

**Bockrath & Associates Engineering and Surveying,
LLC**

**115 S. Fair Avenue, Suite A - Ottawa, OH 45875
(419) 523-5789**

PARCEL 1 – 0.273 ACRES

Situated as being part of the Southeast Quarter of the Northeast Quarter of Section 28, Richland Township, Town 4 North, Range 5 East, Defiance County, Ohio, also being a part of a 5.768 acre tract of land as recorded in Deed Volume 246, Page 863 of the Defiance County Deed Records and more particularly described as follows:

Commencing at Mag nail set at the intersection of the centerline of State Route 18 and the South line of the Northeast Quarter of Section 28;

Thence North 29°14'21" West along the centerline of State Route 18 a distance of 195.96 feet to a Mag nail set at the Southeast corner of said 5.768 Acre tract and the POINT OF BEGINNING;

Thence South 85°44'13" West along the North line of a 1.95 acre tract of land as recorded in Official Record Volume 267, Page 2405 of the Defiance County Deed Records a distance of 254.83 feet to a 5/8 inch rebar with ID cap set and passing a 5/8 inch rebar in concrete found at 37.40 feet;

Thence along a new division the following one (1) course:

North 61°50'44" East a distance of 231.04 feet to a Mag nail set on the centerline of State Route 18 and passing a 5/8 inch rebar with ID cap set at 30.00 feet;

Thence South 29°14'21" East a distance of 103.22 feet to the POINT OF BEGINNING, said tract containing 0.273 acres of land, more or less.

Subject to all legal highways, easements, and restrictions of use whether apparent and/or of record and is from an actual survey performed in December, 2017, under the supervision of Ohio Professional Surveyor Gregory A. Bockrath, Ohio Surveyor No. 8306.

Note: The bearings used in this description are on an assumed meridian assuming the centerline of State Route 18 to be South 29°14'21" East and are for the purpose of angle determination only.



GAB 1-30-18

Registered Surveyor No. 8306
Gregory A. Bockrath
Bockrath & Associates
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PARCEL 2 – 2.206 ACRES COMBINATION DESCRIPTION

Situated as being part of the Southeast Quarter of the Northeast Quarter of Section 28, Richland Township, Town 4 North, Range 5 East, Defiance County, Ohio, also being a part of a 5.768 acre tract of land as recorded in Deed Volume 246, Page 863 and all of a 1.95 acre tract of land as recorded in Official Record Volume 267, Page 2405 both in the Defiance County Deed Records and more particularly described as follows:

Beginning at Mag nail set at the intersection of the centerline of State Route 18 and the South line of the Northeast Quarter of Section 28 and the POINT OF BEGINNING;

Thence North 88°41'19" West along said South line and the North line of a 40 acre tract of land as recorded in Official Record Volume 371, Page 1986 of the Defiance County Deed Records a distance of 630.11 feet to a 5/8 inch rebar found at the Southwest corner of the Southeast Quarter of the Northeast Quarter of Section 28 and passing a 5/8 inch rebar at 34.74 feet;

Thence North 01°24'42" East along the East line of a 15.883 acre tract of land as recorded in Official Record Volume 394, Page 685 of the Defiance County Deed Records a distance of 117.00 feet to a 5/8 inch rebar with ID cap set at the Southwest corner of a 5.768 acre tract of land as recorded in Deed Volume 246, Page 863 of the Defiance County Deed Records;

Thence North 85°44'13" East along the South line of said parcel a distance of 277.99 feet to a 5/8 inch rebar with ID cap set;

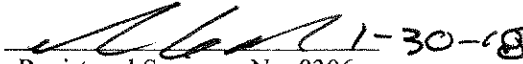
Thence North 61°50'44" East a distance of 231.04 feet to a Mag nail set on the centerline of State Route 18 and passing a 5/8 inch rebar with ID cap set at 30.00 feet;

Thence South 29°14'21" East a distance of 299.18 feet and passing a Mag nail set at 103.22 feet to the POINT OF BEGINNING, said tract containing 2.206 acres of land, more or less.

Subject to all legal highways, easements, and restrictions of use whether apparent and/or of record and is from an actual survey performed in December, 2017, under the supervision of Ohio Professional Surveyor Gregory A. Bockrath, Ohio Surveyor No. 8306.

Note: The bearings used in this description are on an assumed meridian assuming the centerline of State Route 18 to be South 29°14'21" East and are for the purpose of angle determination only.




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