

PARCEL NUMBER:
47-2500-03-004.000

WONNELL ROAD (30' R/W)

KERR
ROAD

S88°48'32"E 1774.83'
NORTHWEST CORNER
SOUTHWEST QUARTER
SECTION 25

PLAT OF SURVEY
FOR
N. FETTER

SITUATED IN:
THE SW. 1/4, SECTION 25
TOWN 4 S. RANGE 7 E.,
PERRY TOWNSHIP,
ALLEN COUNTY, OHIO

KEATON & BRYNNA FETTER
O.R. 2021, PG. 2162
35.72 AC.

GREGORY J. AND LAURA
S. KESSEN
D.V. 714, PG. 447
O.R. 2016, PG. 13823
38.74 AC.
SR85-026 CORE #8004

SHAW LEGACY FARMS LLC
O.R. 2023, PG. 6290
75.83 AC.

LANE A. GREEN
O.R. 2021, PG. 9409
5.001 AC.
SR2021-111 YOAKAM #7676

34.864 ACRES

0.072 AC. IN R/W

NANCY E. FETTER, REV. TRUST
O.R. 2022, PG. 14567
35.72 AC.



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

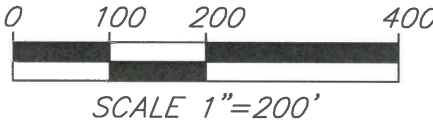
LEGEND:

- Ø MAG NAIL FOUND
- MONUMENT BOX FOUND
- 5/8" IRON PIN FOUND
- MAG NAIL SET
- 5/8" IRON PIN W/ CAP SET
- ⊙ 6" STEEL PIPE FOUND

NORMAN O. KIRCHNER, LIVING TRUST
BONNIE R. KIRCHNER, LIVING TRUST
D.V. 910, PG. 764
D.V. 910, PG. 770
O.R. 2021, PG. 11747
O.R. 2021, PG. 15124
100.41 AC.
SR2022-210 YOAKAM #7676

Reviewed by: CS
Allen Co. Engineer/Tax Map Office

8/27/26
Date



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.

THIS PLAT IS BASED ON AN ACTUAL FIELD SURVEY.



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

DATE: 8/21/26	REV.:
CLIENT: N. FETTER	SCALE: 1" = 200'
JOB #: 601-08-26	CHK:

MICHAEL L. HOWBERT 8/27/26
AUG. 21, 2026
REGISTERED PROFESSIONAL
SURVEYOR NO. 7959 IN OHIO





Description
34.864 Acres

Situated in the Southwest Quarter of Section 25, Town 4 South, Range 7 East, Perry Township, Allen County, Ohio, being part of the west half to the east half of said southwest quarter as described in Official Record 2022, Page 14567, and being more particularly described as follows;

Commencing at the northwest corner of the southwest quarter of said Section 25, being a monument box found;

Thence along the north line of said southwest quarter, S.88°48'32"E., a distance of 1774.83 feet to a mag nail found at the northeast corner of a 5.001 acre tract as described in Official Record 2021, Page 9409, being the *Principal Point of Beginning*;

Thence continuing along said north line, S.88°48'32"E., a distance of 208.96 feet to a mag nail found at the northwest corner of a tract as described in Deed Volume 910, Page 764, Deed Volume 910, Page 770, Official Record 2021, Page 11747 and Official Record 2021, Page 15124;

Thence running the west line of said tract, also the east line of the west half of the east half of said southwest quarter, S.00°53'30"W., a distance of 2629.58 feet to a 6" steel pipe found, passing a 5/8" iron pin found at 15.00 feet;

Thence on the south line of said southwest quarter said tract, N.89°24'00"W., a distance of 158.66 feet to a 5/8" iron pin found;

Thence continuing on the south line of said southwest quarter, N.89°30'11"W., a distance of 501.71 feet to a 6" steel pipe found;

Thence on the east line of the southwest quarter of the southwest quarter, N.00°56'29"E., a distance of 1319.08 feet to a 6" steel pipe found;

thence on the east line of the northwest quarter of the southwest quarter, N.00°54'13"E., a distance of 834.11 feet to a 5/8" iron pin found at the southwest corner of the aforesaid 5.001 acre tract;

Thence running along said 5.001 acre tract on the following two (2) courses and distances:

1. S.88°48'32"E., a distance of 450.00 feet to a 5/8" iron pin found;
2. N.00°54'13"E., a distance of 484.10 feet to the *Point of Beginning*, passing a 5/8" iron pin found at 469.10 feet

Containing 34.864 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 based on a survey prepared by Michael L. Howbert, Registered Professional Surveyor No. 7959, in August of 2026. The basis of bearing is based on Ohio North State Plane Grid, NAD 83, Adjustment 2011.




Michael L. Howbert, P.S.
8/27/26

Reviewed by: CS
Allen Co. Engineer/Tax Map Office
8/27/26
Date