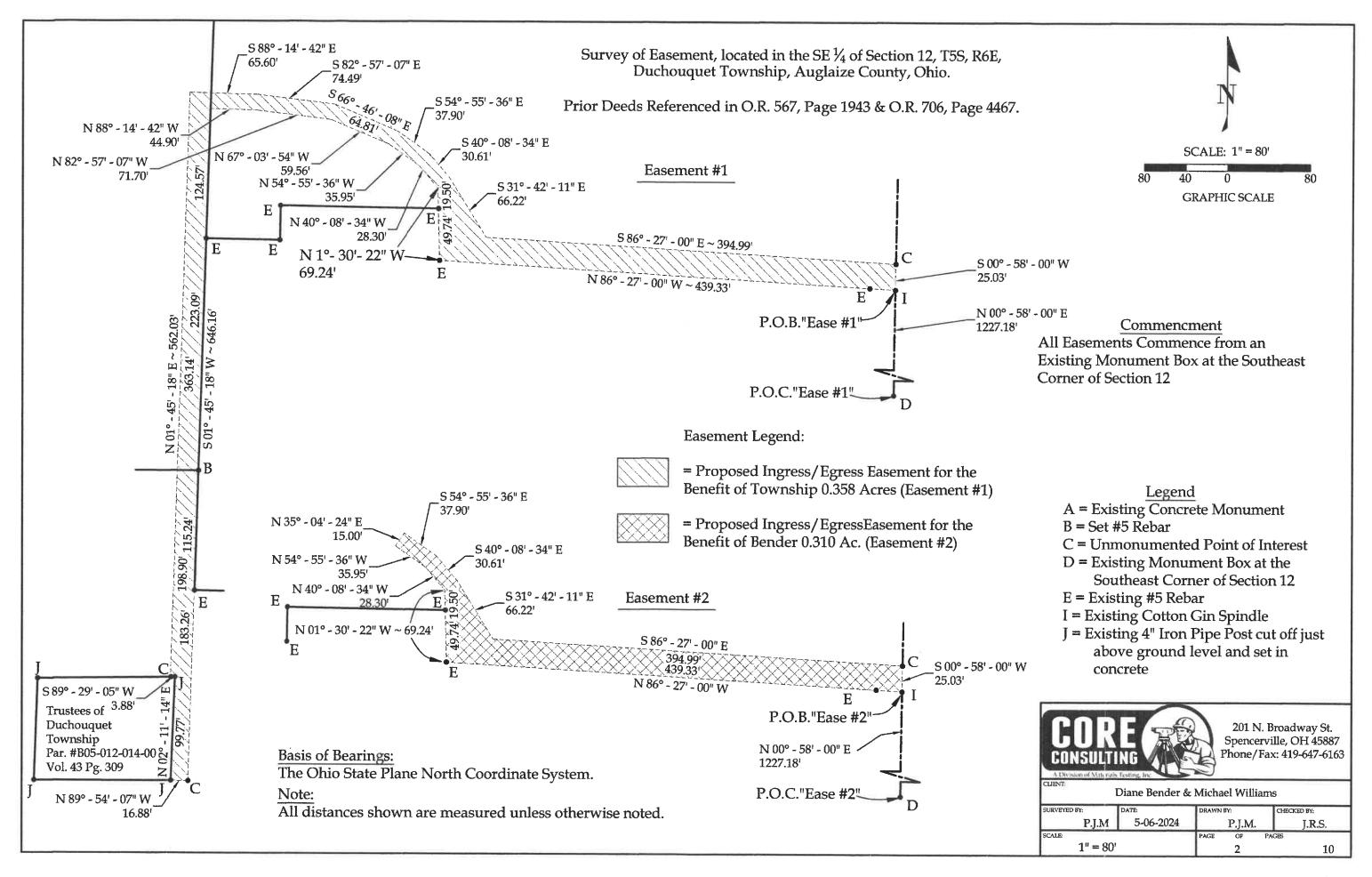
Survey of Parcels #B05-012-013-00 & #B05-012-013-03, located in the SE $\frac{1}{4}$ & the NE $\frac{1}{4}$ of Section 12, T5S, R6E, Duchouquet Township, Auglaize County, Ohio. Prior Deeds Referenced in O.R. 576, Page 1943 & O.R. 706, Page 4467. Franklin M. Shaw Jr. Mary L. Neff Russell & Jennifer Myers Par. #B05-012-001-01 Par. #B05-012-001-00 Par. #B05-012-001-02 O.R. 707, Page 5231 O.R. 653, Page 1059 O.R. 727, Page 1470 P.O.B. "F" E S 89° - 39' - 57" E ~ 1749.14 Parcel "A+D " 541.35 982.79 B 100.00' 100.00 Michael Charles Williams & 25.001 -188.86Margaret Diane Bender Par. #B05-012-013-00 & NE 1/4 of Sec. 12 (2.427 Acres) North Line of the SE 1/4 of Section 12 NE 1/4 of Sec. 12 (5.157 Acres) Pt. of Par. #B05-012-013-03 SE 1/4 of Sec. 12(4.815 Acres) SE 1/4 of Sec. 12 (50.695 Acres) O.R. 576, Page 1943 & P.O.B."A+D O.R. 706, Page 4467 Centerline of Townline-Lima Road) P.O.C. "F" Parcel "F" 59.307 Acres of which A = Set Mag Nail 0.795 Acres are Road R/W S 25° - 14' - 09" W B = Set #5 Rebar C = Unmonumented Point of Interest Parcel "B+C" 147.68 D = Existing Monument Box at the Southeast Michael Charles Williams & Corner of Section 12 Margaret Diane Bender S 06° - 33' - 15" E E = Existing #5 Rebar Pt. of Par. #B05-012-013-00 & F = Existing PK Nail 221.43 Pt. of Par. #B05-012-013-03 G = Existing Monument Box at the Northeast O.R. 576, Page 1943 & O.R. 706, Page 4467 Corner of the SE 1/4 of Section 12 H = Existing Railroad Spike 3.513 Acres of which I = Existing Cotton Gin Spindle 0.147 Acres are Road R/W J = Existing 4" Iron Pipe Post В Parcel "A" K = Existing Monument Box at the Northeast Parcel "F" Michael Charles Williams Corner of Section 12 Michael Charles Williams & Pt. of Par. #B05-012-013-03 C 100.00 Margaret Diane Bender O.R. 706, Page 4467 100.00 Pt. of Par. #B05-012-013-00 3.462 Acres of which В O.R. 576, Page 1943 0.131 Acres are Road R/W 7.242 Acres of which Parcel "D" S 89° - 02' - 00" E ~ 657.20' 0.000 Acres are Road R/W E Michael Charles Williams & East Line of the SE Margaret Diane Bender 632.201 38 Pt. of Par. #B05-012-013-00 01° - 01' - 50" E ~ 2870.27" 25.00 Parcel "B" 228. O.R. 576, Page 1943 N 37° - 22' - 58" W Michael Charles Williams 55.845 Acres of which 160.85 Pt. of Par. #B05-012-013-03 0.664 Acres are Road R/W $S 89^{\circ} - 02' - 00'' E \sim 660.35' B$ O.R. 706, Page 4467 117.48' 517.87' 1.556 Acres of which Parcel "C" N 01° - 30' - 22" W 0.086 Acres are Road R/W Michael Charles Williams & 49.74 Margaret Diane Bender 443.79 562.03 N 85° - 45' - 54" W Pt. of Par. #B05-012-013-00 O.R. 576, Page 1943 1.957 Acres of which E N 86° - 27' - 00" W S 00° - 58' - 00" W 0.061 Acres are Road R/W P.O.B."B+C" N 89° - 02' - 00" W 33.09 70.801 N 89° - 02' - 00" W S 89° - 37' - 17" E ~ 1084.67 151.57 Louis H. & 1064.67 Margaret Diane Bender S 89° - 02' - 00" E ~ 668.05 Par. #B05-012-013-01 N 89° - 29' - 05" E Trustees of O.R. 425, Page 29 132.04' 643.05 Duchouquet Township S 02° - 11' - 14" W 25.00 Par. #B05-012-014-00 99.77 N 02° - 03' - 25" E Vol. 43 Pg. 309 16.88 shown are measured 8.35' J 151.76' N 89° - 54' - 07" W ~ 148.64 Basis of Bearings: vise noted Parcel "E" 1047.37 Michael Charles Williams & Margaret Diane Bender Pt. of Par. #B05-012-013-00 SCALE: 1" = 250 O.R. 576, Page 1943 unless other Coordinate Sy 40.000 Acres of which 250 125 0 0.531 Acres are Road R/W **GRAPHIC SCALE** 25.00 1727.34 N 89° - 37' - 17" W ~ 1752.34' Katherine Pummell, Trustee P.O.B. "E" Pt. of the South Line of the SE 1/4 of Section 12 P.O.C. "B+C" Par. #B05-013-004-00 "A" &"B" O.R. 728, Page 71 This plat and accompanying legal descriptions 201 N. Broadway St. represent an actual boundary survey completed Spencerville, OH 45887 under my direct supervision on May 06, 2024. Phone/Fax: 419-647-6163 JOSHUA R. **STEPHENS** 5-8899 Diane Bender & Michael Williams S IONAL ONAL 5-6-2024 P.J.M P.J.M. J.R.S. oshua R. Stephens, 1" = 250'



Diane Bender & Michael Williams Page 3 of 10 May 06, 2024

LEGAL DESCRIPTION PARCEL "A"

Part of Parcel #B05-012-013-03 with prior deed referenced in O.R. 706, Page 4467, located in the SE 1/4 of Section 12, T5S, R6E, Duchouquet Township, Auglaize County, Ohio, more particularly described as follows:

Commencing at an existing Monument Box at the Southeast Corner of Section 12; thence N 00°-58'-00" E on the East line of the SE 1/4 of Section 12, 1484.81' to a Mag Nail set at the POINT OF BEGINNING; thence the following courses:

- 1. N 89°-02'-00" W, 660.35' to a set #5 Rebar, passing a set #5 Rebar at 25.00' and an existing #5 Rebar at 542.87';
- 2. N 01°-45'-18" E, 228.96' to an existing #5 Rebar;

Joshua R. Alephas

- 3. S 89°-02'-00" E, 657.20' to an existing PK Nail on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road), passing an existing #5 Rebar at 632.20';
- 4. S 00°-58'-00" W on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road), 228.94' to the POINT OF BEGINNING.

The above-described parcel of land contains 3.462 acres, more or less, of which 0.131 acres are occupied by road right-of-way. This parcel is subject to all legal highways and easements of record.

The bearings for this survey are based on The Ohio State Plane North Coordinate System. This legal description and the accompanying plat represent an actual boundary survey completed under the direct supervision of Joshua R. Stephens, P.S. #8899 on May 06, 2024. All markers called for above are in place.

Diane Bender & Michael Williams Page 4 of 10 May 06, 2024

LEGAL DESCRIPTION PARCEL "B"

Part of Parcel #B05-012-013-03, with prior deed referenced in O.R. 706, Page 4467, located in the SE ¼ of Section 12, T5S, R6E, Duchouquet Township, Auglaize County, Ohio, more particularly described as follows:

Commencing at an existing Monument Box at the Southeast Corner of the SE ¼ of Section 12; thence N 00°-58'-00" E on the East line of the SE ¼ of Section 12, 1333.36' to an existing Cotton Gin Spindle at the POINT OF BEGINNING; thence the following courses:

- 1. N 85°-45'-54" W, 443.79' to an existing #5 Rebar, passing an existing #5 Rebar at 25.04';
- 2. N 37°-22'-58" W, 160.85' to an existing #5 Rebar;

Joshua R. Alepha

- 3. S 89°-02'-00" E, 542.87' to a Mag Nail set on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road), passing a set #5 Rebar at 517.87';
- 4. S 00°-58'-00" W on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road), 151.45' to the POINT OF BEGINNING.

The above-described parcel of land contains 1.556 acres, more or less, of which 0.086 acres are occupied by road right-of-way. This parcel is subject to all legal highways and easements of record.

The bearings for this survey are based on The Ohio State Plane North Coordinate System. This legal description and the accompanying plat represent an actual boundary survey completed under the direct supervision of Joshua R. Stephens, P.S. #8899 on May 06, 2024. All markers called for above are in place.

Dinne Bender & Michael Williams Page 5 of 10 May 06, 2024

LEGAL DESCRIPTION PARCEL "B + C"

Part of Parcel #B05-012-013-00, with prior deed referenced in O.R. 576, Page 1943 & part of Pacel #B05-012-013-03 with prior deed referenced in O.R. 706, Page 4467, located in the SE 1/4 of Section 12. T5S, R6E, Duchouquet Township, Auglaize County, Ohio, more particularly described as follows:

Commencing at an existing Monument Box at the Southeast corner of Section 12; thence N 00°-58'-00" E on the East line of the SE 1/4 of Section 12 (centerline of Townline-Lima Road), 1227.18' to an existing Cotton Gin Spindle at the POINT OF BEGINNING; thence the following courses:

- 1. N 86°-27'-00" W, 439.33' to an existing #5 Rebar, passing an existing #5 Rebar at 25.00';
- 2. N 01°-30'-22" W, 49.74' to an existing #5 Rebar;
- 3. N 89°-02'-00" W, 151.57' to an existing #5 Rebar:
- 4. S 00°-58'-00" W, 33.09' to an existing #5 Rebar;
- 5. N 89°-02'-00" W, 70.80' to an existing #5 Rebar;
- 6. N 01°-45'-18" E, 221.24' to a set #5 Rebar;

Joshua R. Alepho

- 7. S 89°-02'-00" E, 660.35' to a Mag Nail set on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road), passing an existing #5 Rebar at 117.48' & a set #5 Rebar at 635.35';
- 8. S 00°-58'-00" W on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road), 257.63' to the POINT OF BEGINNING, passing an existing Cotton Gin Spindle at 151.45'.

The above-described parcel of land contains 3.513 acres, more or less, of which 0.147 acres are occupied by road right-of-way. This parcel is subject to all legal highways and easements of record.

The bearings for this survey are based on The Ohio State Plane North Coordinate System. This legal description and the accompanying plat represent an actual boundary survey completed under the direct supervision of Joshua R. Stephens, P.S. #8899 on May 06, 2024. All markers called for above are in place. JOSHUA R. STEPHENS
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Diane Bender & Michael Williams Page 6 of 10 May 06, 2024

LEGAL DESCRIPTION PARCEL "E"

Part of Parcel #B05-012-013-00 with prior deed referenced in O.R. 576, Page 1943, located in the SE 1/4 of Section 12, T5S, R6E, Duchouquet Township, Auglaize County, Ohio, more particularly described as follows:

BEGINNING at an existing Monument Box at the Southeast corner of Section 12; thence the following courses:

- 1. N 89°-37'-17" W on the South line of the SE ¼ of Section 12, 1752.34' to an existing #5 Rebar, passing a set #5 Rebar at 25.00';
- 2. N 01°-01'-50" E, 1047.37' to a set #5 Rebar;
- 3. S 89°-37'-17" E, 1084.67' to a set #5 Rebar:
- 4. S 01°-45'-18" W, 298.50' to a point;
- 5. N 89°-54'-07" W, 148.64' to an existing 4" Iron Pipe Post, passing an existing 4" Iron Pipe Post at 16.88":
- 6. N 02°-03'-25" E, 98.35' to an existing 4" Iron Pipe Post;
- 7. N 89°-29'-05" E, 132.04' to an existing 4" Iron Pipe Post;
- 8. S 02°-11'-14" W, 99.77' to an existing 4" Iron Pipe Post;
- 9. S 89°-54'-07" E, 16.88' to a point;
- 10. N 01°-45'-18" E, 183.26' to an existing #5 Rebar;

Joshua R. Stephos

- 11. S 89°-02'-00" E, 668.05' to a Mag Nail set on the East line of the SE 1/4 of Section 12 (centerline of Townline-Lima Road), passing an existing #5 Rebar at 643.05';
- 12. S 00°-58'-00" W on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road), 925.29' to the POINT OF BEGINNING.

The above-described parcel of land contains 40.000 acres, more or less, of which 0.531 acres are occupied by road right-of-way. This parcel is subject to all legal highways and easements of record.

The bearings for this survey are based on The Ohio State Plane North Coordinate System. This legal description and the accompanying plat represent an actual boundary survey completed under the direct supervision of Joshua R. Stephens, P.S. #8899 on May 06, 2024. All markers called for above are in place. JOSHUA R. STEPHENS S-8899 O ST

Diane Bender & Michael Williams Page 7 of 10 May 06, 2024

LEGAL DESCRIPTION PARCEL "A + D"

Part of Parcel #B05-012-013-00 with prior deed referenced in O.R. 576, Page 1943 & part of Parcel #B05-012-013-03 with prior deed referenced in O.R. 706, Page 4467, located in the SE 1/4 & the NE 1/4 of Section 12, T5S, R6E, Duchouquet Township, Auglaize County, Ohio, more particularly described as follows:

BEGINNING at an existing Monument Box at the Northeast corner of the SE 1/4 of Section 12; thence the following courses:

- 1. S 00°-58'-00" W on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road), 1197.93' to a set Mag Nail, passing an existing PK Nail at 968.99';
- 2. N 89°-02'-00" W, 660.35' to a set #5 Rebar, passing a set #5 Rebar at 25.00' & an existing #5 Rebar 542.87';
- 3. S 01°-45'-18" W, 444.33' to a set #5 Rebar, passing an existing #5 Rebar at 221.24';
- 4. N 89°-37'-17" W, 1084.67' to a set #5 Rebar;

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- 5. N 01°-01'-50" E, 897.17' to a point on the centerline of the Auglaize River, passing a set #5 Rebar at 797.17';
- 6. N 54°-00'-19" E on the centerline of the Auglaize River, 405.07' to a point;
- 7. N 06°-33'-15" W on the centerline of Auglaize River, 221.43' to a point;
- 8. N 25°-14'-09" E on the centerline of Auglaize River, 147.68' to a point;
- 9. N 41°-32'-26" E on the centerline of Auglaize River, 441.17' to a point;
- 10. S 89°-39'-57" E, 1107.79' to an existing Railroad Spike on the East line of the NE ¼ of Section 12 (centerline of Townline-Lima Road), passing a set #5 Rebar at 100.00' & an existing #5 Rebar at 1082.79';
- 11. S 00°-57'-38" W on the East line of the NE 1/4 of Section 12 (centerline of Townline-Lima Road), 188.86' to the POINT OF BEGINNING.

The above-described parcel of land contains 59.307 acres, more or less, of which 0.795 acres are occupied by road right-of-way. This parcel is subject to all legal highways and easements of record.

The bearings for this survey are based on The Ohio State Plane North Coordinate System. This legal description and the accompanying plat represent an actual boundary survey completed under the direct supervision of Joshua R. Stephens, P.S. #8899 on May 06, 2024. All markers called for above are in place. JOSHUA R. STEPHENS
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Diane Bender & Michael Williams Page 8 of 10 May 06, 2024

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LEGAL DESCRIPTION PARCEL "F"

Part of Parcel #B05-012-013-00 with prior deed referenced in O.R. 576, Page 1943, located in the SE 1/4 & the NE ¼ of Section 12, T5S, R6E, Duchouquet Township, Auglaize County, Ohio, more particularly described as follows:

Commencing at an existing Monument Box at the Northeast corner of the SE ¼ of Section 12; thence N 00°-57'-38" E on the East line of the NE 1/4 of Section 12, 188.86' to an existing Railroad Spike; thence N 89°-39'-57" W, 1107.79' to a point on the centerline of Auglaize River and being the POINT OF BEGINNING; thence the following courses:

- 1. S 41°-32'-26" W on the centerline of Auglaize River, 441.17' to a point;
- 2. S 25°-14'-09" W on the centerline of Auglaize River, 147.68' to a point;
- 3. S 06°-33'-15" E on the centerline of Auglaize River, 221.43' to a point;
- 4. S 54°-00'-19" W on the centerline of the Auglaize River, 405.07' to a point;
- 5. N 01°-01'-50" E, 925.73' to an existing #5 Rebar, passing a set #5 Rebar at 100.00';
- 6. S 89°-39'-57" E, 641.35' to the POINT OF BEGINNING, passing a set #5 Rebar at 541.35'.

The above-described parcel of land contains 7.242 acres, more or less, of which 0.000 acres are occupied by road right-of-way. This parcel is subject to all legal highways and easements of record.

The bearings for this survey are based on The Ohio State Plane North Coordinate System. This legal description and the accompanying plat represent an actual boundary survey completed under the direct supervision of Joshua R. Stephens, P.S. #8899 on May 06, 2024. All markers called for above are in place. JOSHUA R.
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Diane Bender & Michael Williams Page 9 of 10 May 06, 2024

LEGAL DESCRIPTION Ingress/Egress Easement #1

Part of Parcel #B05-012-013-00 with prior deed referenced in O.R. 576, Page 1943, located in the SE ¼ of Section 12, T5S, R6E, Duchouquet Township, Auglaize County, Ohio, more particularly described as follows:

Commencing at an existing Monument Box at the Southeast Corner of the SE ¼ of Section 12; thence N 00°-58'-00" E on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road), 1227.18' to an existing Cotton Gin Spindle at the POINT OF BEGINNING; thence the following courses:

- 1. N 86°-27'-00" W, 439.33' to an existing #5 Rebar, passing an existing #5 Rebar at 25.00';
- 2. N 01°-30'-22" W, 69.24' to a point;
- 3. N 40°-08'-34" W, 28.30' to a point;
- 4. N 54°-55'-36" W, 35.95' to a point;
- 5. N 67°-03'-54" W, 59.56' to a point;
- 6. N 82°-57'-07" W, 71.70' to a point;
- 7. N 88°-14'-42" W, 44.90' to a point:
- 8. S 01°-45'-18" W, 646.16' to a point;
- 9. N 89°-54'-07" W, 16.88' to an existing 4" Iron Pipe Post;
- 10. N 02°-11'-14" E, 99.77' to an existing 4" Iron Pipe Post;
- 11. S 89°-29'-05" W, 3.88' to a point;
- 12. N 01°-45'-18" E, 562.03' to a point;
- 13. S 88°-14'-42" E, 65.60' to a point;
- 14. S 82°-57'-07" E, 74.49' to a point;
- 15. S 66°-46'-08" E, 64.81' to a point;
- 16. S 54°-55'-36" E, 37.90' to a point;
- 17. S 40°-08'-34" E, 30.61' to a point;
- 18. S 31°-42'-11" E, 66.22' to a point;
- 19. S 86°-27'-00" E, 394.99' to a point on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road);
- 20. S 00°-58'-00" W on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road), 25.03' to the POINT OF BEGINNING.

The above-described parcel of land contains 0.667 acres, more or less, of which 0.014 acres are occupied by road right-of-way. This legal description was prepared for the sole purpose of creating an ingress/egress easement and it shall not be used for the transfer of ownership of real property.

The bearings for this easement description are based on the Ohio State Plane North Coordinate System. This legal description and the accompanying plat represent an actual boundary survey completed under the direct supervision of Joshua R. Stephens, P.S. #8899 on May 06, 2024. All markers called for above are in place.

Diane Bender & Michael Williams Page 10 of 10 May 06, 2024

LEGAL DESCRIPTION **Ingress/Egress Easement #2**

Part of Parcel #B05-012-013-00 with prior deed referenced in O.R. 576, Page 1943, located in the SE 1/4 of Section 12, T5S, R6E, Duchouquet Township, Auglaize County, Ohio, more particularly described as follows:

Commencing at an existing Monument Box at the Southeast Corner of the SE 1/4 of Section 12; thence N 00°-58'-00" E on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road), 1227.18' to an existing Cotton Gin Spindle at the POINT OF BEGINNING; thence the following courses:

- 1. N 86°-27'-00" W, 439.33' to an existing #5 Rebar, passing an existing #5 Rebar at 25.00';
- 2. N 01°-30'-22" W, 69.24' to a point;
- 3. N 40°-08'-34" W, 28.30' to a point:
- 4. N 54°-55'-36" W, 35.95' to a point;
- 5. N 35°-04'-24" E, 15.00' to a point;
- 6. S 54°-55'-36" E, 37.90' to a point;
- 7. S 40°-08'-34" E, 30.61' to a point;
- 8. S 31°-42'-11" E, 66.22' to a point;

Joshua R. Aleph

- 9. S 86°-27'-00" E, 394.99' to a point on the East line of the SE ¼ of Section 12 (centerline of Townline-Lima Road);
- 10. S 00°-58'-00" W on the East line of the SE 1/4 of Section 12 (centerline of Townline-Lima Road), 25.03' to the POINT OF BEGINNING.

The above-described parcel of land contains 0.310 acres, more or less, of which 0.014 acres are occupied by road right-of-way. This legal description was prepared for the sole purpose of creating an ingress/egress easement and it shall not be used for the transfer of ownership of real property.

The bearings for this easement description are based on the Ohio State Plane North Coordinate System. This legal description and the accompanying plat represent an actual boundary survey completed under the direct supervision of Joshua R. Stephens, P.S. #8899 on May 06, 2024. All markers called for above are in place.