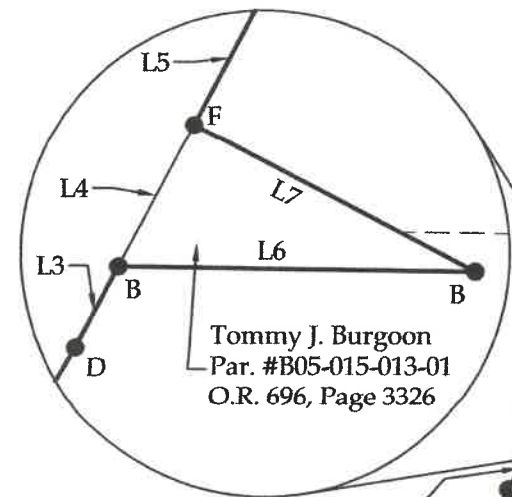


Survey of Parcels #B05-015-011-07, #B05-015-011-02 & #B05-015-013-02 located in the W 1/2 of the NE 1/4 of Section 15, T5S, R6E, Duchouquet Township, Auglaize County, Ohio.

Prior Deed Referenced in O.R. 717, Page 4838, O.R. 624, Page 23 & O.R. 698, Page 2828.

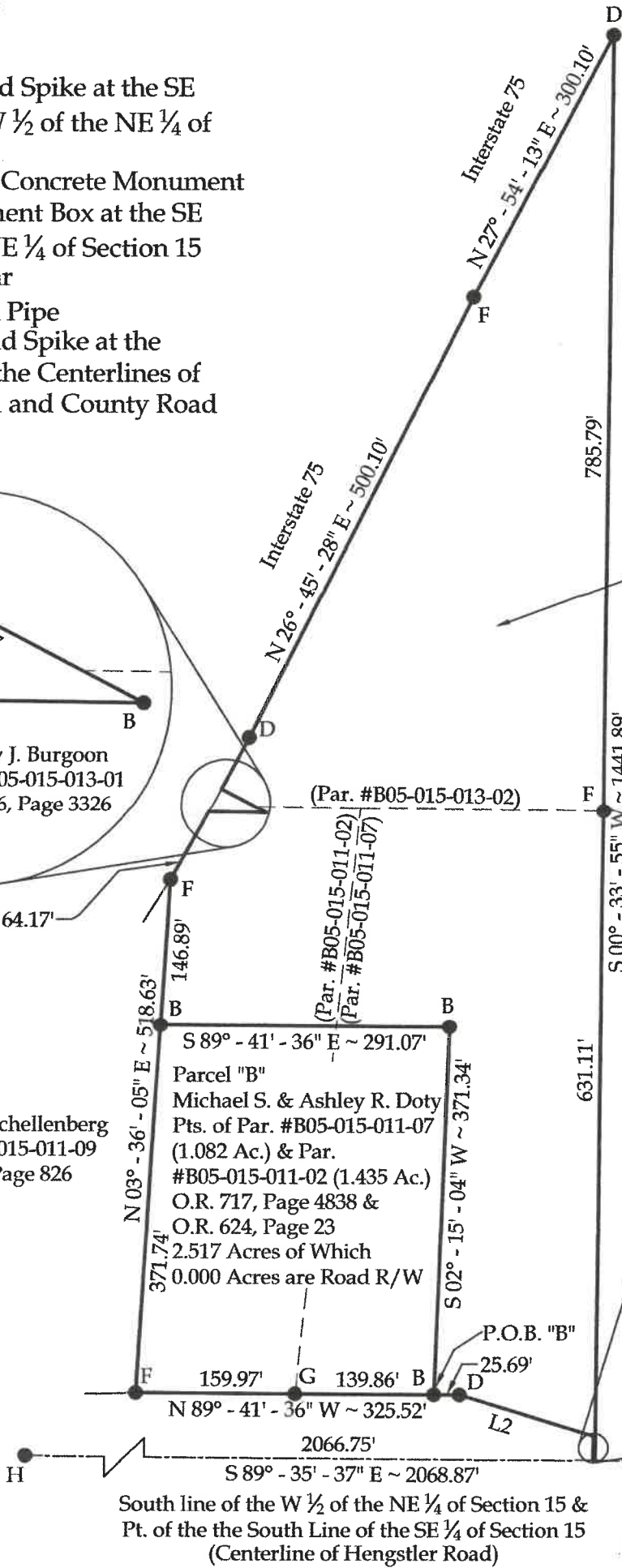
Basis of Bearings:
The Ohio State Plane North Coordinate System.

- Legend
- A = Set Mag Nail
 - B = Set #5 Rebar
 - C = Existing Railroad Spike at the SE Corner of the W 1/2 of the NE 1/4 of Section 15
 - D = Existing ODOT Concrete Monument
 - E = Existing Monument Box at the SE Corner of the NE 1/4 of Section 15
 - F = Existing #5 Rebar
 - G = Existing 1/2" Iron Pipe
 - H = Existing Railroad Spike at the Intersection of the Centerlines of Hengstler Road and County Road 25-A



N 29° - 31' - 35" E ~ 64.17'

David L. Schellenberg
Par. #B05-015-011-09
O.R. 654, Page 826



Parcel "B"
Michael S. & Ashley R. Doty
Pts. of Par. #B05-015-011-07 (1.082 Ac.) & Par. #B05-015-011-02 (1.435 Ac.)
O.R. 717, Page 4838 & O.R. 624, Page 23
2.517 Acres of Which 0.000 Acres are Road R/W

South line of the W 1/2 of the NE 1/4 of Section 15 & Pt. of the the South Line of the SE 1/4 of Section 15 (Centerline of Hengstler Road)

South line of the E 1/2 of the NE 1/4 of Section 15 (Centerline of Hengstler Road)

Parcel "A"
Michael S. & Ashley R. Doty
Pt. of Pars. #B05-015-011-07 (2.704 Ac.), #B05-015-011-02 (0.887 Ac.) & #B05-015-013-02 (3.575 Ac.)
O.R. 717, Page 4838, O.R. 624, Page 23 & O.R. 698, Page 2828
7.166 Acres of Which 0.001 Acres are Road R/W

Ned E. & Joann P. Delong
Par. #B05-015-014-00
O.R. 676, Page 1077

Notes:
All distances shown are measured unless otherwise noted. All set #5 Rebars are 30" long with an orange plastic "Core Consulting" cap.



This plat and accompanying legal description represent an actual boundary survey completed under my direct supervision on June 26, 2025.

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

CORE CONSULTING A Division of Materials Testing, Inc.		201 N. Broadway St. Spencerville, OH 45887 Phone/Fax: 419-647-6163	
CLIENT: Ashley Doty			
SURVEYED BY: A.J.M.	DATE: 6-26-2025	DRAWN BY: A.J.M.	CHECKED BY: J.R.S.
SCALE: 1" = 150'	PAGE 1	OF 1	PAGES 3

LEGAL DESCRIPTION Parcel "A"

Part of a parcels #B05-015-011-02 (0.887 Ac.), #B05-015-011-07 (2.704 Ac.) and all of parcel #B05-015-013-02 (3.575 Ac.) with prior deed referenced in O.R. 624, Page 23, O.R. 717, Page 4838 and O.R. 698, Page 2828, located in the W ½ of the NE ¼ of Section 15, T5S, R6E, Duchouquet Township, Auglaize County, Ohio; more particularly described as followed:

Commencing at an existing Monument Box at the SE corner of the NE ¼ of Section 15; thence N 89°-34'-45" W on the South line of the E ½ of the NE ¼ of Section 15 (centerline of Hengstler Road), 1329.64' to an existing Railroad Spike at the Southeast corner of the W ½ of the NE ¼ of Section 15 and the POINT OF BEGINNING; thence the following courses:

1. N 89°-35'-37" W on the South line of the W ½ of the NE ¼ of Section 15 (centerline of Hengstler Road), 2.12' to a set Mag Nail;
2. N 00°-59'-54" E, 25.00' to a #5 Rebar set on the North R/W of Hengstler Road;
3. N 73°-00'-06" W on the North R/W of Hengstler Road, 141.54 to an existing Concrete Monument;
4. N 89°-41'-36" W on the North R/W of Hengstler Road, 25.69' to a set #5 Rebar;
5. N 02°-15'-04" E, 371.34' to a set #5 Rebar;
6. N 89°-41'-36" W, 291.07' to a set #5 Rebar;
7. N 03°-36'-05" E, 146.89' to an existing #5 Rebar on the East line of Interstate 75;
8. N 29°-31'-35" E on the East line of Interstate 75, 64.17' to an existing Concrete Monument;
9. N 28°-03'-39" E on the East line of Interstate 75, 14.97' to a set #5 Rebar;
10. S 89°-15'-20" E, 58.31' to a set #5 Rebar;
11. N 62°-21'-49" W, 51.81' to an existing #5 Rebar on the East line of Interstate 75;
12. N 27°-54'-13" E on the East line of Interstate 75, 58.85' to an existing Concrete Monument;
13. N 26°-45'-28" E on the East line of Interstate 75, 500.10' to an existing #5 Rebar;
14. N 27°-54'-13 E on the East line of Interstate 75, 300.10' to an existing Concrete Monument;
15. S 00°-33'-55" W, 1441.89' to the POINT OF BEGINNING, passing existing #5 Rebars at 785.79' and a set #5 Rebar at 1416.89'.

The above-described parcel of land contains 7.166 acres, more or less, of which 0.001 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 June 26, 2025. All markers called for above are in place. All set #5 Rebars are 30" long with an orange "Core Consulting" cap.



LEGAL DESCRIPTION Parcel "B"

Part of a parcels #B05-015-011-02 (1.435 Ac.) and #B05-015-011-07 (1.082 Ac.) with prior deeds referenced in O.R. 624, Page 23 and O.R. 717, Page 4838, located in the W ½ of the NE ¼ of Section 15, T5S, R6E, Duchouquet Township, Auglaize County, Ohio; more particularly described as followed:

Commencing at an existing Monument Box at the SE corner of the NE ¼ of Section 15; thence N 89°-34'-45" W on the South line of the E ½ of the NE ¼ of Section 15 (centerline of Hengstler Road), 1329.64' to an existing Railroad Spike at the Southeast corner of the W ½ of the NE ¼ of Section 15; thence N 89°-35'-37" W on the South line of the W ½ of the NE ¼ of Section 15 (centerline of Hengstler Road), 2.12' to a set Mag Nail; thence N 00°-59'-54" E, 25.00' to a #5 Rebar set on the North line of Hengstler Road; thence N 73°-00'-06" W on the North line of Hengstler Road, 141.54' to an existing Concrete Monument; thence N 89°-41'-36" W, 25.69' to a #5 Rebar set at the POINT OF BEGINNING; thence the following courses:

1. Continue N 89°-41'-36" W on the North line of Hengstler Road, 299.83' to an existing #5 Rebar;
2. N 03°-36'-05" E, 371.74' to a set #5 Rebar;
3. S 89°-41'-36" E, 291.07' to a set #5 Rebar;
4. S 02°-15'-04" W, 371.34' to the POINT OF BEGINNING.

The above-described parcel of land contains 2.517 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 conducted under the direct supervision of Joshua R. Stephens, P.S. #8899 on June 26, 2025. All markers called for above are in place. All set #5 Rebars are 30" long with an orange "Core Consulting" cap.

