

SURVEY FOR THE WAYNESFIELD LIONS CLUB

Being situated in the Southeast Quarter of Section 17, Wayne Township,
T-5-S, R-8-E, Auglaize County, Ohio



AREAS

TRACT #1 = 0.6749 Ac.

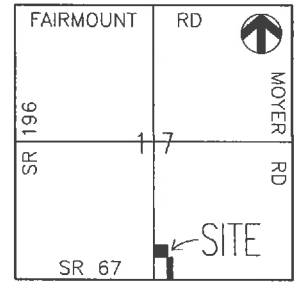
TRACT #2 = 0.6749 Ac.
(0.044 Ac. R/W)

NOTES:

TRACT #1 being split out of Parcel N42-017-017-00
Deed Volume OR 214, Page 356 (see conditions)

TRACT #2 being split out of Parcel N41-017-001-01
Deed Volume OR 708, Page 3962 (new lease)

LOCATION PLAN



Section 17 Wayne Twp

LEGEND

- Iron Pin (found)
- Iron Pin (set)
- ▲ Mine Spike (found)
- △ P.K. Nail (set)
- Conc Base of former Post (found)
- Monument Box (found)

SURVEY REF'S

Survey Book G, Page 502, 643 (Morrissey #6470)
Survey Book J, Page 597 (Kent #6792)
Survey Book L, Page 707 (Kent #6792)
Survey WAY-17-9 (Schnell #7216)

I do hereby Attest that this Survey and Plat as recorded is a
true and accurate representation of the measurements taken
under my direct supervision on the 1st day of November, 2021

Ted K. Schnell

Ted K. Schnell
Professional Engineer 51963 (Ohio)
Professional Surveyor 7216 (Ohio)



NOTE: The bearings shown for this Survey were determined from the
previous survey of record (Kent #6792 dated 1/31/1994, Survey J-597)
whereas the centerline of S.R. 67 and the South line of the Southeast
Quarter of Section 17, Wayne Twp, was assumed to bear N. 89°-10'-54" E.

South line of the Southeast Quarter of Section 17, Wayne Twp.

N. 89°-10'-54" E. - 2,403.44'
STATE ROUTE 67

SCALE



This Survey Plat and Description is Recorded in Survey Book

U, Page 545, Auglaize County Map Office

Ted K. Schnell P.E., P.S.

913 Fieldstone Court Wapakoneta, Ohio 45895

WAYNESFIELD LIONS CLUB
client

17
section

WAYNE
township

AUGLAIZE
county

OHIO
state

NOV 2, 2021
date



U-545

Ted K. Schnell PE, PS
913 Fieldstone Court
Wapakoneta, Ohio 45895
Phone (419) 230-7896
e-mail: kschnell7216@gmail.com



SURVEYOR'S DESCRIPTION TRACT #1 PARCEL SPLIT

(quit claim 0.6749 Acres – reverts back to the heirs of Joe & Agnes Pepple)

The following described parcel of land is a part of the Southeast Quarter of Section 17, Wayne Township, Town-5-South, Range-8-East, Auglaize County, Ohio, and is more particularly described as follows:

Commencing for reference at a Monument Box (found) situated at the Southwest corner of the Southeast Quarter of said Section 17, Wayne Township, Town-5-South, Range-8-East;

Thence with a bearing of N. 00°-17'-32" W. along the West line of a 2.272 Acre Parcel as referenced by Deed Volume OR 214, Page 356, and Permanent Parcel # N42-017-017-00, for a distance of 464.00 to an Iron Pin (set) and the PLACE OF BEGINNING;

Thence continuing with a bearing of N. 00°-17'-32" W. along the West line of said 2.272 Acre Parcel for a distance of 196.00 feet to an Iron Pin (found);

Thence with a bearing of N. 89°-10'-54" E. along the North line of said 2.272 Acre Parcel for a distance of 150.00 feet to an Iron Pin (found);

Thence with a bearing of S. 00°-17'-32" E. along the East line of said 2.272 Acre Parcel for a distance of 196.00 feet to an Iron Pin (set);

Thence with a bearing of S. 89°-10'-54" W. for a distance of 150.00 feet to an Iron Pin (set) and the original PLACE OF BEGINNING.

Containing in all 0.6749 Acres of land. The above described parcel of land is subject to any or all legal easements, reservations, or deed restrictions of record upon said premises.

Prior Deed References: Deed Volume: OR 214, Page 356.

This parcel is being split out of permanent parcel #N42-017-017-00.

(continued)

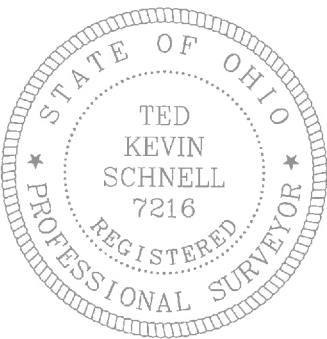
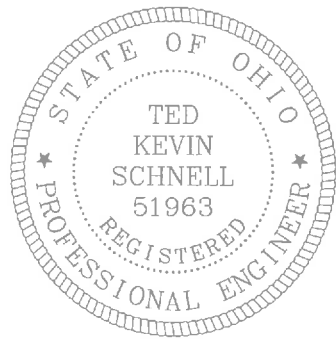
The basis of bearings used for this description were determined from the previous survey of record (performed by James Kent PS #6792 as filed in Survey Book J, Page 597) whereas the centerline of S.R. 67 and the South line of the Southeast Quarter of Section 17, Wayne Township, was assumed to bear N. 89°-10'-54" E.

This legal description was prepared from an actual field survey performed by Ted K. Schnell, Professional Land Surveyor #7216, on November 1, 2021. A survey plat of this field survey is recorded with the Auglaize County Engineer's Map Office. See Survey Book U, Page 545.

Prepared By:

Ted K. Schnell

Ted K. Schnell
Professional Engineer 51963 (Ohio)
Professional Surveyor 7216 (Ohio)



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Wapakoneta, Ohio 45895
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e-mail: kschnell7216@gmail.com



SURVEYOR'S DESCRIPTION TRACT #2 PARCEL SPLIT

(lease 0.6749 Acres from Frederick D. Pepple to Waynesfield Lions Club)

The following described parcel of land is a part of the Southeast Quarter of Section 17, Wayne Township, Town-5-South, Range-8-East, Auglaize County, Ohio, and is more particularly described as follows:

Commencing for reference at a Monument Box (found) situated at the Southwest corner of the Southeast Quarter of said Section 17, Wayne Township, Town-5-South, Range-8-East;

Thence with a bearing of N. 89°-10'-54" E. along the legal centerline of State Route 67, and the South line of the Southeast Quarter of said Section 17, Wayne Township, for a distance of 150.00 feet to a Mine Spike (found) and the PLACE OF BEGINNING;

Thence with a bearing of N. 00°-17'-32" W. along the East line of a 2.272 Acre Parcel as referenced by Deed Volume OR 214, Page 356, and Permanent Parcel # N42-017-017-00, for a distance of 464.00 to an Iron Pin (set) and passing thru an Iron Pin (found) for reference at a distance of 30.00 feet;

Thence with a bearing of N. 89°-10'-54" E. for a distance of 63.36 feet to an Iron Pin (set);

Thence with a bearing of S. 00°-17'-32" E. for a distance of 464.00 feet to a Mag Nail (set), and passing thru an Iron Pin (set) for reference at a distance of 434.00 feet;

Thence with a bearing of S. 89°-10'-54" W. along the legal centerline of State Route 67, and the South line of the Southeast Quarter of said Section 17, Wayne Township, for a distance of 63.36 feet to a Mine Spike (found) and the PLACE OF BEGINNING;

Containing in all 0.6749 Acres of land, of which, 0.044 Acre being previously dedicated for highway purposes. The above described parcel of land is subject to any or all legal easements, reservations, or deed restrictions of record upon said premises.

(continued)

Prior Deed References: Deed Volume: OR 708, Page 3962.

This parcel is being split out of permanent parcel #N41-017-001-01.

The basis of bearings used for this description were determined from the previous survey of record (performed by James Kent PS #6792 as filed in Survey Book J, Page 597) whereas the centerline of S.R. 67 and the South line of the Southeast Quarter of Section 17, Wayne Township, was assumed to bear N. 89°-10'-54" E.

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