

PLAT OF SURVEY  
FOR  
G. SHROYER

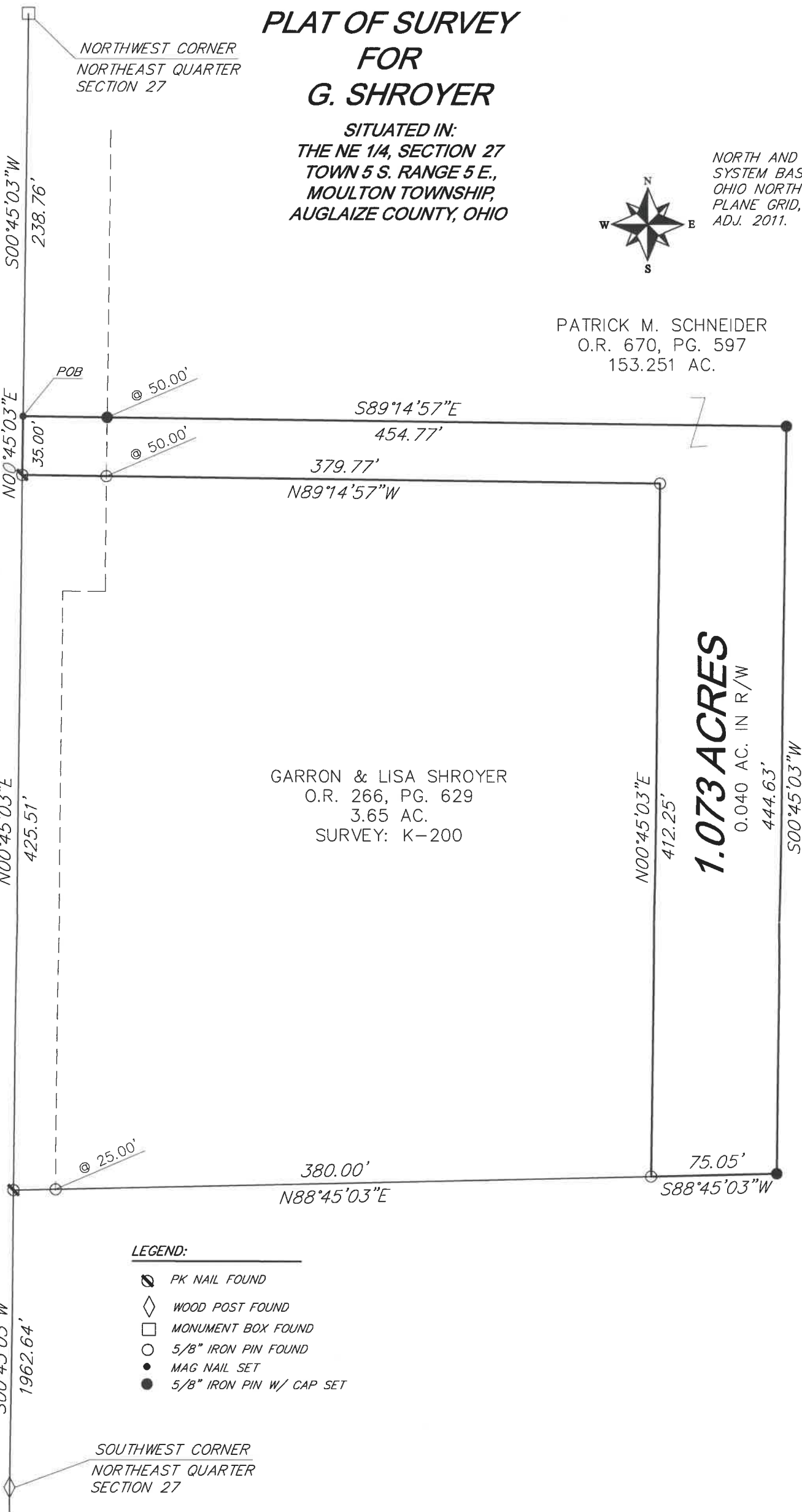
SITUATED IN:  
THE NE 1/4, SECTION 27  
TOWN 5 S. RANGE 5 E.,  
MOULTON TOWNSHIP,  
AUGLAIZE COUNTY, OHIO



NORTH AND BEARING  
SYSTEM BASED ON  
OHIO NORTH STATE  
PLANE GRID, NAD 83  
ADJ. 2011.

PATRICK M. SCHNEIDER  
O.R. 670, PG. 597  
153.251 AC.

MAIN STREET ROAD (C.R. 105)



LEGEND:

- PK NAIL FOUND
- WOOD POST FOUND
- MONUMENT BOX FOUND
- 5/8" IRON PIN FOUND
- MAG NAIL SET
- 5/8" IRON PIN W/ CAP SET

NOTES:

FOUND MONUMENTATION IN GOOD CONDITION  
UNLESS OTHERWISE NOTED.  
DATA SOURCES INCLUDE DOCUMENTS CITED.  
A TITLE SEARCH IS RECOMMENDED TO DETERMINE  
EASEMENTS, RESTRICTIONS, AND/OR OTHER  
ENCUMBRANCES AFFECTING THE PROPERTY  
SHOWN HEREON.

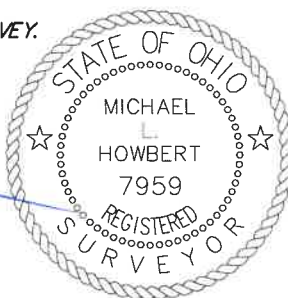


8477 MERICLE ROAD  
FORT JENNINGS, OHIO 45844  
419-863-0289

DATE: 7/20/23 REV.:  
CLIENT: G. SHROYER SCALE: 1" = 70'  
JOB #: 305-07-23 CHK:

THIS PLAT IS BASED ON AN ACTUAL FIELD SURVEY.

MICHAEL L. HOWBERT  
REGISTERED PROFESSIONAL  
SURVEYOR NO. 7959 IN OHIO  
JULY 25, 2023



0 35 70 140  
SCALE 1"=70'



**Description**  
**1.073 Acres**

Situated in the Northeast Quarter of Section 27, Town 5 South, Range 5 East, Moulton Township, Auglaize County, Ohio, being part of the north half of said northeast quarter and as described deed recorded in Official Record Volume 670, Page 597 of said County Deed Records and being more particularly described as follows;

Commencing at the northwest corner of the northeast quarter of said Section 27, being a monument box found;

Thence along the west line of said northeast quarter, S.00°45'03"W., a distance of 238.76 feet to a mag nail set, being the *Principal Point of Beginning*;

Thence leaving said west line and running on a new division line on the following three (3) courses and distances:

1. S.89°14'57"E., a distance of 454.77 feet to a 5/8" iron pin set, passing a 5/8" iron pin set at 50.00 feet;
2. S.00°45'03"W., a distance of 444.63 feet to a 5/8" iron pin set;
3. S.88°45'03"W., a distance of 75.05 feet to a 5/8" iron pin found at the southeast corner of a 3.65 acre tract as described in Official Record Volume 266, Page 629;

Thence along said 3.65 acre tract on the following two (2) courses and distances:

1. N.00°45'03"E., a distance of 412.25 feet to a 5/8" iron pin found;
2. N.89°14'57"W., a distance of 379.77 feet to a pk nail found in the west line of said northeast quarter, passing a 5/8" iron pin found at 329.77 feet;

Thence along the west line of said northeast quarter, N.00°45'03"E., a distance of 35.00 feet to the *Point of Beginning*;

Containing 1.073 acres, more or less, and being subject to all legal highways, rights-of-way, easements, restrictions, covenants, and/or conditions of record.

Part of Parcel Number: G2202701000

The above description based on a survey prepared by Michael L. Howbert, Registered Professional Surveyor No. 7959, in July of 2023. The basis of bearing is based on Ohio North State Plane Grid, NAD 83, Adjustment 2011.



  
Michael L. Howbert, P.S.