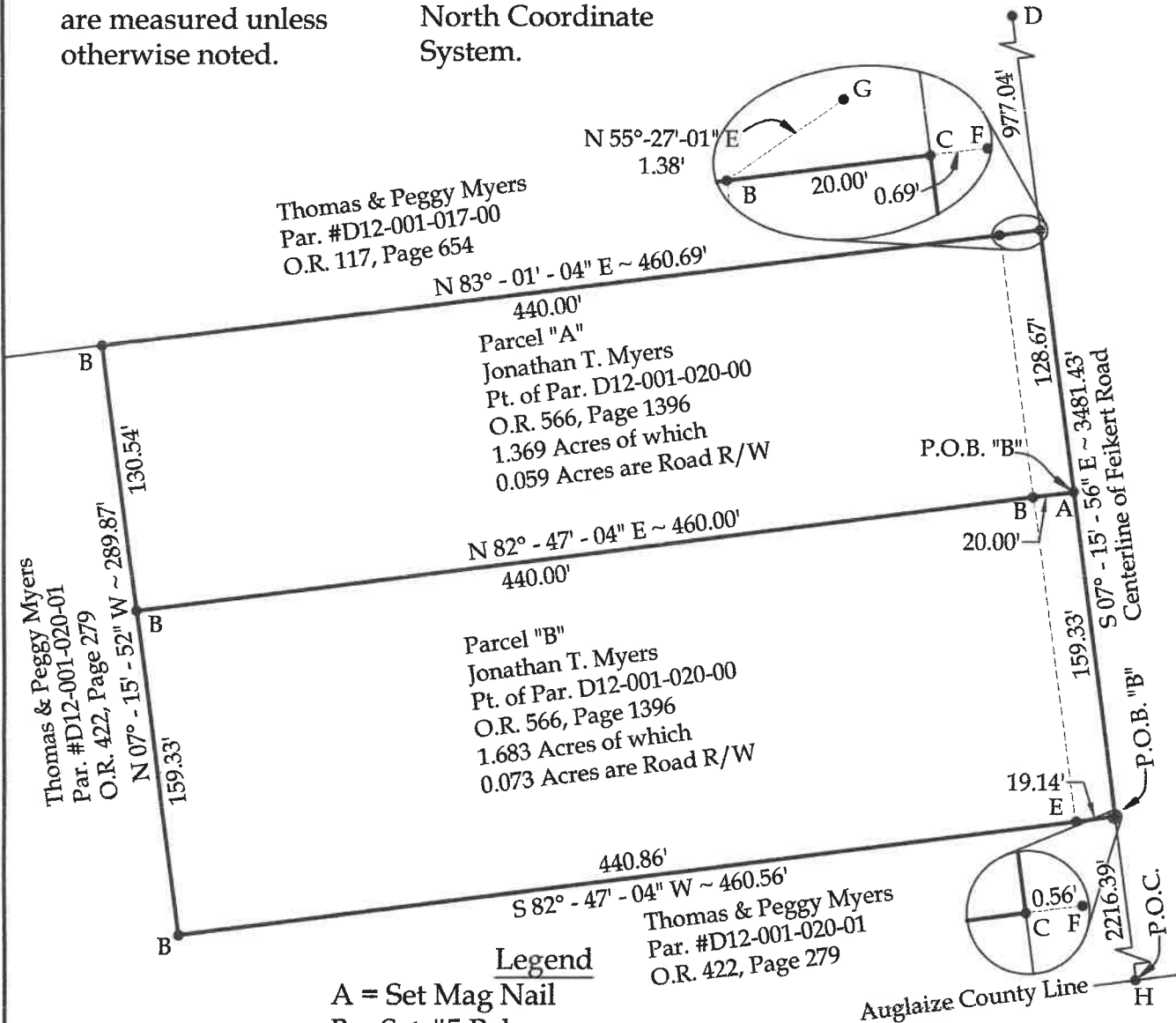
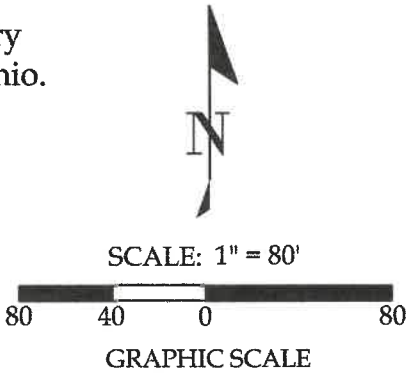


Survey of Parcel #D12-001-020-00 being part of Virginia Military Survey (VMS) #12276, Goshen Township, Auglaize County, Ohio.

Prior Deed Referenced in O.R. 566, Page 1396.

Note:
All distances shown
are measured unless
otherwise noted.

Basis of Bearings:
The Ohio State Plane
North Coordinate
System.




- Legend**
- A = Set Mag Nail
 - B = Set #5 Rebar
 - C = Unmonumented Point of Interest
 - D = Existing Monument Box
 - E = Existing #5 Rebar
 - F = Existing Mag Nail
 - G = Existing 6" Iron Pipe Post Flush With Ground
 - H = Existing Monument Box at the Intersection of the Centerline of Feikert Road & the Auglaize County Line



This plat and accompanying legal description represent an actual boundary survey completed under my direct supervision on October 10, 2024.

Joshua R. Stephens
Joshua R. Stephens, P.S. #8899

CORE CONSULTING <small>A Division of Materials Testing, Inc.</small>				201 N. Broadway St. Spencerville, OH 45887 Phone/Fax: 419-647-6163	
CLIENT: Jon Myers					
SURVEYED BY: P.J.M.	DATE: 10-10-2024	DRAWN BY: P.J.M.	CHECKED BY: J.R.S.		
SCALE: 1" = 80'		PAGE 1	OF 1	PAGES 3	

LEGAL DESCRIPTION
Parcel "A"

Being part of Parcel #D12-001-020-00 with prior deed referenced in O.R. 566, Page 1396, being part of the Virginia Military Survey (VMS) #12276, Goshen Township, Auglaize County, Ohio; more particularly described as followed:

Commencing at an existing Monument Box at the Intersection of the Centerline of Feikert Road & the Auglaize County Line; thence N 07°-15'-56" W on the centerline of Feikert Road, 2375.72' to a Mag Nail set at the POINT OF BEGINNING; thence the following courses:

1. S 82°-47'-04" W, 460.00' to a set #5 Rebar, passing a set #5 Rebar at 20.00';
2. N 07°-15'-52" W, 130.54' to a set #5 Rebar;
3. N 83°-01'-04" E, 460.00' to a point on the centerline of Feikert Road, passing a set #5 Rebar at 440.00';
4. S 07°-15'-56" E on the centerline of Feikert Road, 128.67' to the POINT OF BEGINNING.

The above-described parcel of land contains 1.369 acres, more or less, of which 0.059 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 conducted under the direct supervision of Joshua R. Stephens, P.S. #8899 on October 10, 2024. All markers called for above are in place.



LEGAL DESCRIPTION
Parcel "B"

Being part of Parcel #D12-001-020-00 with prior deed referenced in O.R. 566, Page 1396, being part of the Virginia Military Survey (VMS) #12276, Goshen Township, Auglaize County, Ohio; more particularly described as followed:

Commencing at an existing Monument Box at the Intersection of the Centerline of Feikert Road & the Auglaize County Line; thence N 07°-15'-56" W on the centerline of Feikert Road, 2216.39' to the POINT OF BEGINNING; thence the following courses:

1. S 82°-47'-04" W, 460.00' to a set #5 Rebar, passing a set #5 Rebar at 19.14';
2. N 07°-15'-52" W, 159.33' to a set #5 Rebar;
3. N 82°-47'-04" E, 460.00' to a Mag Nail set on the centerline of Feikert Road, passing a set #5 Rebar at 440.00';
4. S 07°-15'-56" E on the centerline of Feikert Road, 159.33' to the POINT OF BEGINNING.

The above-described parcel of land contains 1.683 acres, more or less, of which 0.073 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 conducted under the direct supervision of Joshua R. Stephens, P.S. #8899 on October 10, 2024. All markers called for above are in place.

