tract No. 2 of Eastpark Commercial to a 5/8-inch iron pin (set) which was the true PLACE OF BEGINNING.

Containing in all 1.791 Acres and being subject to all legal easements, restrictions and reservations, if any, of record or in use on said premises. Previous deed reference: Volume OR 706, Page 696. This plat is recorded in Survey Book "U", Page 452, in the Auglaize County Engineer's Office. Basis for bearings for this tract is holding the centerline of Greenville Road as S.28°24'01"W. from the Ohio State Plane-North Coordinate System NAD83 (2011). This Plat and description was prepared from an actual field survey of the above premises by John W. Jauert, Professional Surveyor No. 6920 in June 2021.

ATTEST:


John W. Jauert
Professional Surveyor No. 6920

