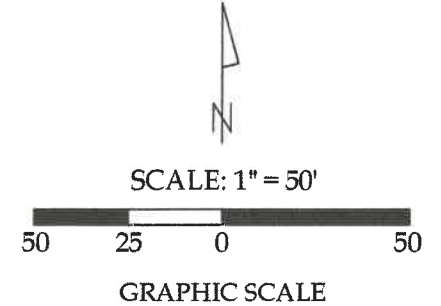
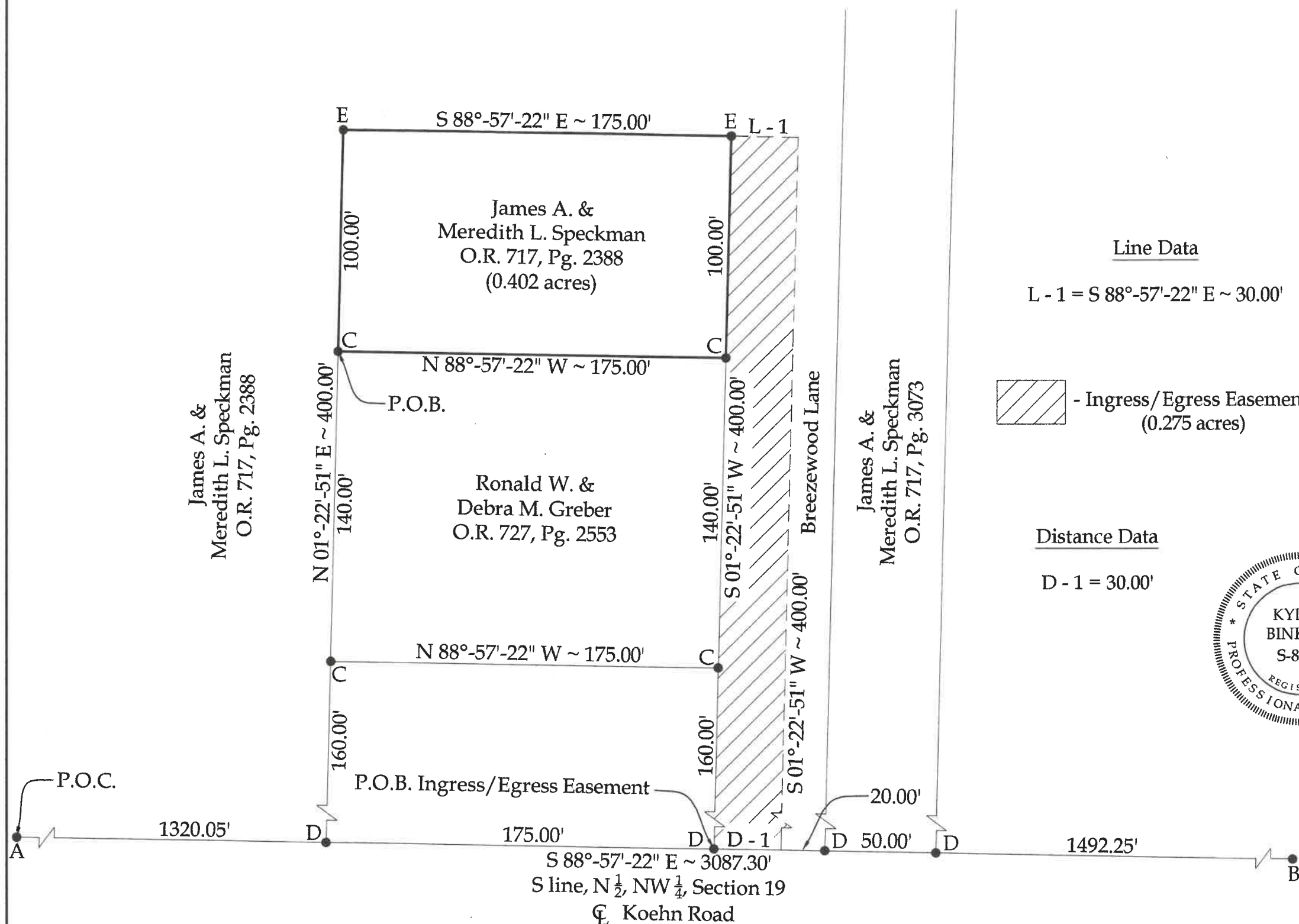


Survey of a part of Parcel #K31-063-048-00 and being a part of the N $\frac{1}{2}$  of the NW $\frac{1}{4}$  of Section 19, Town 6 South, Range 4 East, St. Marys Township, Auglaize County, Ohio.  
(Prior Deed Referenced in O.R. 717, Pg. 2388)



Legend

- A = Existing #5 Rebar at the SW corner of the N $\frac{1}{2}$  of the NW $\frac{1}{4}$  of Section 19
- B = Existing Monument Box at the SE corner of the N $\frac{1}{2}$  of the NW $\frac{1}{4}$  of Section 19
- C = Existing #5 Rebar
- D = Existing Mag Nail
- E = Set #5 Rebar

This plat and the accompanying legal description represents an actual boundary survey completed under my direct supervision on May 02, 2024.

Kyle J. Binkley, P.S. #8587



BASIS OF BEARINGS: The system of bearings for this plat and legal description is based on the Ohio State Plane - North Coordinate System NAD 83 (2011).

This plat is recorded in Survey Book "V", Page 232, in the Auglaize County Engineer's Office.

NOTE: All distances on this plat are measured unless otherwise noted.

CLIENT: Lavern J. Bertke			
SURVEYED BY: T.J.S./M.A.B.	DATE: 05-02-2024	DRAWN BY: K.J.B.	CHECKED BY: K.J.B.
SCALE: 1" = 50'	PAGE 1	OF 3	PAGES 3

**LEGAL DESCRIPTION**

Being a part of Parcel #K31-063-048-00 and being a part of the N ½ of the NW ¼ of Section 19, Town 6 South, Range 4 East, St. Marys Township, Auglaize County, Ohio (Prior Deed Referenced in O.R. 717, Pg. 2388), more particularly described as follows:

Commencing at an existing #5 Rebar at the SW corner of the N ½ of the NW ¼ of Section 19; thence S 88°-57'-22" E with the S line of the N ½ of the NW ¼ of Section 19 (centerline of Koehn Road), 1320.05' to an existing Mag Nail; thence N 01°-22'-51" E, 300.00' to an existing #5 Rebar at the POINT OF BEGINNING; thence the following courses:

- 1. Continuing N 01°-22'-51" E, 100.00' to a set #5 Rebar;
- 2. S 88°-57'-22" E, 175.00' to a set #5 Rebar;
- 3. S 01°-22'-51" W, 100.00' to an existing #5 Rebar;
- 4. N 88°-57'-22" W, 175.00' to the POINT OF BEGINNING.

The above-described parcel contains 0.402 acres, more or less, subject to all legal highways and easements of record.

The system of bearings for this legal description is based on Ohio State Plane – North Coordinate System NAD83 (2011). This legal description and accompanying plat represent an actual boundary survey completed under the direct supervision of Kyle J. Binkley, P.S. #8587 on May 02, 2024. All markers called for above are in place.



A handwritten signature in blue ink, likely belonging to Kyle J. Binkley, the registered professional surveyor.

**Ingress/Egress Easement  
LEGAL DESCRIPTION**

Being a part of Parcel #K31-063-048-00 and being a part of the N ½ of the NW ¼ of Section 19, Town 6 South, Range 4 East, St. Marys Township, Auglaize County, Ohio (Prior Deed Referenced in O.R. 717, Pg. 2388), more particularly described as follows:

Commencing at an existing #5 Rebar at the SW corner of the N ½ of the NW ¼ of Section 19; thence S 88°-57'-22" E with the S line of the N ½ of the NW ¼ of Section 19 (centerline of Koehn Road), 1495.05' to an existing Mag Nail; thence the following courses:

- 1. N 01°-22'-51" E, 400.00' to a set #5 Rebar;
- 2. S 88°-57'-22" E, 30.00' to a point;
- 3. S 01°-22'-51" W, 400.00' to a point on the S line of the N ½ of the NW ¼ of Section 19 (centerline of Koehn Road);
- 4. N 88°-57'-22" W with said fractional section line, 30.00' to the POINT OF BEGINNING.

The above description contains 0.275 acres, more or less, and has the sole purpose of creating an ingress/egress easement and is not intended for the transfer of ownership of real estate.

The system of bearings for this legal description is based on Ohio State Plane – North Coordinate System NAD83 (2011). This legal description and accompanying plat represent an actual boundary survey completed under the direct supervision of Kyle J. Binkley, P.S. #8587 on May 02, 2024. All markers called for above are in place.



A handwritten signature in blue ink, appearing to read "K. Binkley", positioned to the right of the professional seal.