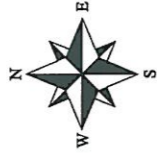


PLAT OF SURVEY FOR WILEY

SITUATED IN:
THE SE. 1/4, SECTION 27
TOWN 4 N. RANGE 3 E.,
DELAWARE TOWNSHIP,
DEFANCE COUNTY, OHIO



NORTH AND BEARING
SYSTEM BASED ON
OHIO NORTH STATE
PLANE GRID, NAD 83
ADJ. 2011.

D.L. & A. BOK
D.V. 255, PG. 957
59.433 AC. C.R.

RICHARD S. JR. & JANE A MOLNAR
O.R. 433, PG. 2149
21.522 AC.

D. M. & J. A. DEVEAUX
D.V. 255, PG. 72
3.536 AC.

J.T. & C.A. JACOB
D.V. 352, PG. 1221
23.396 AC.

15.964 ACRES

TODD M. & SUSAN K. WILEY
D.V. 406, PG. 2249
37.460 AC.

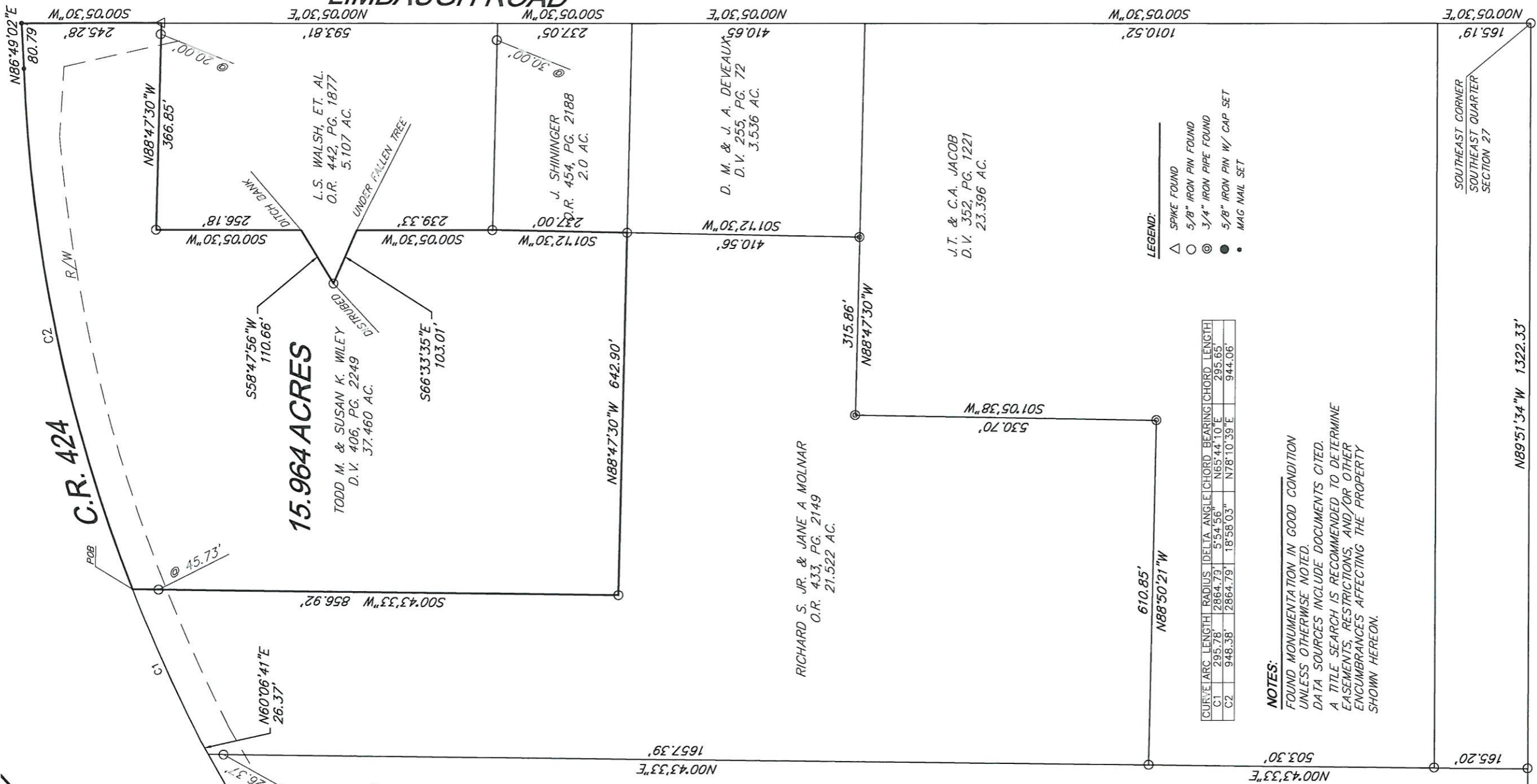
S58°47'56"W
110.66'

S66°33'35"E
103.01'

L.S. WALSH, ET. AL.
O.R. 442, PG. 1877
5.107 AC.

J. SHININGER
O.R. 454, PG. 2188
2.0 AC.

LIMBAUGH ROAD



CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	295.78'	2864.73'	5°54'56"	N65°44'10"E	295.65'
C2	948.38'	2864.79'	18°58'03"	N78°10'39"E	944.06'

NOTES:

FOUND MONUMENTATION IN GOOD CONDITION UNLESS OTHERWISE NOTED.
DATA SOURCES INCLUDE DOCUMENTS CITED.
A TITLE SEARCH IS RECOMMENDED TO DETERMINE EASEMENTS, RESTRICTIONS, AND/OR OTHER ENCUMBRANCES AFFECTING THE PROPERTY SHOWN HEREON.

- LEGEND:**
- △ SPIKE FOUND
 - 5/8" IRON PIN FOUND
 - ⊙ 3/4" IRON PIPE FOUND
 - 5/8" IRON PIN W/ CAP SET
 - MAG NAIL SET



HOWBERT SURVEYING
LLC
8477 MERICLE ROAD
FORT JENNINGS, OHIO 45844
419-863-0289

DATE: 1/12/24
CLIENT: SWILEY
JOB #: 006-01-24

REV:
SCALE: 1" = 200'
CHK:

FILE: SWILEY24.DWG

THIS PLAT IS BASED ON AN ACTUAL FIELD SURVEY.



MICHAEL L. HOWBERT
REGISTERED PROFESSIONAL
SURVEYOR NO. 7959 IN OHIO
JAN 17, 2024



SCALE 1"=200'

Thence along said 21.522 acre tract on the following two (2) courses and distances:
1. N88°47'30"W, a distance of 642.90 feet to a 5/8" iron pin found;
2. N00°43'33"E, a distance of 856.43 feet to the *Point of Beginning*, passing a 5/8" iron pin found at 811.19 feet;

Containing 15.964 acres, more or less, and being subject to all legal highways, rights-of-way, easements, restrictions, covenants, and/or conditions of record.

The above description and bearing system is based on a survey prepared by Michael L. Howbert, Registered Professional Surveyor No. 7959, in January of 2024.



Michael L. Howbert, P.S.



Description 15.964 Acres

- Situated in the Southeast Quarter of Section 27, Town 4 North, Range 3 East, Delaware Township, Defiance County, Ohio, being part of a 37.460 acre tract as described in Official Record Volume 406, Page 2249, and being more particularly described as follows;
- Commencing at the southeast corner of said southeast quarter being a 5/8" iron pin found;
- Thence along the south line of said southeast quarter, N89°50'15"W, a distance of 1322.33 feet to the southeast corner of the east half of said southeast quarter;
- Thence along the west line of said east half, N00°43'33"E, a distance of 668.50 feet to a 5/8" iron pin found at the southwest corner of said 37.460 acre tract;
- Thence continuing along said west line, N00°43'33"E, a distance of 1657.39 feet to the centerline of County Road 424 as described in Official record Volume 406, Page 2249, passing a 5/8" iron pin found at 1630.89 feet;
- Thence running along said centerline line on the following two (2) courses and distances:
1. N60°06'41"E, a distance of 26.37 feet to a point of curvature;
 2. On a curve to the right having a radius of 2864.79 feet (chord bearing N65°44'10"E with a chord distance of 295.65 feet and a delta angle of 5°54'56") an arc distance of 295.78 feet to the **Principal Point of Beginning**;
- Thence continuing on said centerline line on the following two (2) courses and distances:
1. On a curve to the right having a radius of 2864.79 feet (chord bearing N78°10'39"E with a chord distance of 944.06 feet and a delta angle of 18°58'03") an arc distance of 948.38 feet to a mag nail set;
 2. N86°49'02"E, a distance of 80.79 feet to a mag nail set at the intersection of said centerline with the east line of said southeast quarter;
- Thence along said east line, S00°05'30"W, a distance of 245.28 feet to a spike found at the northeast corner of a 5.107 acre tract as described in Official Record Volume 442, Page 1877;
- Thence running along said 5.107 acre tract on the following five (5) courses and distances:
1. N88°47'30"W, a distance of 366.85 feet to a 5/8" iron pin found, passing a 5/8" iron pin found at 20.00 feet;
 2. S00°05'30"W, a distance of 256.18 feet to a point;
 3. S58°47'56"W, a distance of 110.66 feet to a point;
 4. S66°33'35"E, a distance of 103.01 feet to a point;
 5. S00°05'30"W, a distance of 239.33 feet to a 5/8" iron pin found at the northwest corner of a 2.00 acre tract as described in Official Record Volume 454, Page 218;
- Thence along the west line of said 2.00 acre tract, S01°12'30"W, a distance of 237.00 feet to a 5/8" iron pin found at the southeast corner of a 21.522 acre tract as described in Official Record Volume 433, Page 2149;