

SUNRISE CONDOMINIUM ASSOCIATION

BEING A PARCEL OF LAND SITUATED IN THE NORTHWEST QUARTER OF SECTION 20, TOWN 5 SOUTH, RANGE 7 EAST, UNION TOWNSHIP, AUGLAIZE COUNTY, OHIO.

COMMENCING FOR REFERENCE AT A MONUMENT BOX WITH IRON PIN FOUND AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 20 AND BEING ON THE CENTERLINE OF STATE ROUTE 67;

THENCE, NORTH 64'-55'-57" WEST, 595.98 FEET, ALONG THE CENTERLINE OF STATE ROUTE 67 TO A MAG NAIL FOUND AT THE NORTHWEST CORNER OF A 1.332-ACRE TRACT OF LAND OWNED BY MARK A. AND CONNIE S. GOSSARD AS DESCRIBED IN OFFICIAL RECORD 646, PAGE 1781;

THENCE, SOUTH 00'-19'-33" WEST, 283.02 FEET, ALONG THE WEST PROPERTY LINE OF SAID GOSSARD TRACT TO AN IRON PIN FOUND, PASSING FOR REFERENCE AN IRON PIN FOUND AT 27.53 FEET ON THE SOUTH RIGHT-OF-WAY LINE OF STATE ROUTE 67;

THENCE, NORTH 89'-56'-53" EAST, 155.48 FEET, ALONG THE SOUTH PROPERTY LINE OF SAID GOSSARD TRACT TO AN IRON PIN FOUND ON THE WEST LINE OF A TRACT OF LAND OWNED BY KOHLRIESERTN8, LLC AS DESCRIBED IN OFFICIAL RECORD 715, PAGE 2329;

THENCE, SOUTH 00°-33'-02" WEST, 440.15 FEET, ALONG THE WEST LINE OF SAID KOHLRIESERTN8, LLC TRACT TO A POINT;

THENCE, NORTH 89'-26'-58" WEST, 597.84 FEET, TO AN IRON PIN WITH CAP SET AND BEING THE PRINCIPAL PLACE OF BEGINNING OF THE TRACT HEREIN CONVEYED;

THENCE, SOUTH 00'-00'-00" WEST, 91.00 FEET, TO AN IRON PIN WITH CAP SET;

THENCE, SOUTH 54'-11'-52" WEST, 41.03 FEET, TO AN IRON PIN WITH CAP SET;

THENCE, SOUTH 90'-00'-00" WEST, 48.00 FEET, TO AN IRON PIN WITH CAP SET;

THENCE, NORTH 00°-00'-00" EAST, 91.00 FEET, TO AN IRON PIN WITH CAP SET;

CONTAINING 0.285 ACRES MORE OR LESS WITH ALL BEING SUBJECT TO ANY LEGAL HIGHWAYS AND EASEMENTS OF RECORD.

THE BEARINGS ARE BASED ON NAD 83 CORS 2011 ADJUSTMENT, OHIO NORTH ZONE, ODOT VRS CORS NETWORK.

THE ABOVE DESCRIPTION WAS PREPARED BY ALLEN J. BERTKE, OHIO PROFESSIONAL SURVEYOR NUMBER 8629, BASED ON A FIELD SURVEY PERFORMED UNDER HIS DIRECT SUPERVISION AND DATED SEPTEMBER 22, 2022.

LEGEND ● I.P.S. 5/8" X 30" REBAR

THE BEARINGS ARE BASED ON NAD 83 CORS 2011 ADJUSTMENT, OHIO NORTH ZONE, ODOT VRS CORS NETWORK

SCALE IN FEET

NW 1/4 SEC. 20

W/CAP SET

O^{I.P.F.} IRON PIN FOUND o^{M.N.F.} MAG NAIL FOUND

MONUMENT BOX W/IP FOUND

NOTE:

PER GRAIN BIN PLANS

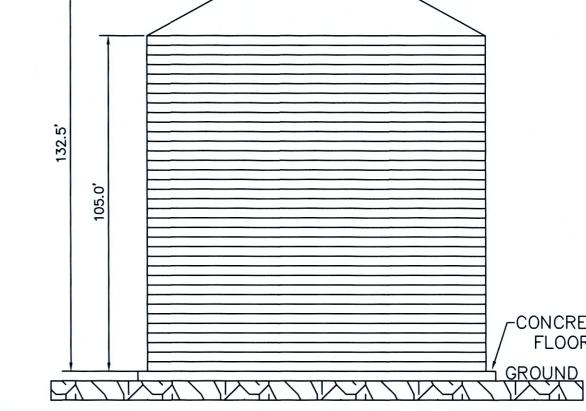
UNIT "B"/units 1-830

INTERIOR WORKING SPACE DIAMETER= 104.5'

SIDEWALL HEIGHT= 105.0' DEPTH FOR CAPACITY= 105.0' PEAK HEIGHT= 132.5' 842,565 BUSHELS TOTAL CAPACITY

105' OUTSIDE DIAMETER

PLAN VIEW-UNIT B SCALE 1"=30'



ELEVATION VIEW-UNIT B

SURVEYOR'S STATEMENT

I CERTIFY THAT THIS DRAWING ACCURATELY SHOWS THE SUNRISE CONDOMINIUM AS CONSTRUCTED.

10-4-2022

DATE

Ex. BIN

Ex. BIN

Ex. BIN

Ex. BIN

UNIT A 0.285 ACRES

UNIT B

0.285 ACRES

Allen 1 Berth ALLEN J. BERTKE, PS #8629



0.285 ACRES UNIT A

0.285 ACRES UNIT B 0.570 ACRES TOTAL

ACREAGE SUMMERY

AUGLAIZE FARMERS

COOPERATIVE, INC.

OR 69-262

N89°26'58"W

GRAVEL PVMT.

597.84'

GRAVEL PVMT.

ENGINEER'S STATEMENT

I CERTIFY THAT THIS DRAWING ACCURATELY SHOWS THE SUNRISE CONDOMINIUM AS CONSTRUCTED.

MARK A. &

CONNIE S. GOSSARD OR 646-1781 1.332 ACRES

10/4/22 JEFFREY S. PUTHOFF, PE #61619 DATE



SCALE 1"=30'

DATE 09-22-2022 SHEET NUMBER of 1

AJB

PROJECT No.

AUGUNI2202