

Legend

- A = Existing Monument Box at the NW corner of Section 5
B = Existing Monument Box at the NE corner of the NW $\frac{1}{4}$ of Section 5
C = Existing Monument Box at the NE corner of Section 5
D = Mag Spike set at the SW corner of the NW $\frac{1}{4}$ of Section 5
E = Existing #5 Rebar at the SW corner of Section 5
F = Existing Monument Box at the SE corner of the SW $\frac{1}{4}$ of Section 5
G = Existing Monument Box at the SE corner of Section 4
H = Existing #5 Rebar

Survey of Parcel #N41-005-003-00 and being a part of the N $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the Section 5,
Town 5 South, Range 8 East, Wayne Township, Auglaize County, Ohio.

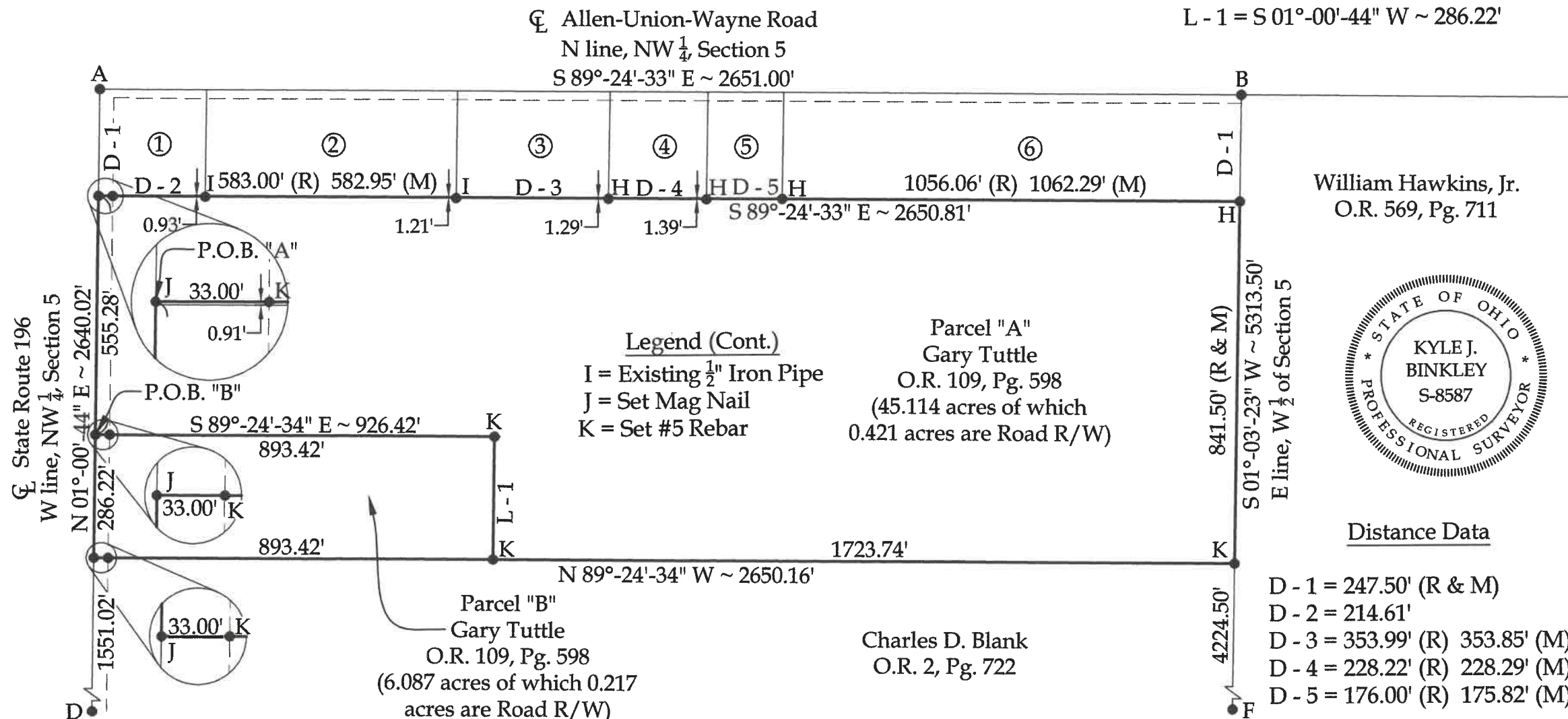
(Prior Deed Referenced in O.R. 109, Pg. 598)

Property Information

- | | |
|--|--|
| ① Neal & Lisa Carter
O.R. 661, Pg. 176 | ④ William R. & Diane M. Smith
O.R. 657, Pg. 762 |
| ② Clint D. Spencer
O.R. 675, Pg. 873 | ⑤ Terri R. Tellez
O.R. 698, Pg. 5091 |
| ③ Kendra M. & Corey D. Spees
O.R. 725, Pg. 5294 | ⑥ Justus L. Ball
O.R. 652, Pg. 260 |

Surveyor's Note: An overlap is created by the deeds of 1, 2, 3 & 4 as listed under "Property Information". The aforementioned properties come out of the remaining 15 Rods (247.50') North of the subject property which was created in 1892 in D.V. 59, Pg. 377.

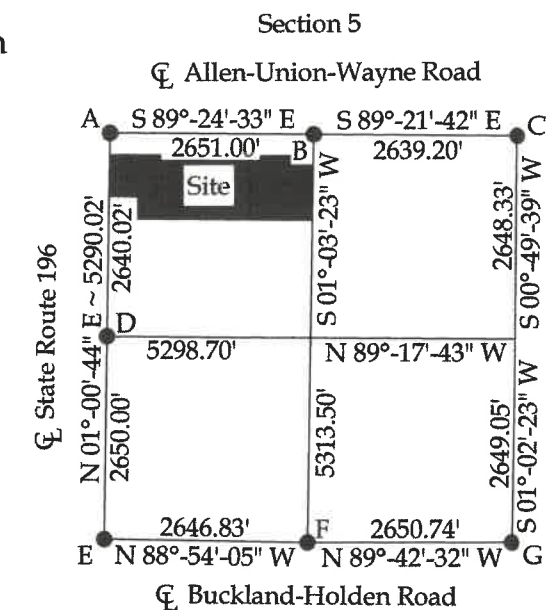
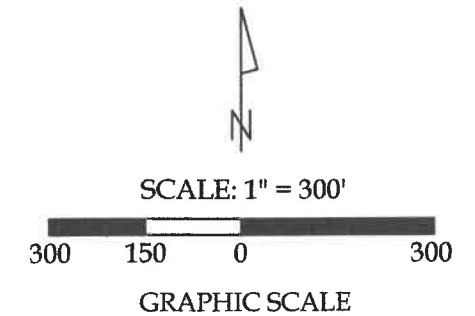
Line Data



BASIS OF BEARINGS: The system of bearings for this plat and legal description is based on the Ohio State Plane - North Coordinate System NAD83 (2011).

This plat is recorded in Survey Book "V", Page 527, in the Auglaize County Engineer's Office.

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



This plat and the accompanying legal description represents an actual boundary survey completed under my direct supervision on May 09, 2025.

Kyle J. Binkley, P.S. #8587



CLIENT: Gary Tuttle			
SURVEYED BY: M.A.B./T.E.W.	DATE: 05-09-2025	DRAWN BY: K.J.B.	CHECKED BY: K.J.B.
SCALE: 1" = 300'	PAGE 1	OF 1	PAGES 3

Parcel "A"
LEGAL DESCRIPTION

Being a part of Parcel #N41-005-003-00 and being a part of the N ½ of the NW ¼ of Section 5, Town 5 South, Range 8 East, Wayne Township, Auglaize County, Ohio (Prior Deed Referenced in O.R. 109, Pg. 598), more particularly described as follows:

Commencing at an existing Monument Box at the NW corner of Section 5; thence S 01°-00'-44" W with the W line of the NW ¼ of Section 5 (centerline of State Route 196), 247.50' to a Mag Nail set at the POINT OF BEGINNING; thence the following courses:

- 1. S 89°-24'-33" E, 2650.81' to an existing #5 Rebar on the E line of the W ½ of Section 5, passing a set #5 Rebar at 33.00';
- 2. S 01°-03'-23" W with said fractional section line, 841.50' to a set #5 Rebar;
- 3. N 89°-24'-34" W, 1723.74' to a set #5 Rebar;
- 4. N 01°-00'-44" E, 286.22' to a set #5 Rebar;
- 5. N 89°-24'-34" W, 926.42' to a Mag Nail set on the W line of the NW ¼ of Section 5 (centerline of State Route 196), passing a set #5 Rebar at 893.42';
- 6. N 01°-00'-44" E with said fractional section line, 555.28' to the POINT OF BEGINNING.

The above-described parcel contains 45.114 acres, more or less, of which 0.421 acres are occupied by road right-of-way, 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 09, 2025. All markers called for above are in place.



Parcel "B"
LEGAL DESCRIPTION

Being a part of Parcel #N41-005-003-00 and being a part of the N ½ of the NW ¼ of Section 5, Town 5 South, Range 8 East, Wayne Township, Auglaize County, Ohio (Prior Deed Referenced in O.R. 109, Pg. 598), more particularly described as follows:

Commencing at an existing Monument Box at the NW corner of Section 5; thence S 01°-00'-44" W with the W line of the NW ¼ of Section 5 (centerline of State Route 196), 802.78' to a Mag Nail set at the POINT OF BEGINNING; thence the following courses:

- 1. S 89°-24'-34" E, 926.42' to a set #5 Rebar, passing a set #5 Rebar at 33.00';
- 2. S 01°-00'-44" W, 286.22' to a set #5 Rebar;
- 3. N 89°-24'-34" W, 926.42' to a Mag Nail set on the W line of the NW ¼ of Section 5 (centerline of State Route 196), passing a set #5 Rebar at 893.42';
- 4. N 01°-00'-44" E with said fractional section line, 286.22' to the POINT OF BEGINNING.

The above-described parcel contains 6.087 acres, more or less, of which 0.217 acres are occupied by road right-of-way, 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 09, 2025. All markers called for above are in place.



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