2	9BTMRS	SW1/4 s6 NW1/4 s5	BETHEL	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 1
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

LEGEND

- ● IRON PIN FOUND
- ✖ R.R. SPIKE FOUND
- ✗ PK NAIL FOUND
- △ CONC. FENCE POST
- ⌀ MAG NAIL SET
- ○ 5/8" ϕ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 23, PG. 35
VOL. 25, PG. 154
VOL. 47, PG. 38
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

P.B. 7, PG. 83
P.B. 12, PG. 127
} MIAMI COUNTY RECORDER'S PLAT RECORDS

N

SCALE: 1"=200'
0 100 200 300 400

℄ DAYTON-BRANDT ROAD

℄ DAYTON-BRANDT ROAD

℄ NEW CARLISLE ROAD

S.W. CORNER
S.W. QUARTER
SECTION 6

N 02° 45' 28" E
292.89'

N 02° 25' 56" E 358.12'

N 84° 50' 30" W
263.92'

S 02° 48' 36" W
142.02'

N 88° 04' 36" W 340.05'

N 02° 57' 04" W
167.56'

744.06'

EASEMENT LINE

N 81° 49' 56" W

S 02° 55' 40" W 393.54'

SECTION LINE

(SECTION 5 ~ 9.246 ACRES)

(SECTION 6 ~ 16.775 ACRES)

* 26.021 ACRES TOTAL IN CONSERVATION EASEMENT

1679.08'

N 87° 27' 54" E

N 87° 01' 32" W
316.85'

S 01° 42' 35" W 514.57'

TERRA ESTATES
P.B. 12, PG. 127

HILLS AND DALES SUBDIVISION NO. 2
P.B. 7, PG. 83

WESTLAND DRIVE

(7) (8) (9) (10) (11) (12) (13) (14) (15) (16) (17)

(12) (13) (14)

* THIS TRACT FOR EASEMENT PURPOSES ONLY.
SEE DEED BOOK ____ PG. ____

SURVEY OF 26.021 AC. CONSERVATION EASE.
FOR THE MIAMI COUNTY PARK DISTRICT.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 11-24-03
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 34003

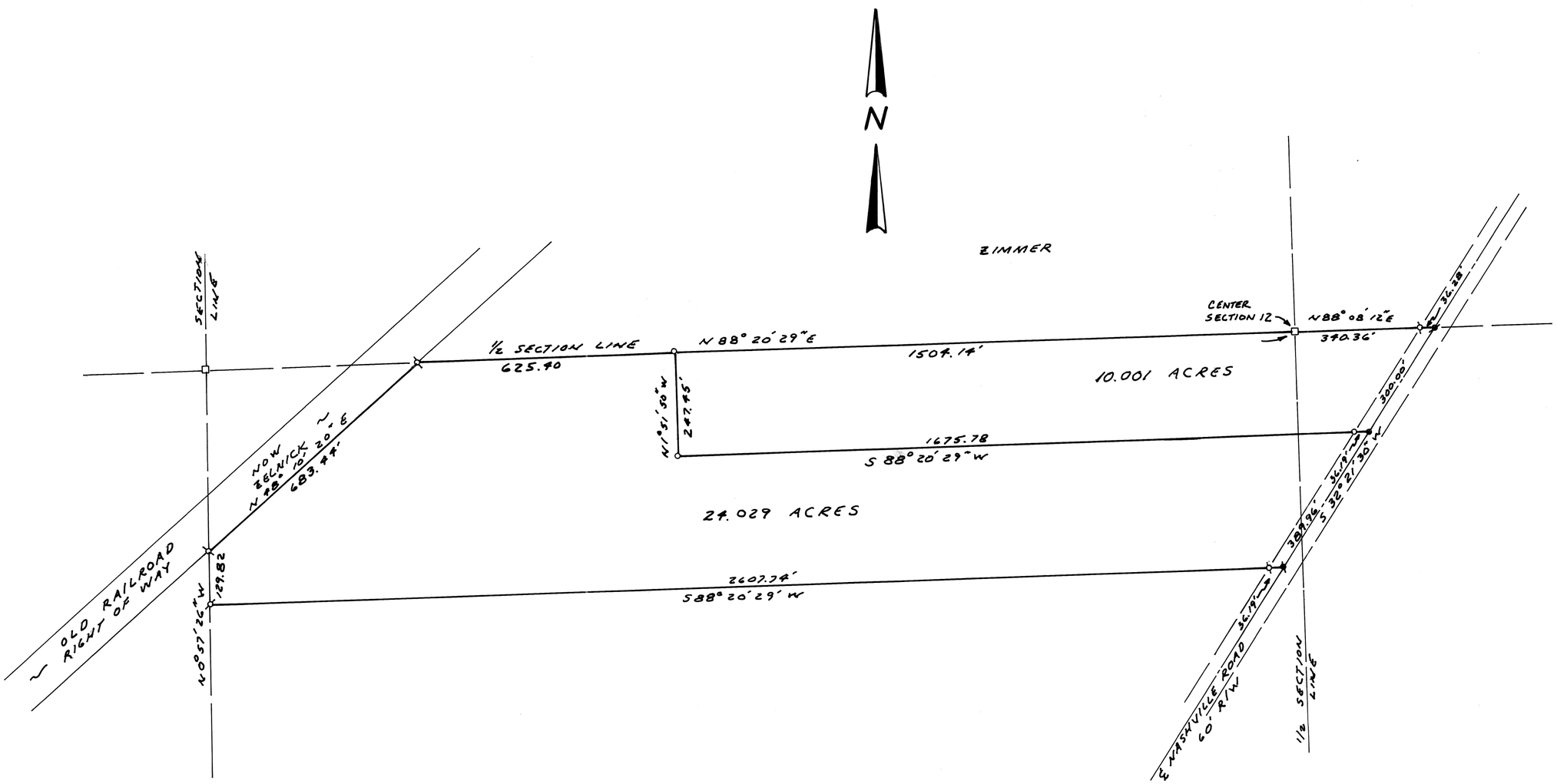
6	5-EAST	12	SE & SW	MONROE
TOWN	RANGE	SECTION	QUARTER	TOWNSHIP

VOLUME NO. 48 PLAT NO. 2
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

DECEMBER, 2003

SCALE 1 INCH = 200 FEET

0 200 400



REFERENCES

DEED BOOK 739 PAGE 208
LAND SURVEY VOL. #7 PLAT 100

LEGEND

- □ CORNERSTONE FOUND
- ⊀ RAILROAD SPIKE FOUND
- ⊗ IRON PIN FOUND
- ● MONUMENT SPIKE SET
- ○ 5/8" CAPPED IRON PIN SET

NOTE:
THE PURPOSE OF THIS SURVEY IS TO CUT 10.001 ACRES FROM AN EXISTING 34.030 ACRE TRACT.

STATE OF OHIO
MICHAEL HENRY TREON
5621
REGISTERED SURVEYOR

SURVEY FOR
REBECCA & ELIZABETH EBERSOLE

MICHAEL H. TREON TROY, OHIO

Michael H. Treon

REGISTERED SURVEYOR NO. 5621

2	10BTMRS	NE1/4 - 36	LOSTCREEK	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 3
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



N

SCALE: 1"=50'
0 10 20 30 40 50 75 100

LEGEND

- △ CONCRETE HIGHWAY MONUMENT FOUND
- ● IRON PIN FOUND
- o WOOD FENCE POST
- ⊙ IRON PIPE FOUND
- o 5/8" ϕ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

- VOL. 6, PG. 145 — MIAMI COUNTY ENGINEER'S RECORD OF LOT SURVEY
- VOL. 6, PG. 152
- VOL. 33, PG. 15
- VOL. 35, PG. 37
- VOL. 43, PG. 98
- VOL. 44, PG. 146

(VOL. 6, PG. 152 through VOL. 44, PG. 146) — MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

O.D.O.T. R/W MAP MIA-589-(0.04-0.06)(3.98)

SURVEY OF 1.048 AC. IN SECTION 36, LOSTCREEK TWP.
FOR BOB & KATHY SCHAEFFER.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 12-08-03
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 25303

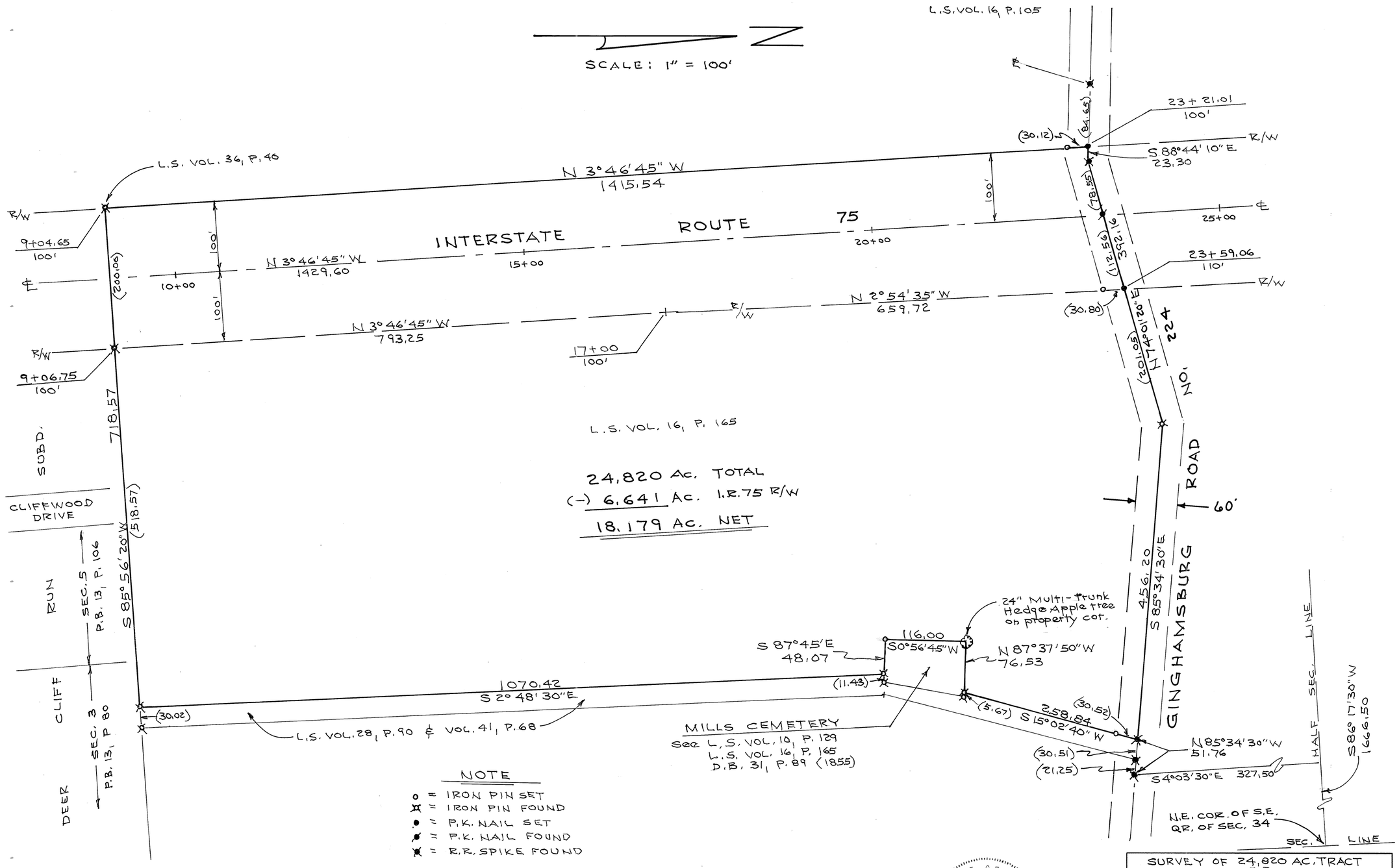
34(SE 1/4) SECTION | 4 TOWN | 6 RANGE | MONROE TOWNSHIP

CORPORATION | SECTION

VOL. 48 PLAT NO. 4

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 100 FEET



NOTE

- o = IRON PIN SET
- ⌘ = IRON PIN FOUND
- • = P.K. NAIL SET
- ⌀ = P.K. NAIL FOUND
- ✖ = R.R. SPIKE FOUND

BASIS OF BRGS: L.S. VOL. 28, P. 90 (℄)

Sec. cor. tie taken from L.S. Vol. 41, P. 68, by orienting brgs. clockwise 0°04'03" to match brgs. of this survey on ℄ of road.

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF 24,820 AC. TRACT FOR

PAULA J. ENGLISH, et al
TIPP CITY-OHIO

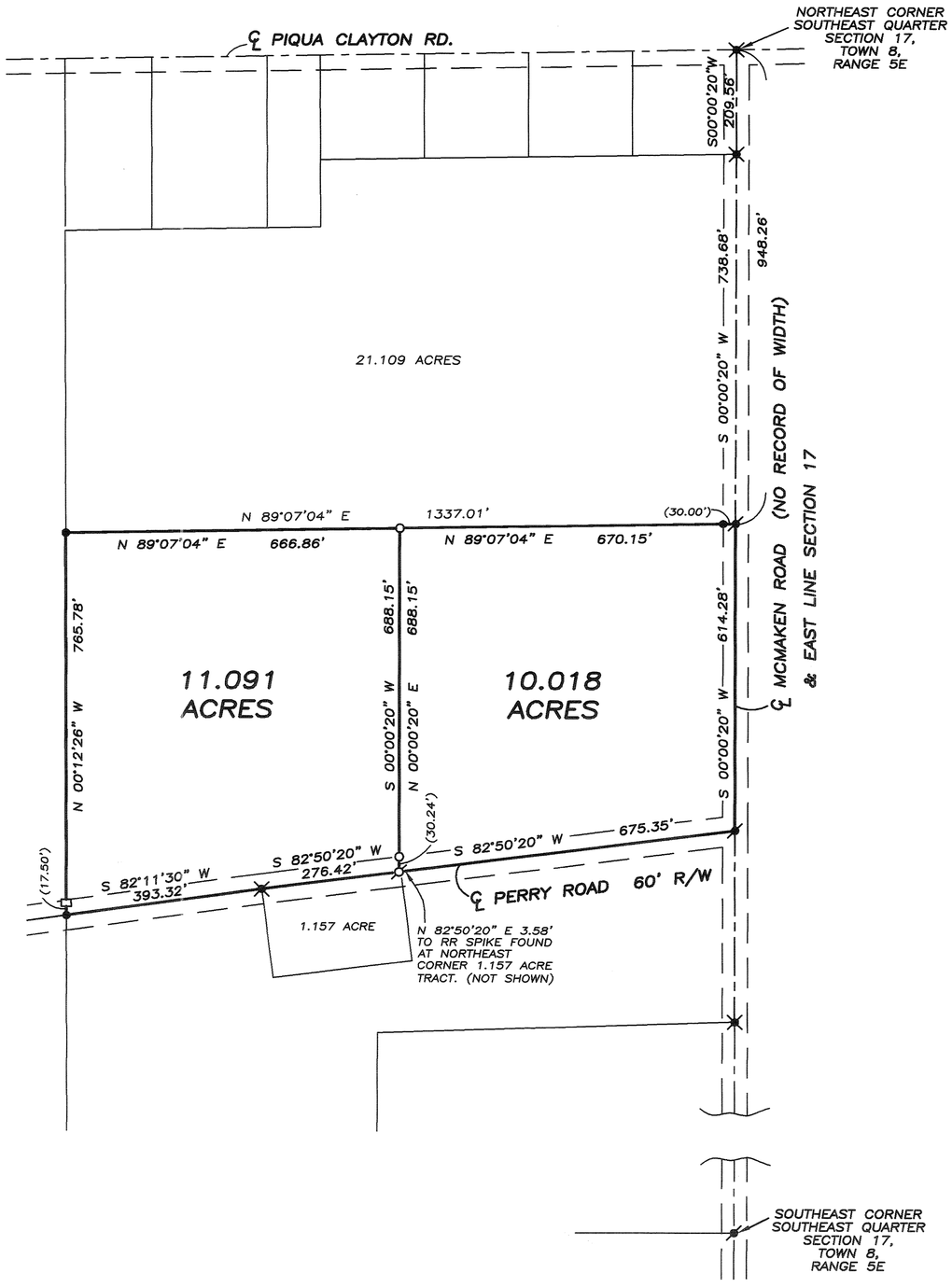
DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	D.T.	SHEET NO.
DEC.-2003	TRACKED BY		1/1
FILE NO. 301003	CHECKED BY	D.T.	

NEWBERRY TOWNSHIP | 8 TOWN | 5 RANGE | 17 SE 1/4 SECTION

VOLUME 48 PAGE 5

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

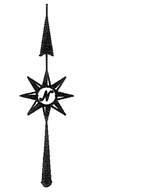


LEGEND
- ○ IRON PIN SET
- ● IRON PIN FOUND
- ✕ RAILROAD SPIKE FOUND
- ⊘ P.K. NAIL SET
- ⊘ P.K. NAIL FOUND
- □ STONE POST FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:

VOLUME 9, PAGE 9
VOLUME 10, PAGE 151
VOLUME 15, PAGE 22
VOLUME 16, PAGE 16
VOLUME 21, PAGE 57
VOLUME 24, PAGE 54
VOLUME 35, PAGE 46
VOLUME 35, PAGE 107
VOLUME 37, PAGE 110
VOLUME 41, PAGE 159
VOLUME 42, PAGE 135



0 100 200 400

GRAPHIC SCALE IN FEET
1" = 200'

RUMBLE SURVEY OF 2 TRACTS
IN MIAMI COUNTY, OHIO ~ DECEMBER 13, 2003

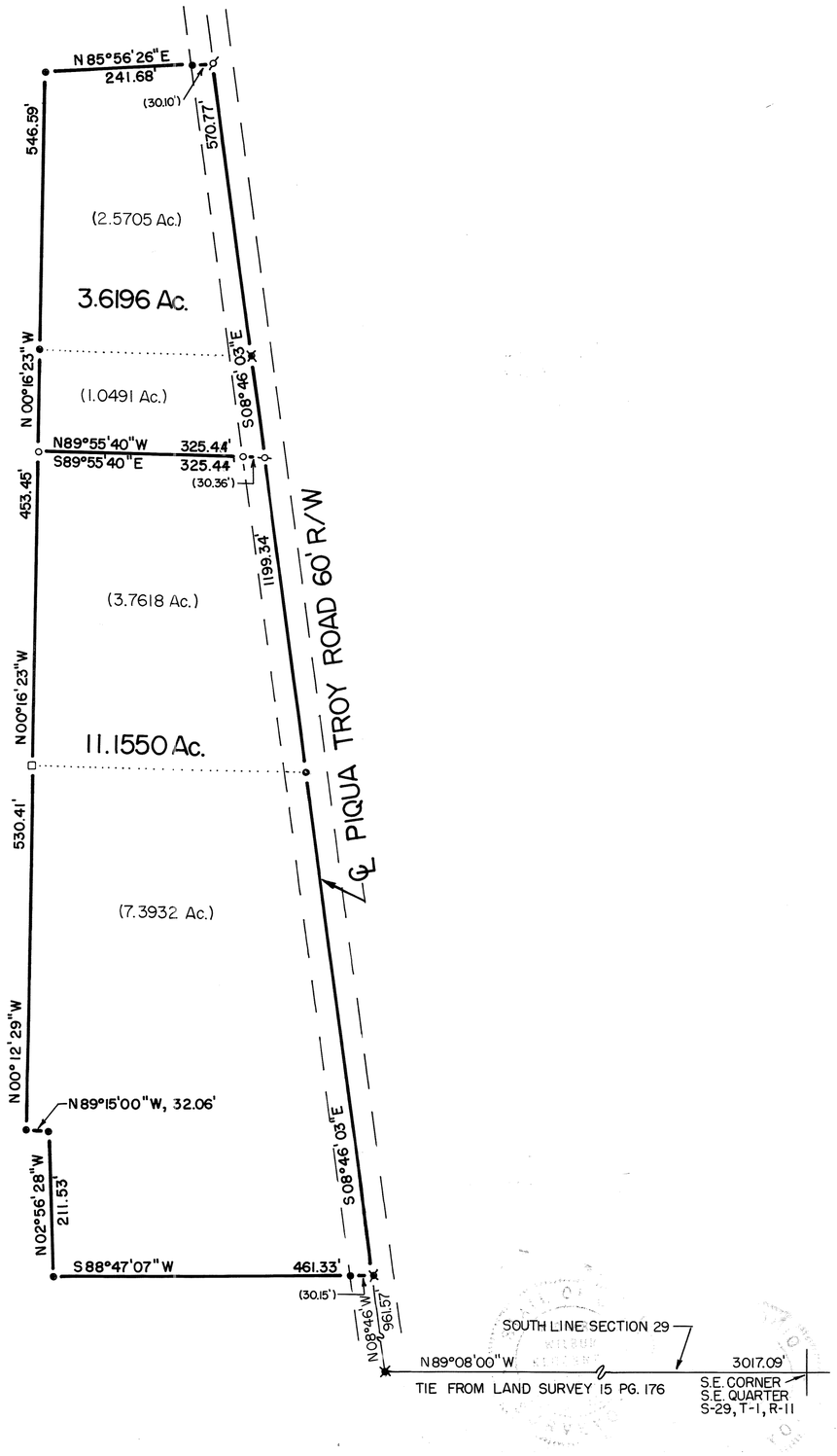
STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

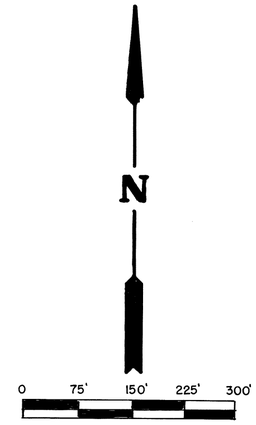
THOMAS R. ZECHMAN
OHIO REGISTERED
PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773-9479

1	11	29	S.W.	SPRINGCREEK
TOWN	RANGE	SECTION	QUARTER	TOWNSHIP

VOLUME 48 PAGE 6
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

DATE: SEPTEMBER 9, 2003





SCALE: 1" = 150'

LEGEND
- ● IRON PIN FOUND
- ○ IRON PIN SET
- ✖ RAILROAD SPIKE FOUND
- ⌀ P.K. NAIL FOUND
- ⊙ MAG NAIL SET
- ⊙ MAG NAIL FOUND
- ○ PIPE FOUND
- □ WOOD POST FOUND

REFERENCE
LAND SURVEY 47 PG. 182

APPROVED
Miami County Planning Commission
Date Dec. 18th 2003
Secretary Daniel R. Gardner

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Dennis O'Neil 9-25-2003
DEPUTY DATE

CERTIFICATION TO DEED TRANSFER
This is to certify that Planning Commission approval of this conveyance is not required as being exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.
12-17-03
3.6196 ac./11.1550 ac.
Daniel R. Gardner
Secretary
Miami County Planning Commission

STATE OF OHIO
RICHARD
WILBUR
KLOCKNER
4370
REGISTERED
SURVEYOR

SURVEY OF REDIVISION OF 3 TRACTS, SPRINGCREEK TWP., FOR RANDY & GEORGENE BLANKLEY.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOCIATES, INC.
CIVIL ENGINEERING & LAND SURVEYING
16 EAST WATER STREET
TROY, OHIO 45373 (937) 339-5331

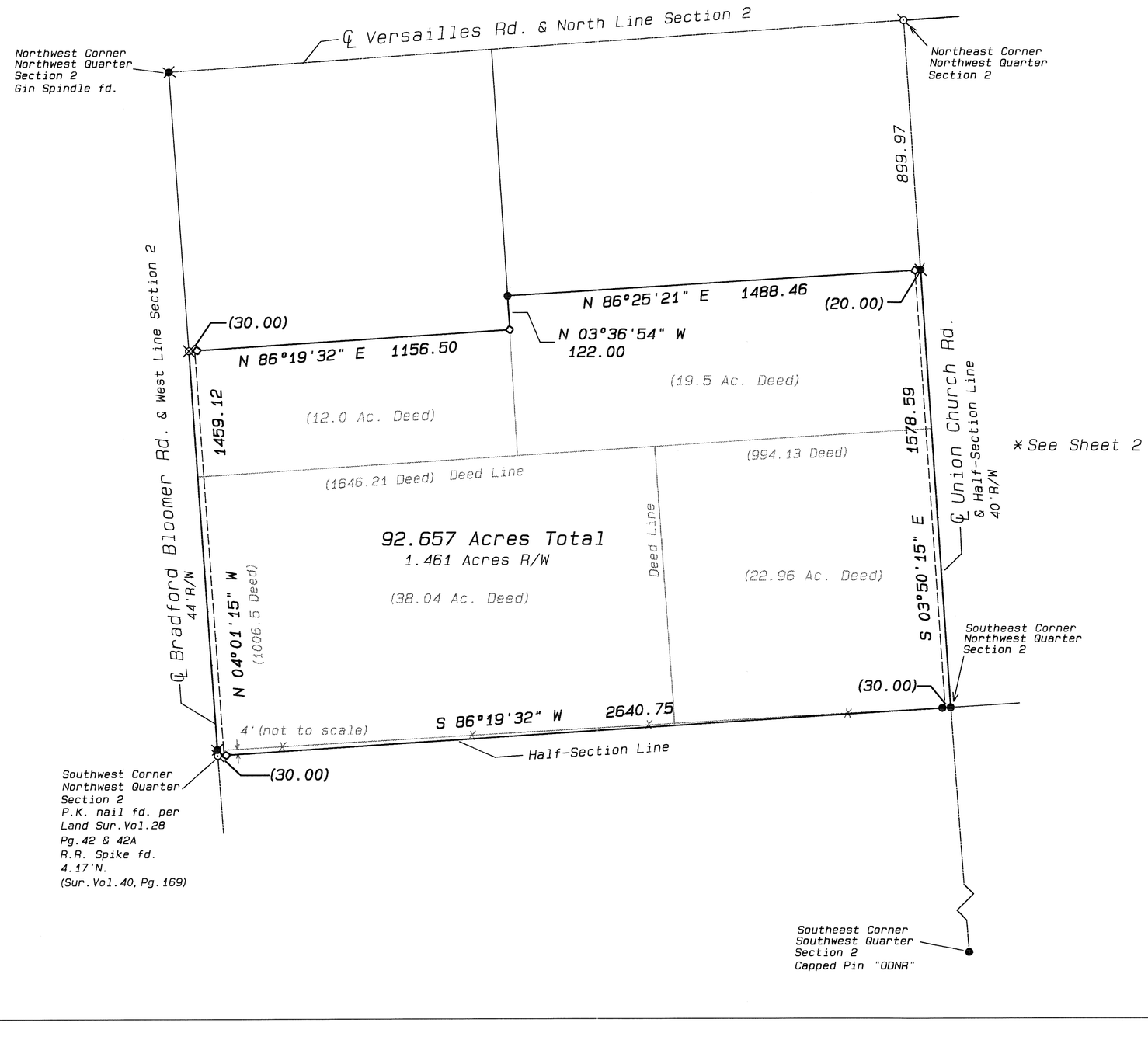
9N	4E	2-N.W.1/4	NEWBERRY	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 7
Miami County Engineer's
Record of Land Surveys
Sheet 1

N

Scale: 1"=300'

0 150 300 600



LEGEND

- ● Iron Pin Found
- ● Square Pin Found
- ■ Stone Found
- ✕ Railroad Spike Found
- ⊗ Gin Spindle Set
- ⊘ P.K. or Mag Nail Found
- ○ 5/8"ØCapped Iron Pin Set (Cozatt S6001)

REFERENCES

Miami County Engineer's Record of Land Surveys:
- Sur. Vol. 4 Pg. 376
- Sur. Vol. 31 Pg. 104
- Sur. Vol. 37 Pg. 156
- Sur. Vol. 38 Pg. 86
- Sur. Vol. 40 Pg. 142
- Sur. Vol. 40 Pg. 169
- Sur. Vol. 46 Pg. 70

D.B. 682 Pg. 319-326 — Miami County Recorder's Deed Records

Survey of 305.947 acres for
Apple Farm Trust

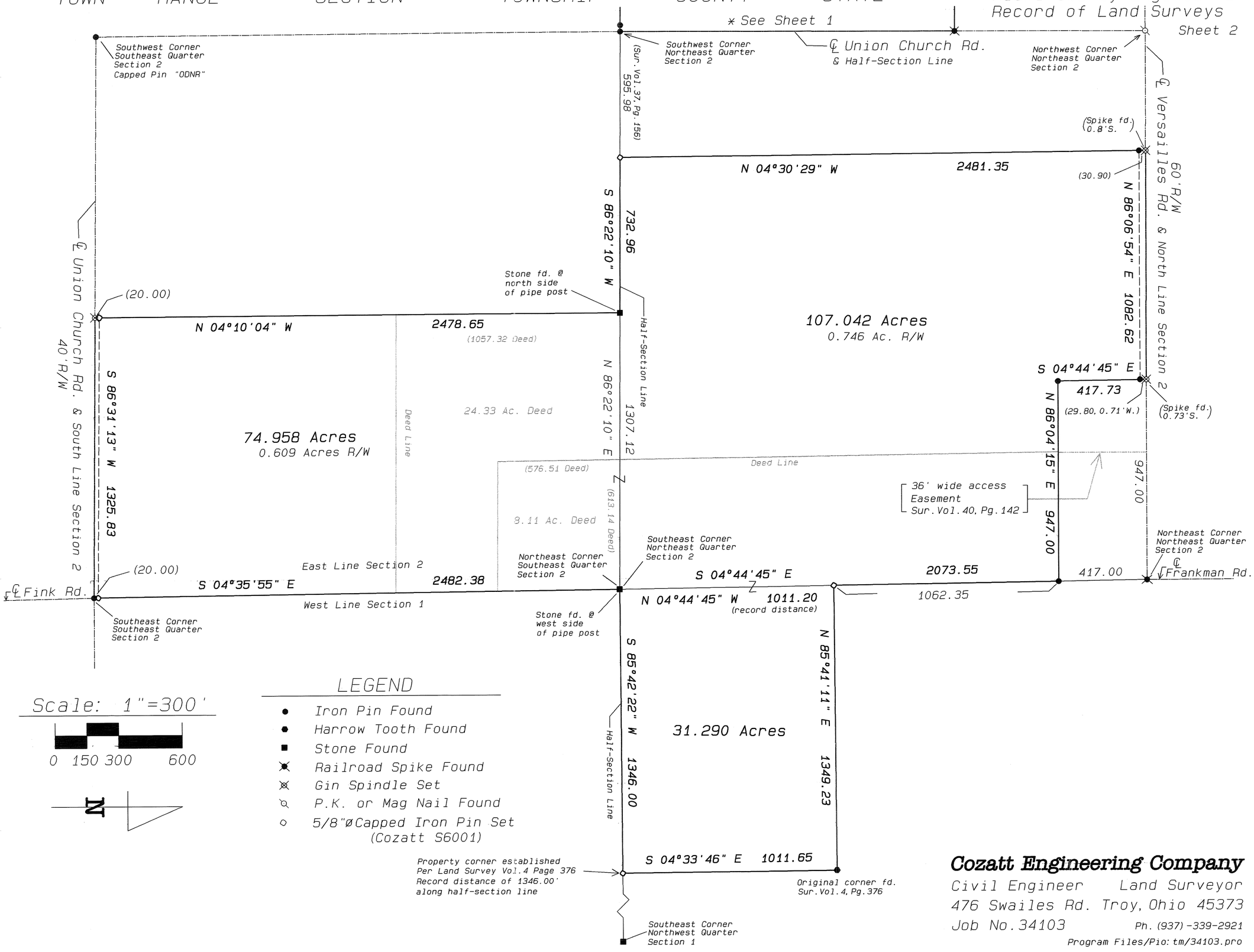
STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 12-16-03
Michael W. Cozatt Date
P.S. 6001

Cozatt Engineering Company
Civil Engineer Land Surveyor
476 Swailes Rd. Troy, Ohio 45373
Job No. 34103 Ph. (937)-339-2921
Program Files/Pio: tm/34103.pro

9N TOWN | 4E RANGE | 1-N.W.1/4 2-N.E.1/4 , S.E.1/4 SECTION | NEWBERRY TOWNSHIP | MIAMI COUNTY | OHIO STATE

VOLUME 48 PAGE 7-A
Miami County Engineer's
Record of Land Surveys
Sheet 2



Scale: 1"=300'

0 150 300 600

N

LEGEND

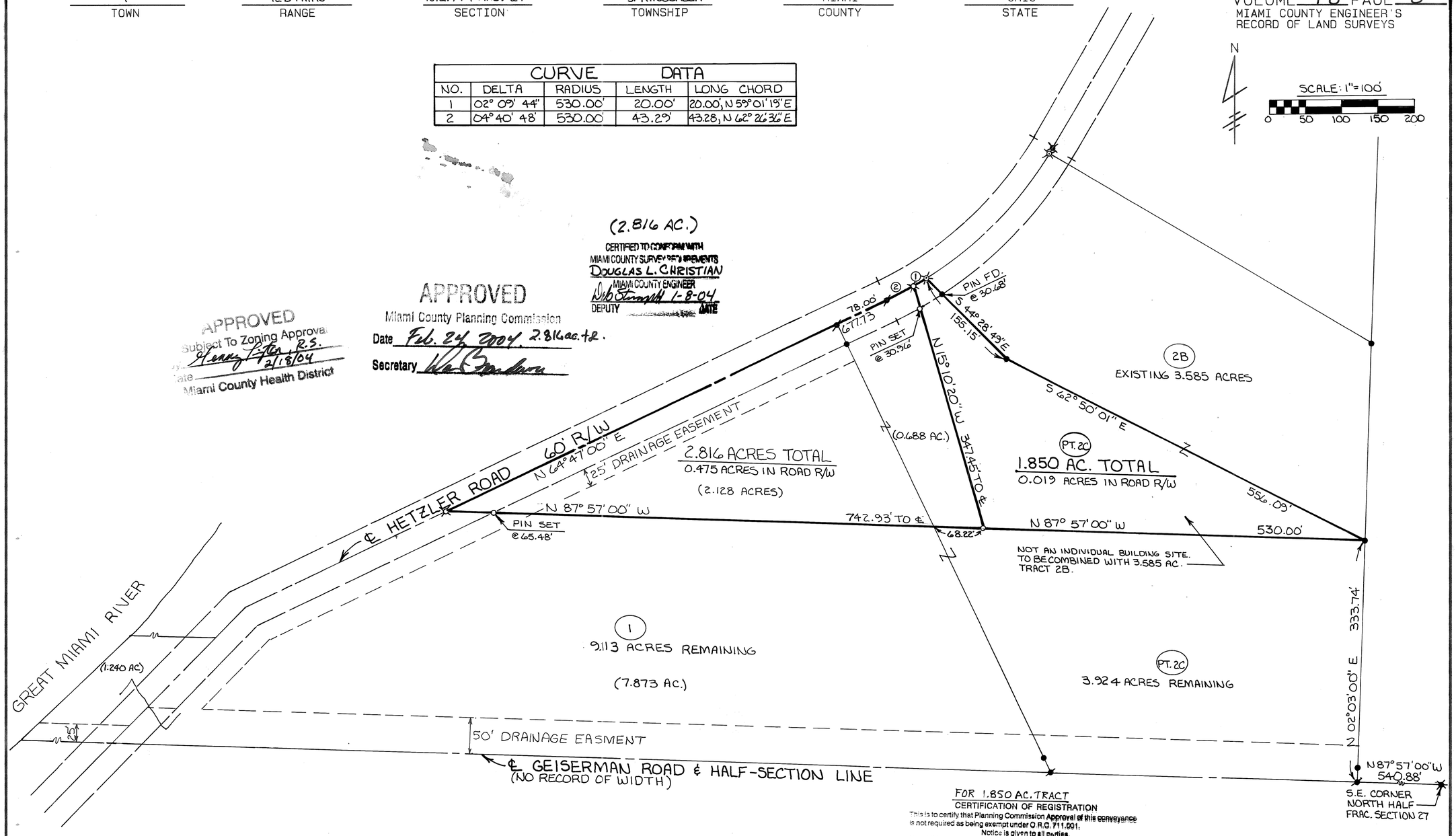
- ● Iron Pin Found
- ● Harrow Tooth Found
- ■ Stone Found
- ✕ Railroad Spike Found
- ⊗ Gin Spindle Set
- ⌀ P.K. or Mag Nail Found
- ○ 5/8"ø Capped Iron Pin Set (Cozatt S6001)

Cozatt Engineering Company
Civil Engineer Land Surveyor
476 Swailes Rd. Troy, Ohio 45373
Job No. 34103 Ph. (937)-339-2921
Program Files/Pio: tm/34103.pro

1	12 BTMRS	N.E. 1/4 FRAC. 27	SPRINGCREEK	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 8
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

CURVE DATA				
NO.	DELTA	RADIUS	LENGTH	LONG CHORD
1	02° 09' 44"	530.00'	20.00'	20.00', N 59° 01' 19" E
2	04° 40' 48"	530.00'	43.29'	43.28, N 62° 26' 36" E



FOR 1.850 AC. TRACT
CERTIFICATION OF REGISTRATION
This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.

SPLIT OF TRACT 2C FOR MATINA K. LAGOS.

LEGEND

- ● IRON PIN FOUND
- PK NAIL FOUND
- R.R. SPIKE FOUND
- GIN SPINDLE FOUND
- GIN SPINDLE SET
- ○ 5/8" ϕ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 16, PG. 122
VOL. 44, PG. 156
VOL. 46, PG. 12
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

DB 12/19/03
Secretary
Miami County Planning Commission

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY DATE 11-19-03

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

11-18-03
MICHAEL W. COZATT, P.S. # 6001 DATE

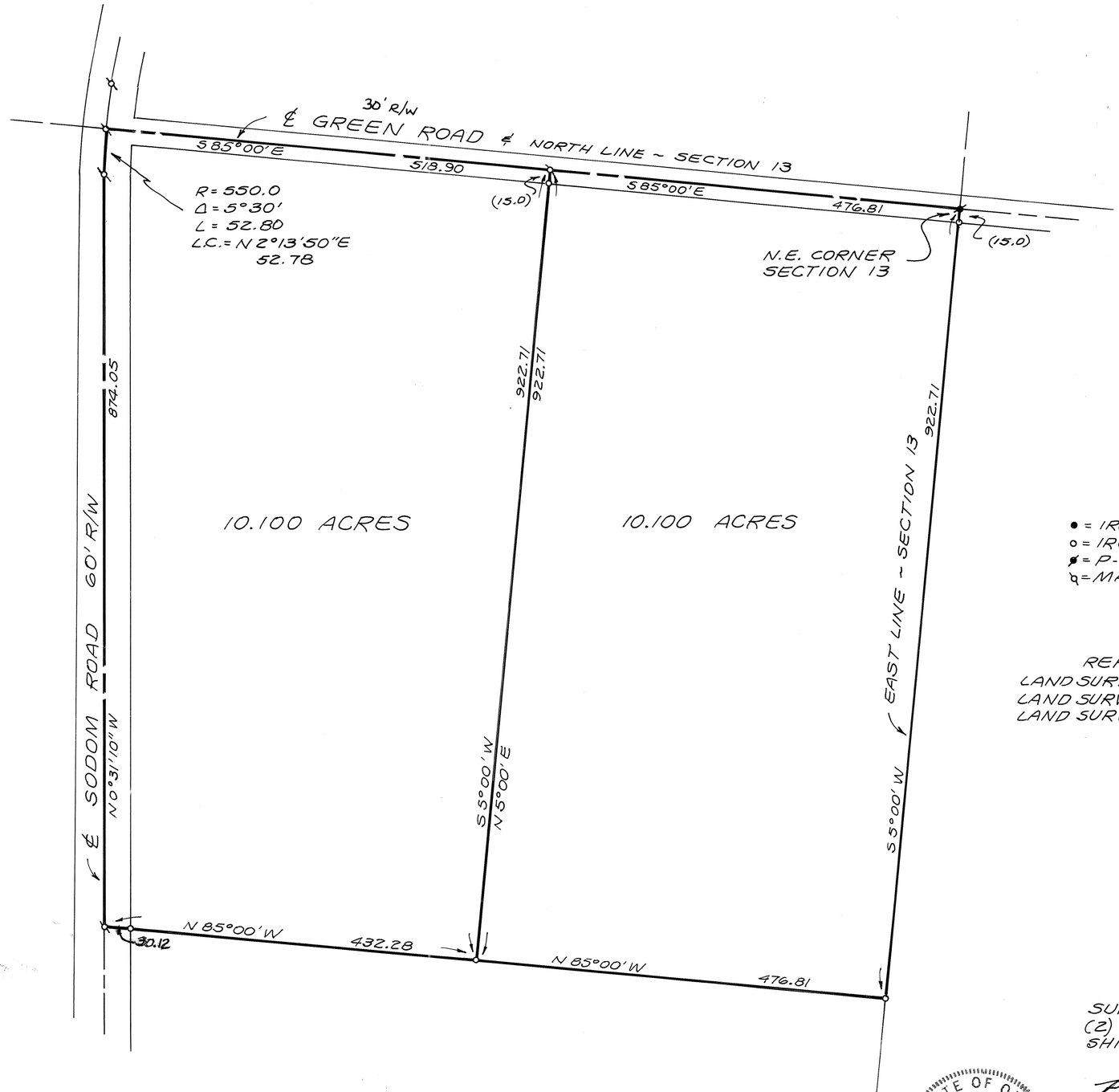
COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 35203

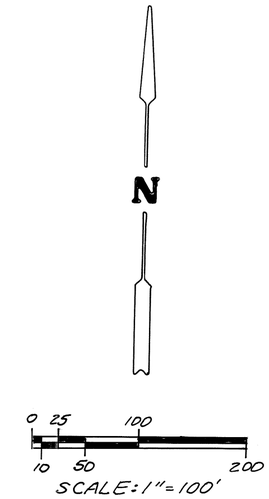
REVISED 12-24-03, 2.816 AC. TRACT ADDED

LOSTCREEK / TOWNSHIP | N.E. QTR ~ 13 / SECTION | 2 / TOWN | 11 / RANGE

VOLUME 48 PLAT 9
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 15 DEC., 2003





LEGEND
- ● = IRON PIN FOUND
- ○ = IRON PIN SET
- ⌀ = P-K NAIL FOUND
- ◊ = MAG NAIL SET

REFERENCE
LAND SURVEY VOL. 19, PLAT 9
LAND SURVEY VOL. 25, PLAT 30
LAND SURVEY VOL. 30, PLAT 131

SURVEY OF THE DIVISION OF TWO (2) TRACTS IN LOSTCREEK TOWNSHIP FOR VERA I. WALKER.

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED
SURVEYOR

Richard W. Klockner
PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

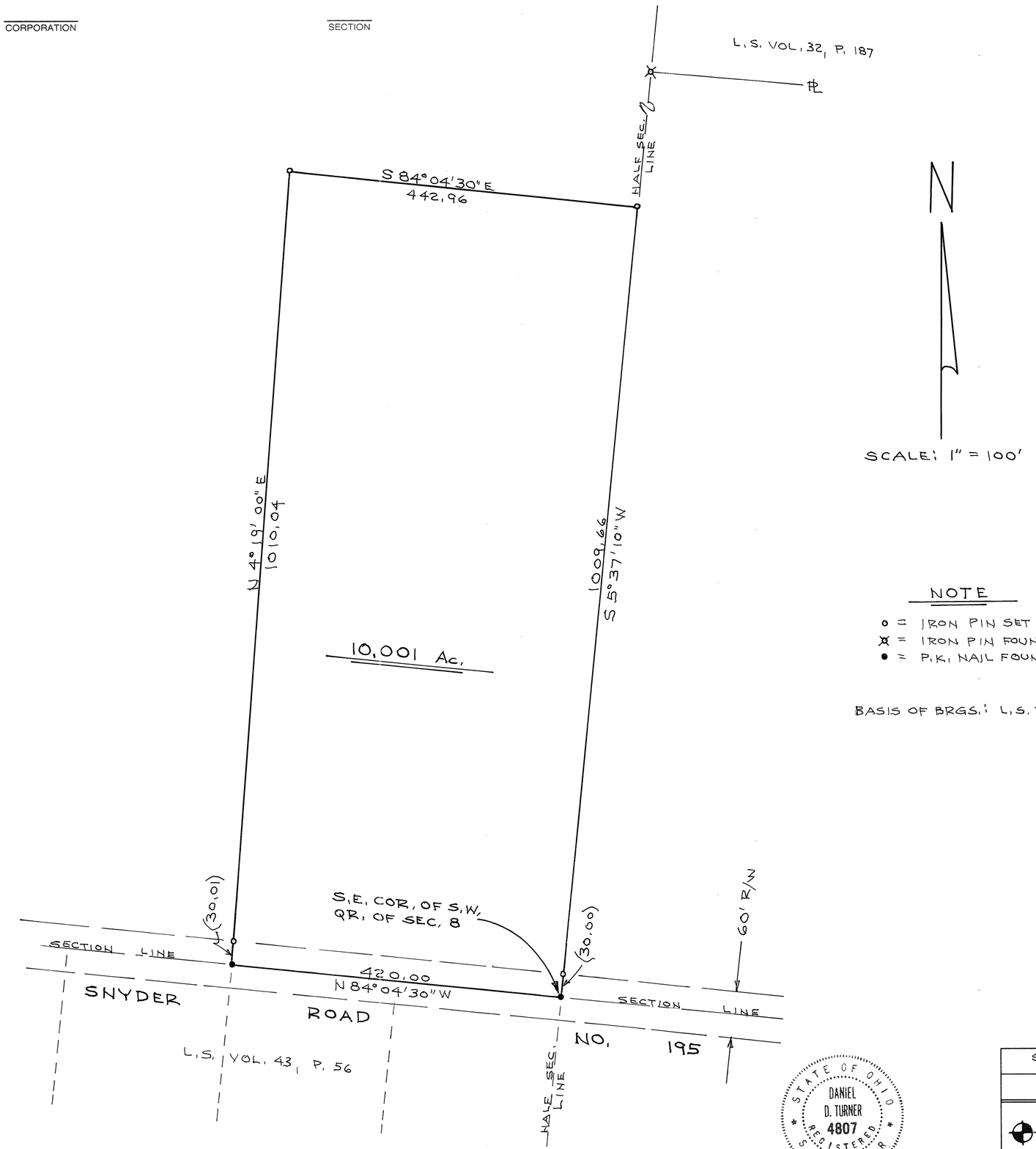
8 (S.W. 1/4) SECTION | 2 TOWN | 12 RANGE | BROWN TOWNSHIP

CORPORATION | SECTION

VOL. 48 PLAT NO. 10

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 100 FEET



N

SCALE: 1" = 100'

NOTE

o = IRON PIN SET
⊗ = IRON PIN FOUND
● = P.K. NAIL FOUND

BASIS OF BRGS.: L.S. VOL. 43, P. 56

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF 10,001 AC. TRACT FOR
NORMA L. DUER, TRUSTEE
FLETCHER-OHIO

DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	D.T.	SHEET NO.
DEC. - 2003	TRACKED BY		1/1
FILE NO. 341003	CHECKED BY	D.T.	

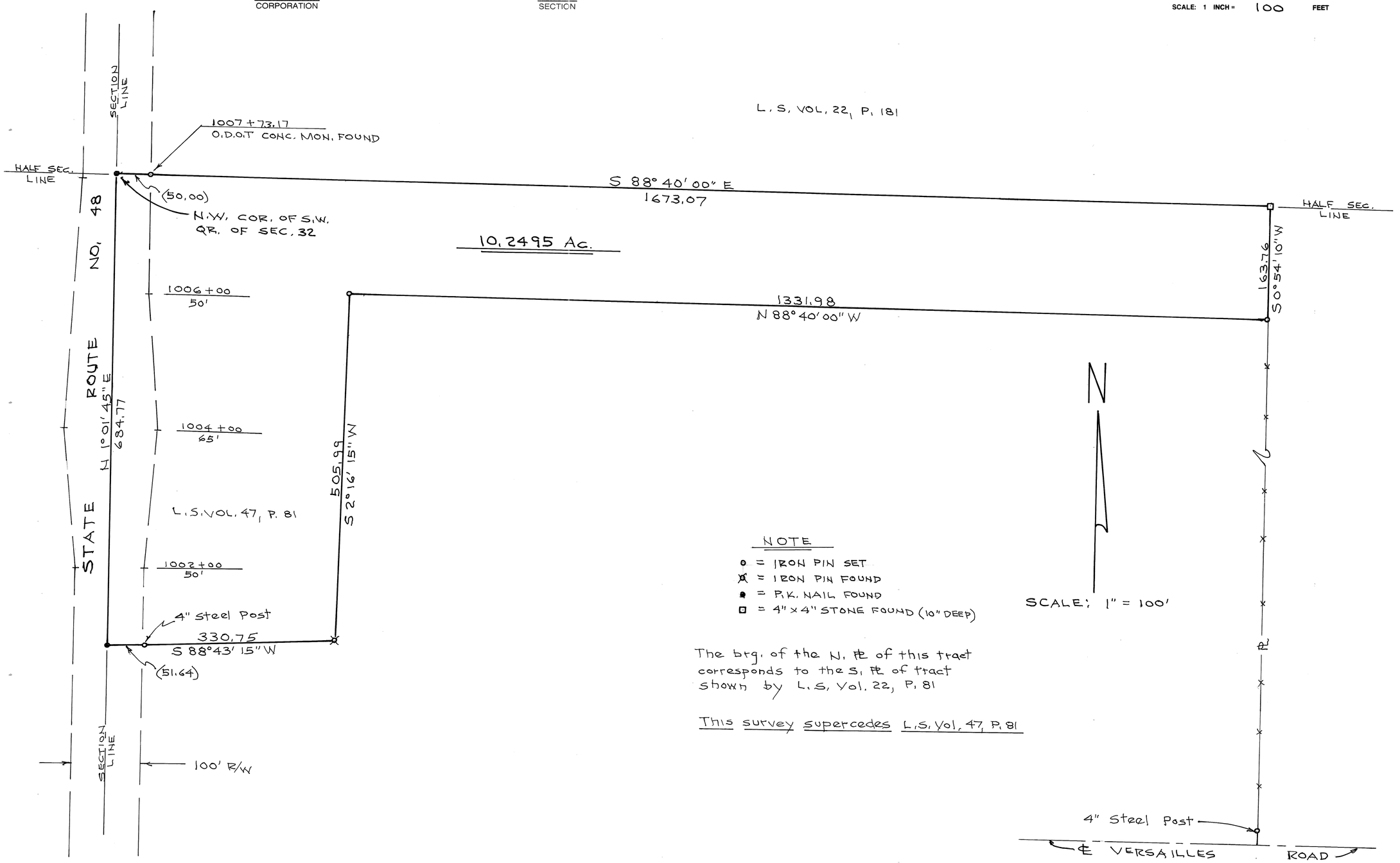
32 (SW ¼) SECTION | 9 TOWN | 5 RANGE | NEWBERRY TOWNSHIP

CORPORATION | SECTION

VOL. 48 PLAT NO. 11

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 100 FEET



NOTE

- o = IRON PIN SET
- ⊗ = IRON PIN FOUND
- ● = P.K. NAIL FOUND
- □ = 4" x 4" STONE FOUND (10" DEEP)

The brg. of the N. ℄ of this tract corresponds to the S. ℄ of tract shown by L.S. Vol. 22, P. 81

This survey supercedes L.S. Vol. 47, P. 81

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

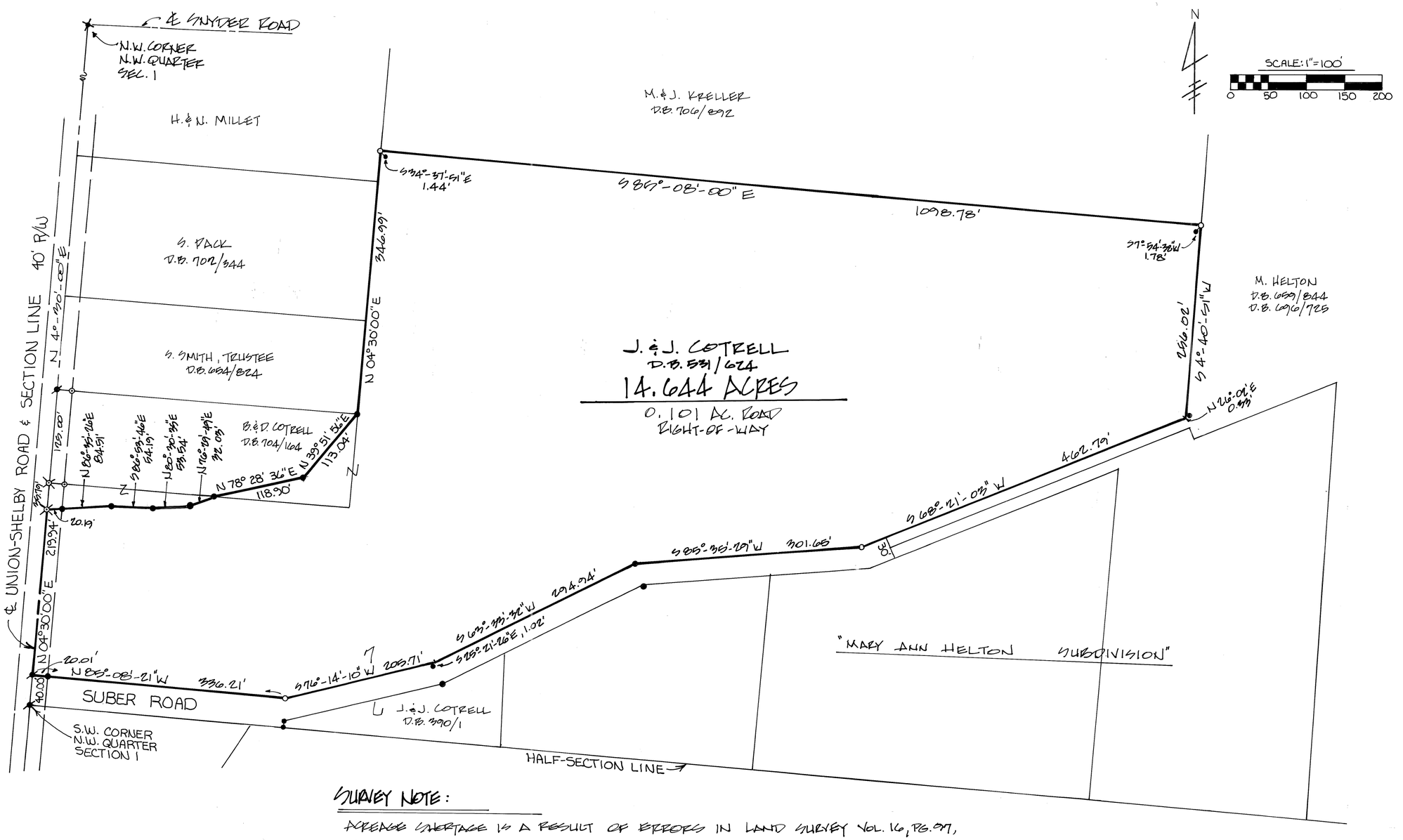
SURVEY OF 10.2495Ac. TRACT FOR
WILLIAM FLICK
COVINGTON - OHIO

DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	SHEET NO.
DEC. - 2003	D.T.	1/1
FILE NO.	TRACKED BY	
351103	CHECKED BY D.T.	

1	12 BTMRS	NW 1/4-1	SPRINGCREEK	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 12
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



SCALE: 1"=100'
0 50 100 150 200

SURVEY NOTE:

ACREAGE SHORTAGE IS A RESULT OF ERRORS IN LAND SURVEY VOL. 16, PG. 97, WITH 6+ FEET CLOSURE ERROR AND AN AREA SHORTAGE OF 2.6± ACRES. LAND SPLIT SURVEY, FILED IN VOL. 21, PG. 65, DOES NOT ADDRESS THE ERRORS AND RESULTS IN ADDITIONAL AREA ERRORS AND CLOSURE ERRORS.

LEGEND

- ● IRON PIN FOUND
- ✗ PK NAIL FOUND
- ⊙ IRON PIN FOUND
- ⊗ GIN SPINDLE FOUND
- ○ 5/8" ϕ CAPPED IRON PIN SET (COZATT, S-6001)

REFERENCES

VOL. 7, PG. 157
VOL. 8, PG. 108
VOL. 12, PG. 126
VOL. 16, PG. 97
VOL. 21, PG. 65
VOL. 24, PG. 156
VOL. 43, PG. 79
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

P.B. 18, PG. 87 } MIAMI COUNTY RECORDER'S PLAT RECORDS

SURVEY 14.644 ACRES FOR J. & J. COTRELL

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED
SURVEYOR

Michael W. Cozatt 12-15-03
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 37503

8 (N.E. 1/4) SECTION | 2 TOWN | 9 RANGE | BETHEL TOWNSHIP

CORPORATION | SECTION

VOL. 48 PLAT NO. 13

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 200 FEET



SCALE: 1" = 200'

NOTE

- o = IRON PIN SET
- ⊗ = IRON PIN FOUND
- ⊘ = IRON PIPE FOUND
- ✱ = R.R. SPIKE FOUND
- ● = P.K. NAIL SET
- ⊘ = P.K. NAIL FOUND

BASIS OF BRGS.: L.S. VOL. 13, P. 51 (℄ OF ROSS RD.)

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF TWO TRACTS
FOR
DANIEL HEBERLING
NEW CARLISLE - OHIO

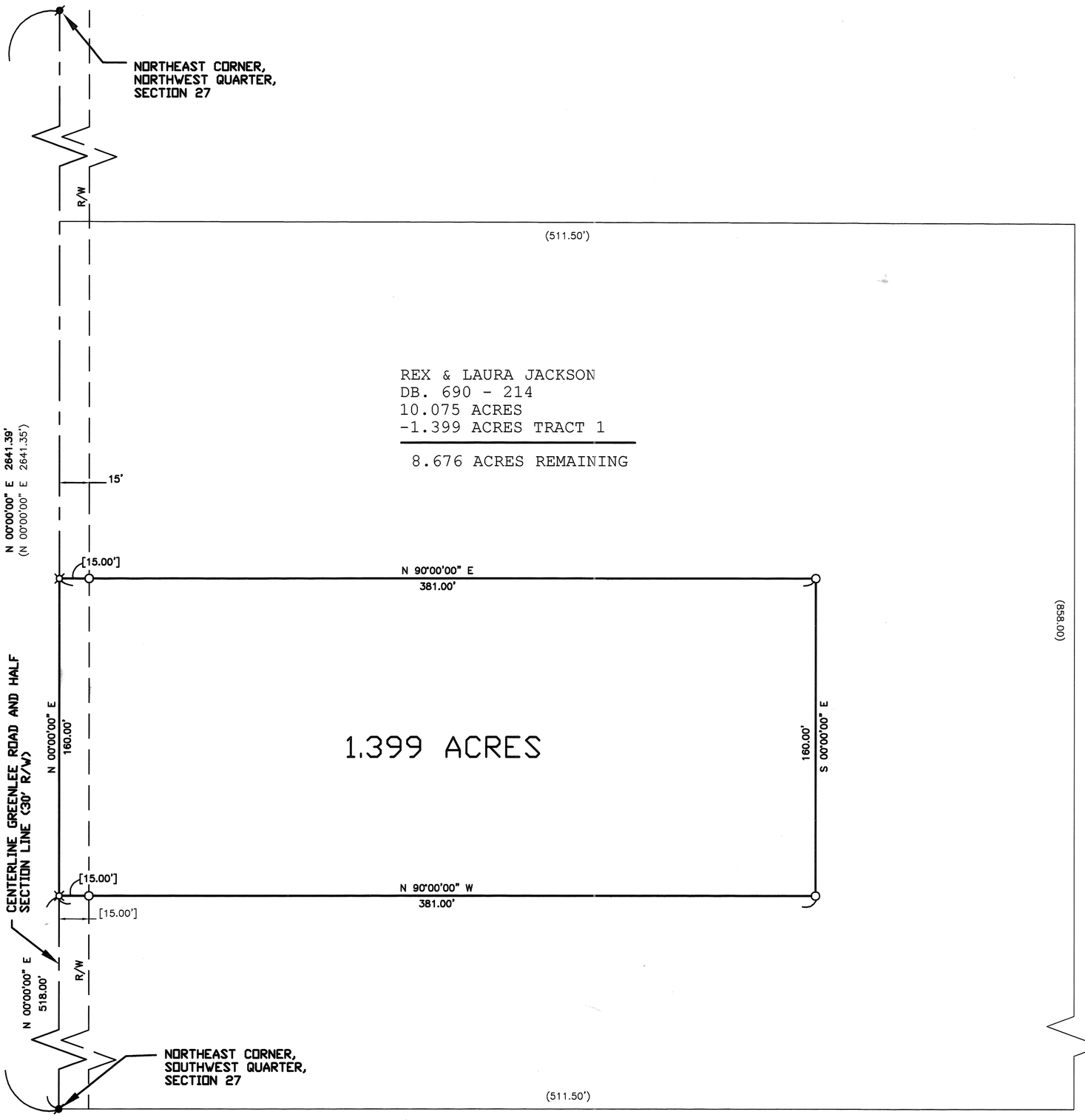
DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	D.T.	SHEET NO.
DEC.-2003	TRACKED BY		1/1
FILE NO. 311003	CHECKED BY	D.T.	

NEWTON TOWNSHIP | 27 NE 1/4 SECTION | 7 TOWN | 5 EAST RANGE

VOLUME 48 PAGE 14

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



REFERENCE

LAND SURVEYS:

VOLUME 43, PAGE 197
VOLUME 43, PAGE 71

APPROVED
Subject To Zoning Approval
By Henry E. Fiter, R.S.
Date 11/6/04
Miami County Health District

LEGEND

- O IRON PIN SET
- ⌀ PK NAIL FOUND
- ⌑ RAILROAD SPIKE SET
- ( ) REFERENCED BEARING/ DISTANCE OF RECORD

APPROVED
Miami County Planning Commission
Daniel Brandewiede
11/6/03

BASIS OF BEARING IS THE CENTERLINE OF GREENLEE ROAD (S 00°00'00" W) AS RECORDED IN VOLUME 43 PAGE 197 IN THE MIAMI COUNTY REC. OF LAND SURVEYS.

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Deb Stewart 12-2-03
DEPUTY

0' 40' 80' 120'

GRAPHIC SCALE IN FEET
1" = 40'

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

BOUNDRY SURVEY OF 1.399 ACRES FOR REX & LAURA JACKSON IN MIAMI COUNTY ~ DECEMBER 1, 2003

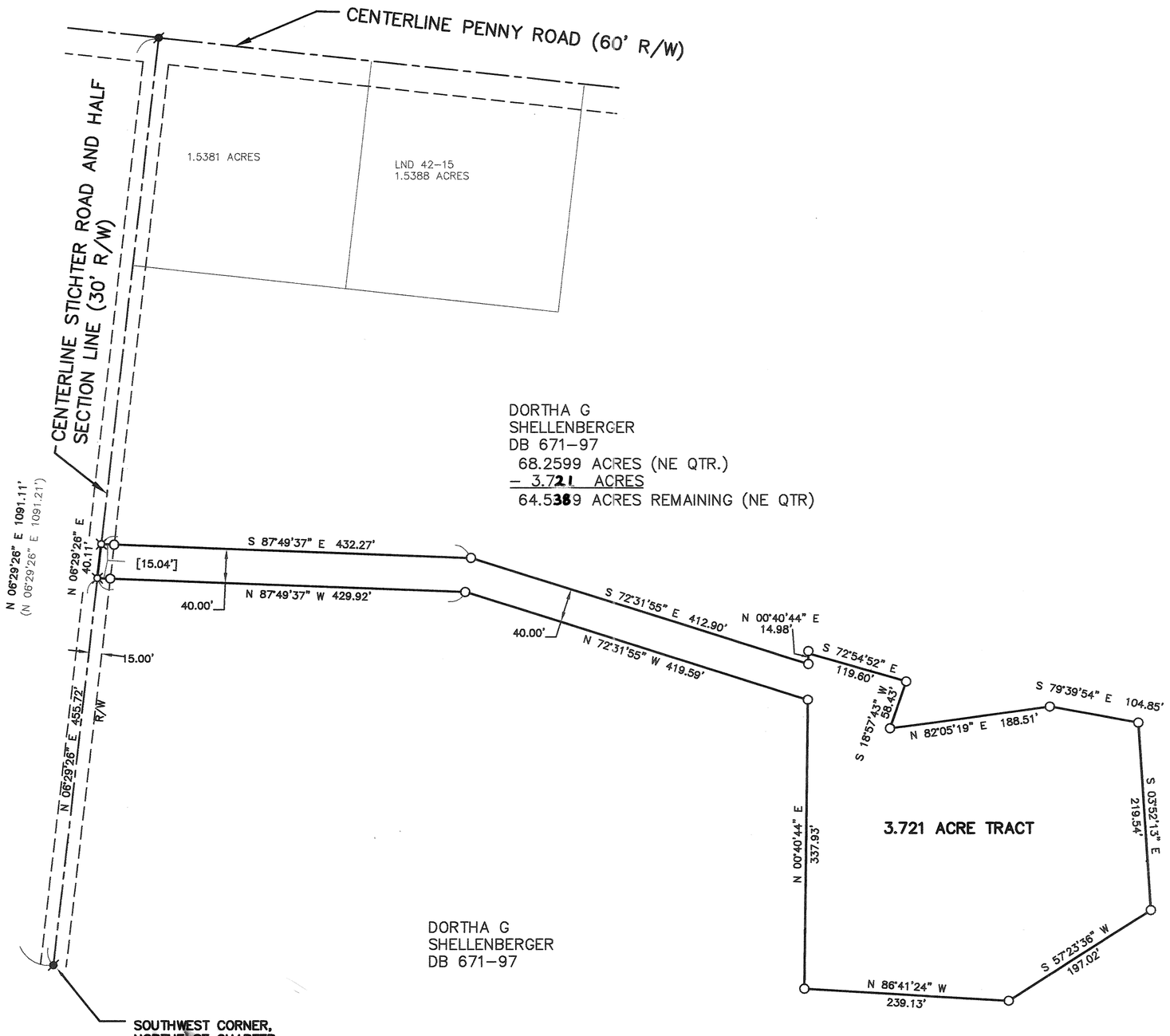
STATE OF OHIO
PHILIP C. BRUMBAUGH 5057
REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698-3000

NEWTON TOWNSHIP | 30 NE 1/4 SECTION | 7 TOWN | 5 EAST RANGE

VOLUME 48 PAGE 15

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



REFERENCE

LAND SURVEYS:
VOLUME 42, PAGE 15
VOLUME 15, PAGE 97

LEGEND

O IRON PIN SET
⌀ PK NAIL FOUND
⌑ RAILROAD SPIKE SET

( ) REFERENCED BEARING/ DISTANCE OF RECORD

BASIS OF BEARING IS THE CENTERLINE OF STICHTER ROAD AND HALF SECTION LINE OF SECTION 30 (N 06°29'26" E) AS RECORDED IN VOLUME 42 PAGE 15 IN THE MIAMI COUNTY REC. OF LAND SURVEYS.

0' 100' 200' 300'

GRAPHIC SCALE IN FEET
1" = 100'

APPROVED
Subject To Zoning Approval
By _____
Date 12/17/03
Miami County Health District

APPROVED
Miami County Planning Commission
Date 12-24-03 (3.721 ac)
Secretary Daniel L Brandenburg

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Donald R Hamann 12/22/03
DEPUTY DATE

Philip C Brumbaugh
PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

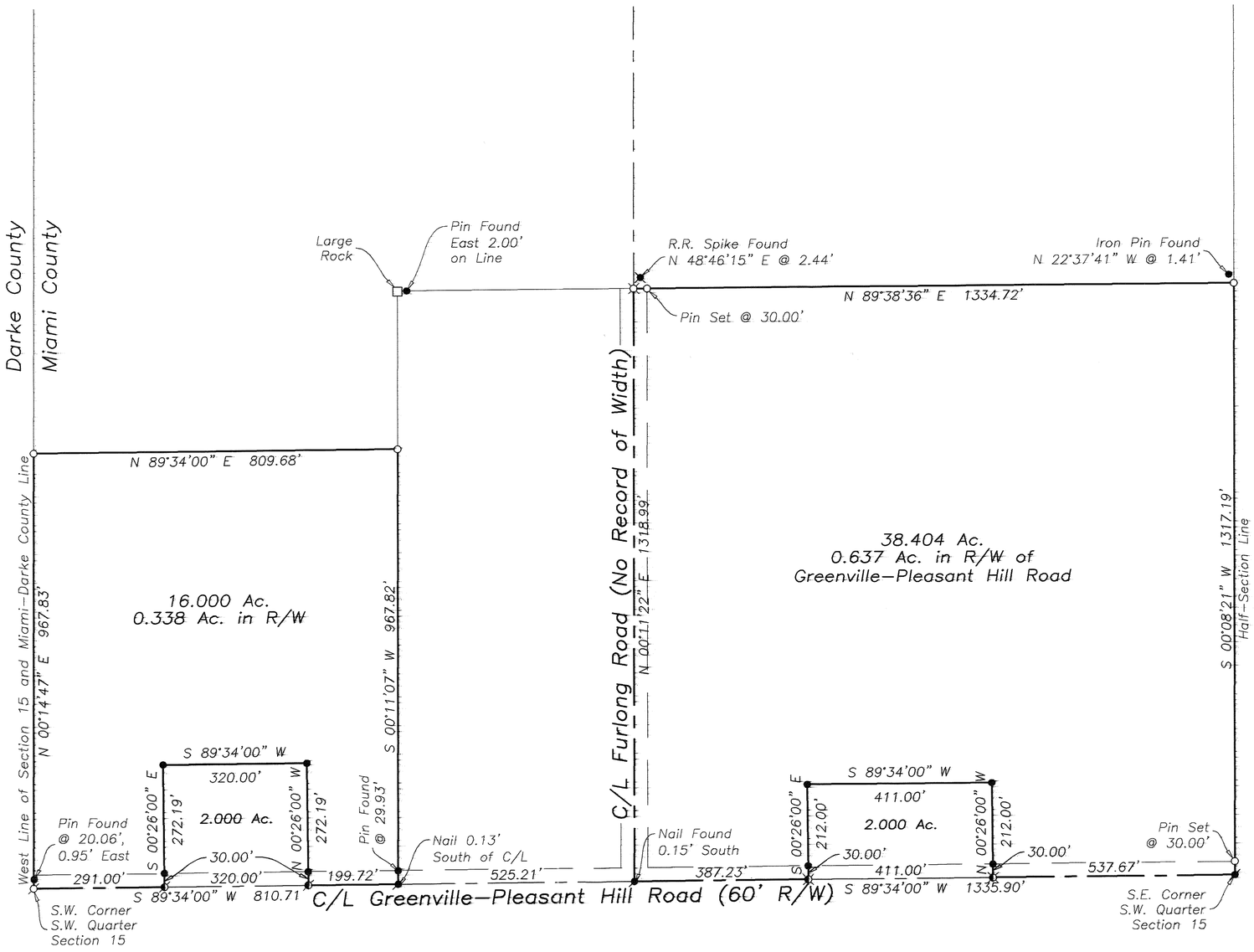
BOUNDARY SURVEY OF 3.721 ACRE TRACT FOR DORTHA G. SHELLENBERGER IN MIAMI COUNTY ~ DECEMBER 16, 2003

STATE OF OHIO
PHILIP C. BRUMBAUGH
5057
REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698-3000

8	4E	15 SW ¼	NEWTON	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 16
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS





0 100 200 400
Graphic Scale in Feet
1"=200'

LEGEND

- ● IRON PIN FOUND
- ◐ IRON PIPE FOUND
- ○ 5/8" CAPPED IRON PIN SET (COZATT, S6001)
- ✓ MAG NAIL FOUND
- ⊘ MAG NAIL SET OVER GIN SPINDLE FOUND
- ⊘ MAG NAIL SET OVER R.R. SPIKE FOUND
- ⊠ R.R. SPIKE FOUND
- ⊗ GIN SPINDLE FOUND
- ⊠ GIN SPINDLE SET
- □ STONE FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS
VOLUME 3, PAGE 217
VOLUME 22, PAGE 183
VOLUME 37, PAGE 139
VOLUME 44, PAGE 177
VOLUME 45, PAGE 166

SURVEY OF TWO TRACTS FOR JO ANN FLUKE

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED PROFESSIONAL SURVEYOR

Michael W. Cozatt 1-16-04
MICHAEL W. COZATT
P.S. #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 32303 — (937)-339-2921
File Name: C:\Surveys\03323 Fluke.dwg
Drawn by: RES ~ Checked by: MWC

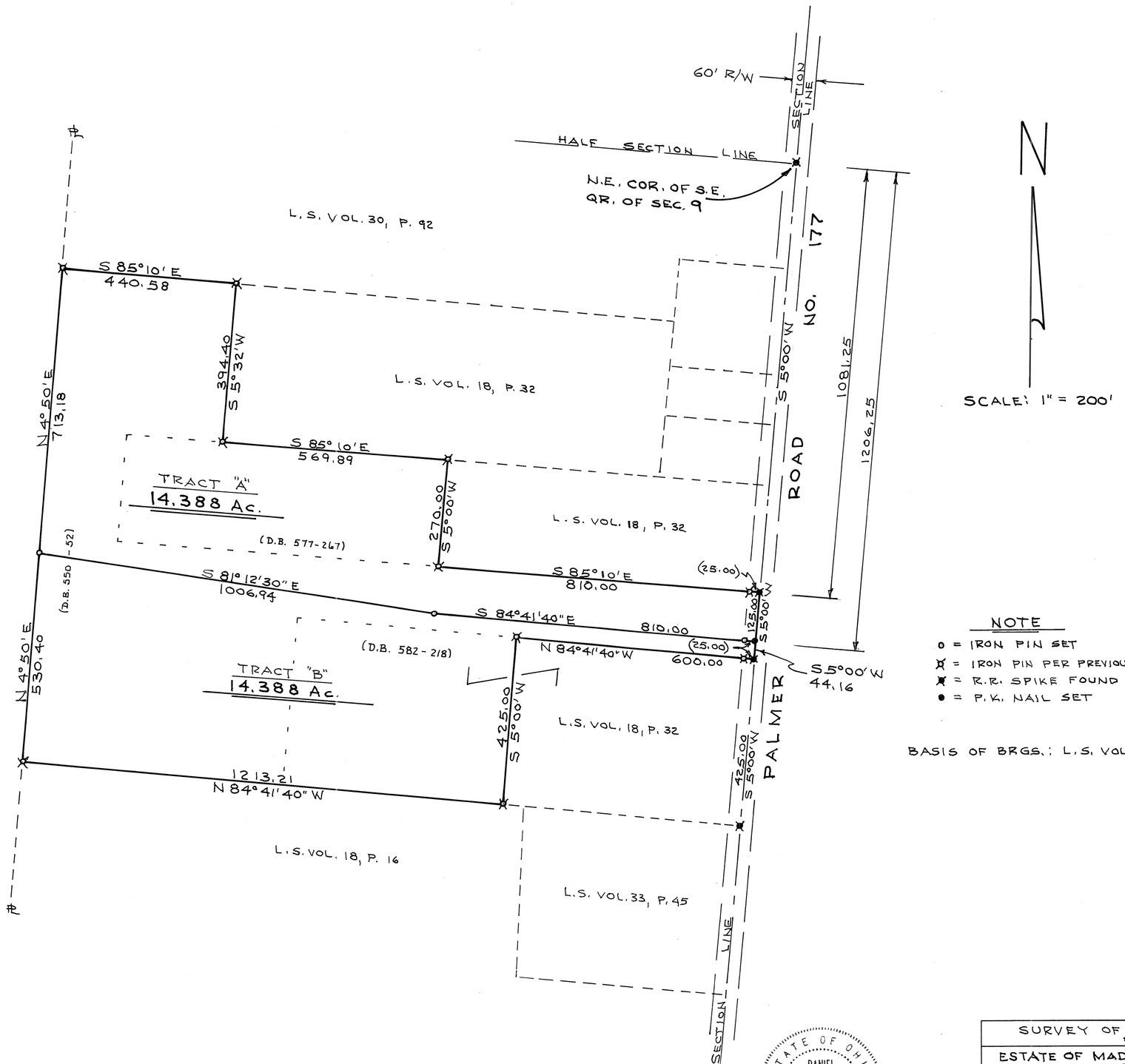
9 (S.E. 1/4) SECTION | 2 TOWN | 9 RANGE | BETHEL TOWNSHIP

CORPORATION | SECTION

VOL. 48 PLAT NO. 17

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 200 FEET



NOTE

- o = IRON PIN SET
- ⊗ = IRON PIN PER PREVIOUS SURVEYS
- ✱ = R.R. SPIKE FOUND
- ● = P.K. NAIL SET

BASIS OF BRGS.: L.S. VOL. 18, P. 32

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF TWO TRACTS
FOR
ESTATE OF MADELINE SINK
NEW CARLISLE - OHIO

DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

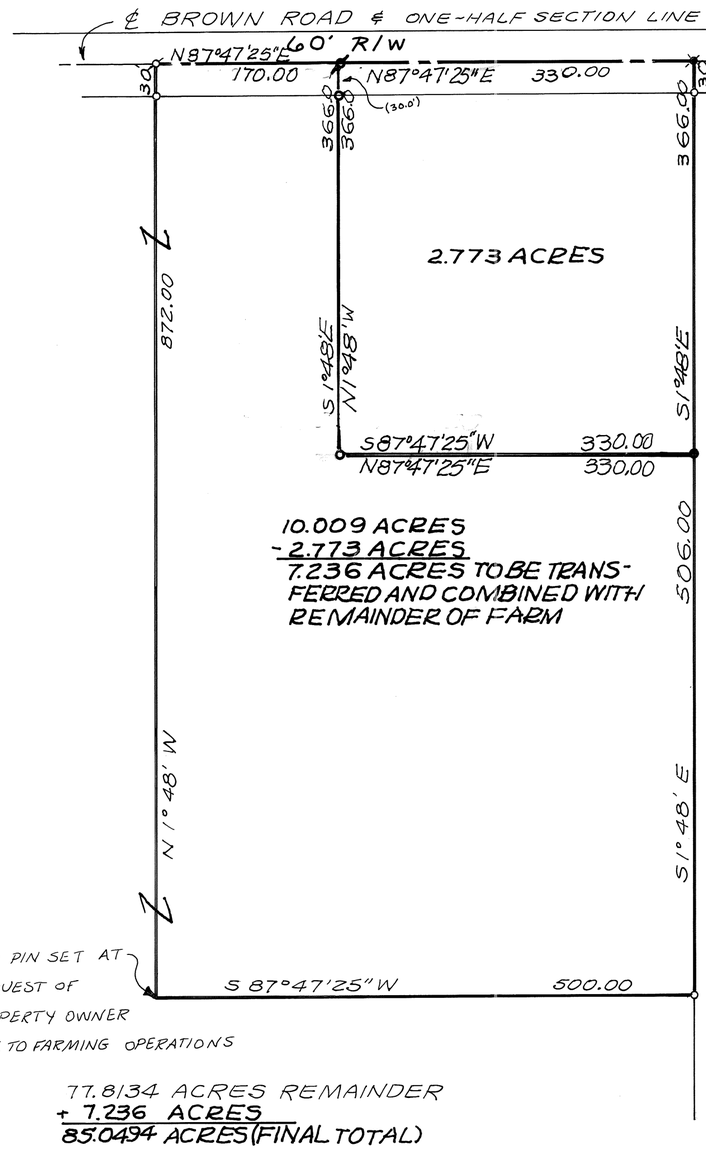
DATE	DRAWN BY	SHEET NO.
JAN. - 2004	D.T.	1/1
FILE NO. 361103	TRACKED BY	
	CHECKED BY D.T.	

NEWBERRY TOWNSHIP | S.E. QTR ~ 28 SECTION | 8 TOWN | 5 EAST RANGE

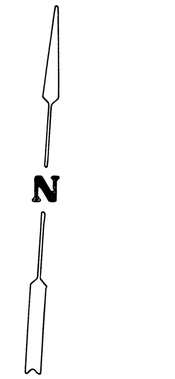
VOLUME 48 PLAT 18
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

29 DECEMBER, 2003

REVISED: 15 AUG. 2004 RWK



77.8134 ACRES REMAINDER
+ 7.236 ACRES
85.0494 ACRES (FINAL TOTAL)



LEGEND
- ● = IRON PIN FOUND
- o = IRON PIN SET
- ✖ = RAILROAD SPIKE FOUND
- ø = MAG NAIL SET

REFERENCE
LAND SURVEY VOL. 32, PLAT 64

CERTIFICATION OF REGISTRATION
This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building site is created by this survey and no structure may be erected or maintained on the premises as conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.
7.236 ac. tr. 8/24/04
for adj. prop. transfer
Secretary
Miami County Planning Commission

APPROVED
Miami County Planning Commission
Date 8/24/04
Secretary

APPROVED
Subject To Zoning Approval
By Henry Litten, R.S.
Date 8/24/04
Miami County Health District

CERTIFIED TO COMPLY WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY DATE 8-12-04

2.773 ACRE REZONED & REMAINING
7.236 ACRES RECOMBINED WITH FARM TO BARBARA LAUGHMAN.

SURVEY OF 10.009 ACRES IN NEWBERRY TOWNSHIP FOR BARBARA LAUGHMAN.

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED SURVEYOR

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

LOT SPLIT WITH EXISTING HOUSE FOR TERRY L. LAVY

NEWBERRY	8	5	17 NE 1/4
TOWNSHIP	TOWN	RANGE	SECTION

VOLUME 48 **PAGE** 19

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEY
~~APRIL 25, 2003~~
JANUARY 15, 2004

BEARINGS BASED ON V. 44, PG. 54 LAND SURVEY

SCALE: 1"= 40'

0 20 40 80

NE CORNER
NE QUARTER
SECTION 17
TOWN 8
RANGE 5

Ex. ROW

℄ OF RIKE ROAD 40' R/W NORTH LINE OF SECTION 17

S 89°-42'-00" W 220.00'

N 89°-42'-00" E
220.00'

S 89°-42'-00" W 1747.65
483.83' 967.85 295.97

Ex. ROW

20.00'

20.00'

54.43'

88.86'

34.36'

44.67'

89.86

40'-7"
HOUSE
24'-6"
20'-1"
28'-7"
PATIO
16'-0"
14'-7"
11'-11"
WELL
20'-1"
GARAGE
25'-6"
25'-6"
25'-6"

Ex. ASPHALT DRIVE

APPROX. SEPTIC LOCATION

N 00°-00'-20" W 297.00'

S 00°-00'-20" E 297.00'

PROPOSED LOT
1.50 ACRE

Ex. 4" TILE

156.86'

220.00'

S 89°-42'-00" W

62.94'
S 89°-42'-00" W

℄ PROP. 20' UTILITY EASEMENT
DRAINAGE
S 18°-40'-25" E 351.79'

℄ McMAKEN ROAD (NO RECORDED WIDTH)

N 01°-42'-26" W 2618.30'

LEGEND

- ● 5/8" X 30" REBAR W/CAP TO BE SET
- o IRON PIN FOUND
- P.K. NAIL SET
- RAILROAD SPIKE FOUND
- STONE FOUND
- OWELL Ex. WELL

REFERENCES

LAND SURVEY
VOLUME 44 PAGE 54

APPROVED
Subject To Zoning Approval
By Tracy Fitch R.S.
Date 1/20/04
Miami County Health District

SURVEY OF 1.5 ACRES IN NEW BERRY TOWNSHIP FOR TERRY L. LAVY.

Richard W. Klockner

PROFESSIONAL SURVEYOR No. 4370 RICHARD W. KLOCKNER & ASSOC., INC. CIVIL ENGINEERING & SURVEYING 16 EAST WATER STREET.
TROY, OHIO 45373 (937) 339-5331

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED SURVEYOR

TERRY L LAVY
JANE E. LAVY
~~V 689 Pg. 788~~
D.B. 692-271

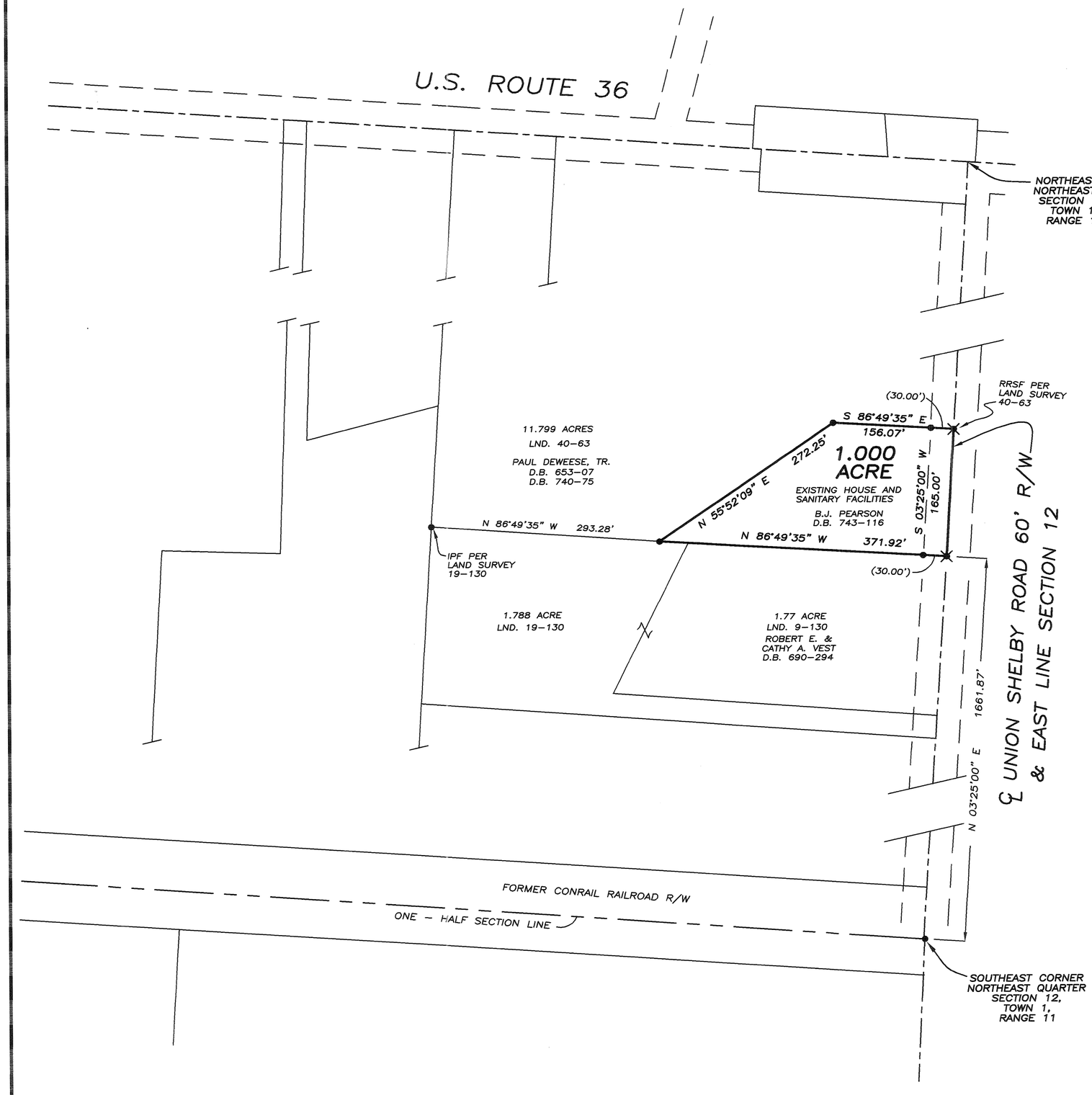
APPROVED
Miami County Planning Commission
Date 1/23/04
Secretary David Brandewie

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Dennis Vanhoff 1-16-2004
DEPUTY DATE

SPRING CREEK TOWNSHIP | 12 NE 1/4 SECTION | 1 TOWN | 11 RANGE

VOLUME 48 PAGE 20

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



LEGEND

- ● IRON PIN FOUND
- ✕ RAILROAD SPIKE FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:

VOLUME 9, PAGE 130
VOLUME 19, PAGE 130
VOLUME 35, PAGE 164
VOLUME 40, PAGE 63
VOLUME 41, PAGE 39
VOLUME 47, PAGE 49

MIAMI COUNTY RECORDER'S DEED RECORDS:

VOLUME 594, PAGE 834

0 50 100 200

GRAPHIC SCALE IN FEET
1" = 100'

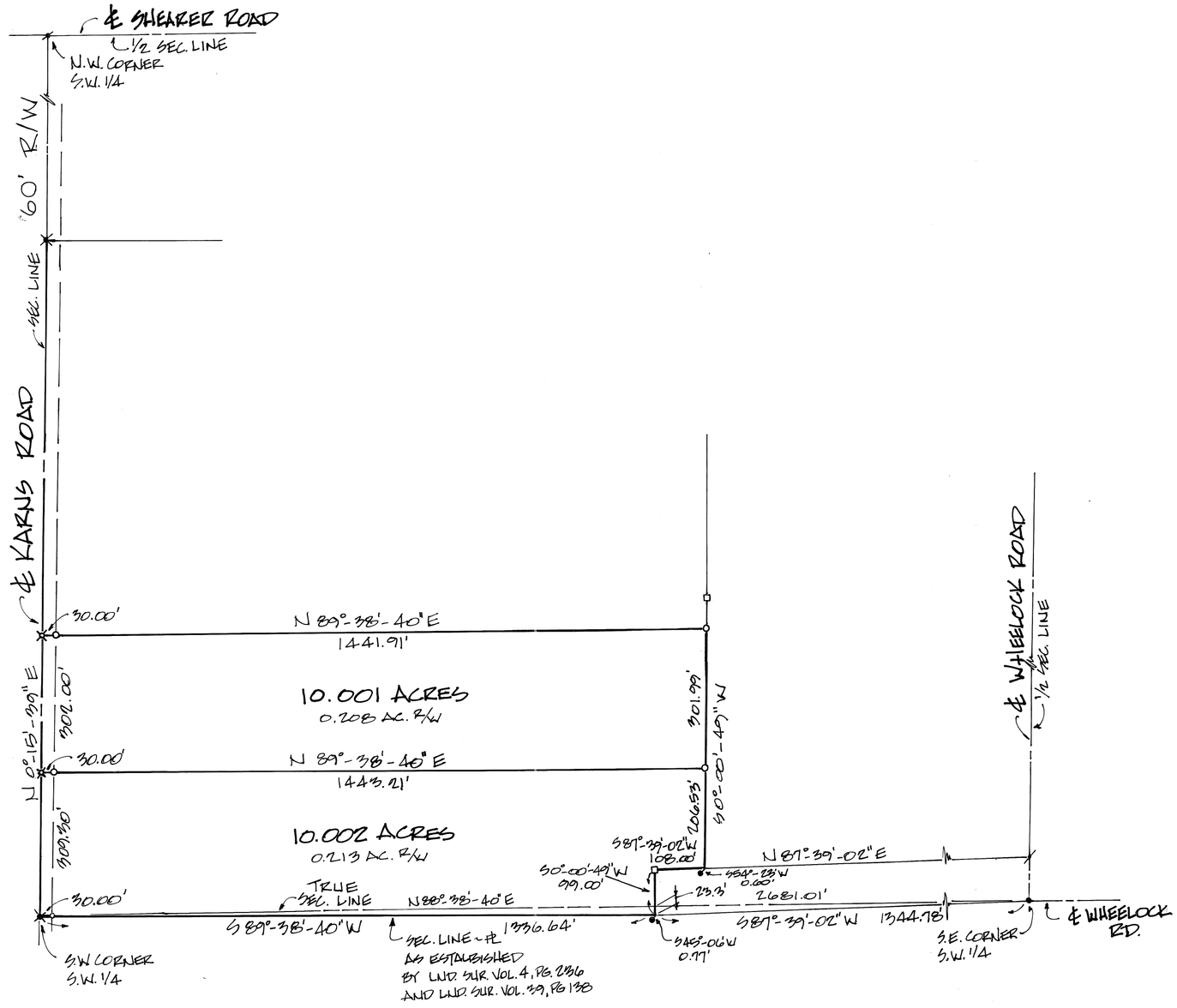
SURVEY OF EXISTING TRACT FOR MARTIN POLLOCK
IN MIAMI COUNTY, OHIO ~ JANUARY 17, 2004

STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

THOMAS R. ZECHMAN
OHIO REGISTERED
PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773-9479

6	5 MRS	23 SW 1/4	UNION	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 21
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



N

0 50 100 200
SCALE: 1"=200'

LEGEND

- ⌀ P.K. NAIL FOUND
- ✖ RAILROAD SPIKE FOUND
- ⊗ GIN SPINDLE SET
- ● IRON PIN FOUND
- ○ 5/8"x30" CAPPED IRON PIN SET
- □ STONE FOUND

REFERENCES

D. BK. 723, PAGE 574 MIAMI COUNTY RECORDER'S DEED RECORDS

VOL. 4, PG. 236	MIAMI COUNTY
VOL. 3, PG. 200 & 201	ENGINEER'S RECORD
VOL. 3, PG. 256	OF LAND SURVEYS
VOL. 31, PG. 163	
VOL. 39, PG. 132	
VOL. 39, PG. 138	
VOL. 39, PG. 139	

SURVEY OF 2 ~ 10.00± ACRE TRACTS
FOR
HOWARD H., PAUL T., & C. MARK HERSHBERGER

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

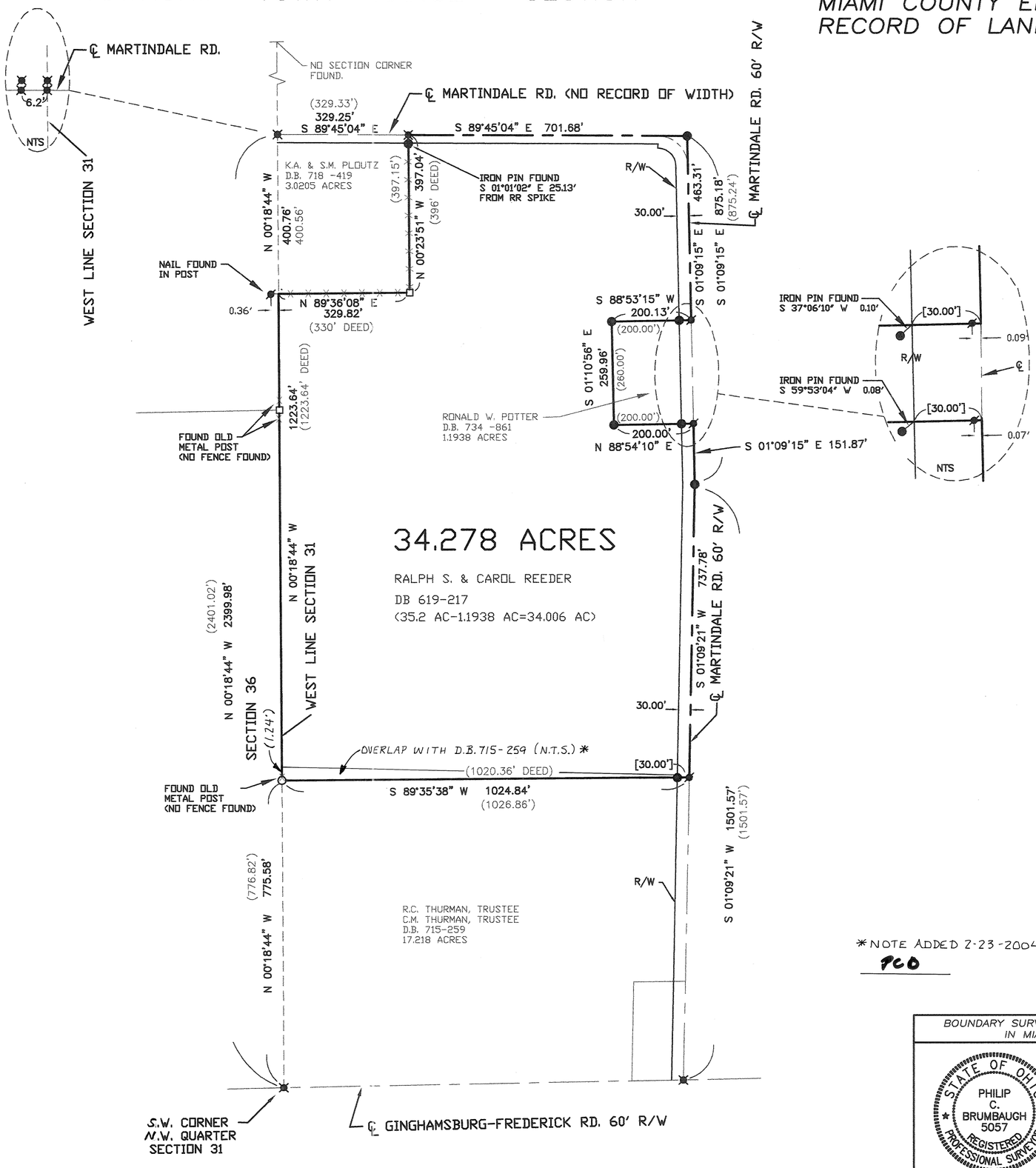
Michael W. Cozatt 1-26-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO.

MONROE TOWNSHIP | 4 TOWN | 6 E RANGE | 31 SECTION

VOLUME 48 PAGE 22

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⊘ P.K. NAIL FOUND
- ⊠ RAILROAD SPIKE FOUND
- □ STONE FOUND
- (165') REFERENCED DISTANCES/ BEARINGS OF RECORD

REFERENCES

1957 AERIAL SURVEY DATED JUNE 1957

LAND SURVEY:
VOLUME 45, PAGE 194
VOLUME 35, PAGE 139
VOLUME 37, PAGE 70
VOLUME 47, PAGE 80
VOLUME 34, PAGE 59

ROAD SURVEY:
VOLUME 8, PAGE 79

RECORD PLATS
VOLUME 14, PAGE 6

BASIS OF BEARING IS N 0°18'44" W BEING THE WEST LINE OF THE NORTHWEST QTR OF SECTION 31 AS RECORDED IN SURVEY VOL 45 PAGE 194.

0' 200' 400' 600'

GRAPHIC SCALE IN FEET
1" = 200'

*NOTE ADDED 2-23-2004
PCO

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

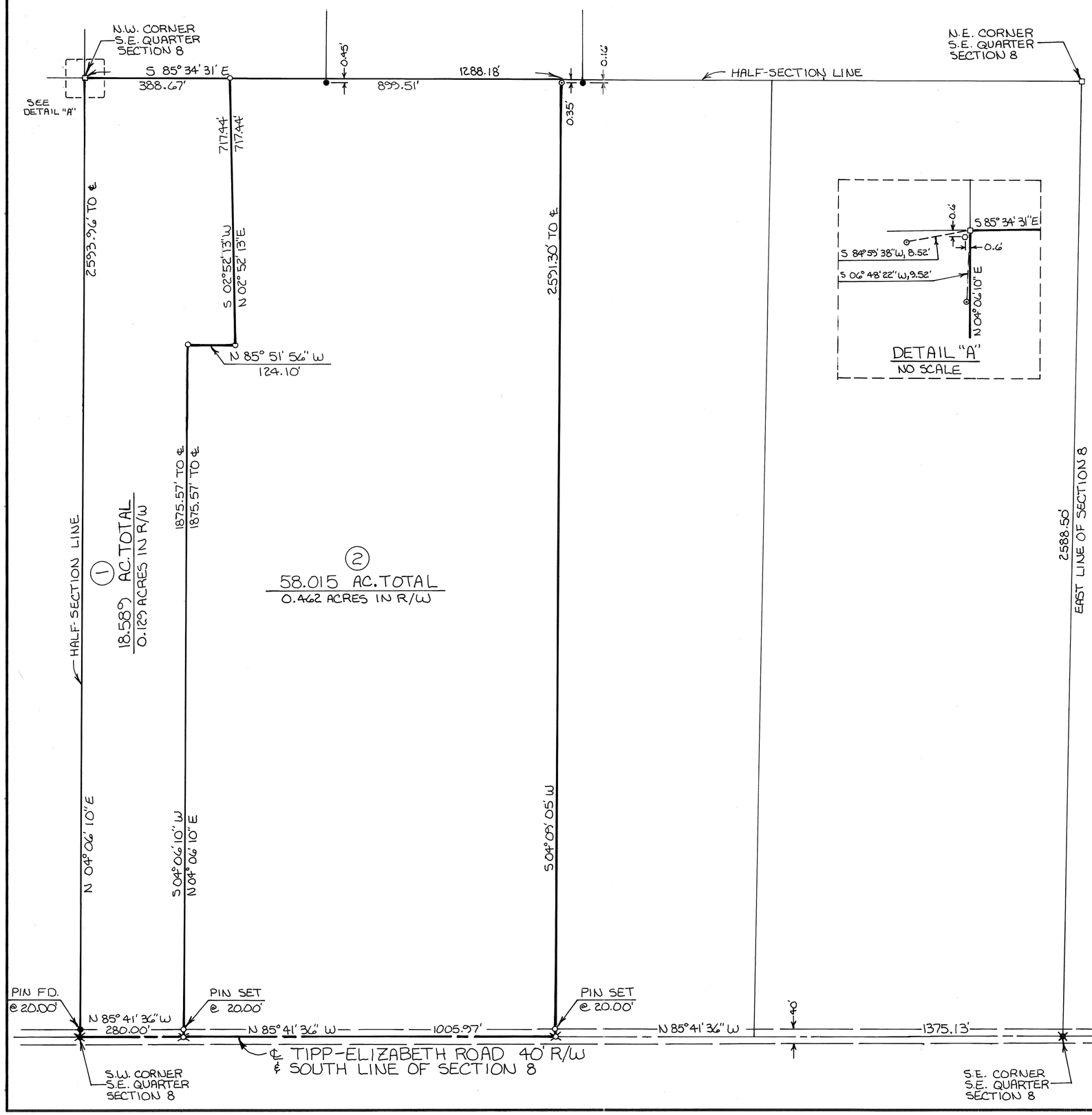
BOUNDARY SURVEY OF 34.278 ACRES FOR RALPH S. REEDER IN MIAMI COUNTY ~ FEBRUARY 5, 2004

STATE OF OHIO
PHILIP C. BRUMBAUGH
5057
REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698-3000

2	10BTMRS	S.E.1/4-8	ELIZABETH	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 23
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



DETAIL "A"
NO SCALE

N

SCALE: 1"=200'
0 100 200 300 400

LEGEND

- □ STONE FOUND
- ⊙ IRON PIPE FOUND
- ✱ R.R. SPIKE FOUND
- ● IRON PIN FOUND
- ⊠ GIN SPINDLE SET
- ○ 5/8" ϕ CAPPED IRON PIN SET (COZATT, S6001)
- ○ 8" WOOD FENCE POST

REFERENCES

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS
- VOL. 1, PG. 229
- VOL. 4, PG. 173
- VOL. 23, PG. 180
- VOL. 31, PG. 143
- VOL. 31, PG. 52
- VOL. 31, PG. 172
- VOL. 33, PG. 71
- VOL. 43, PG. 113

SURVEY OF 2 TRACTS IN SECTION 8, ELIZABETH TWP.
FOR TOM HENSLEY.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

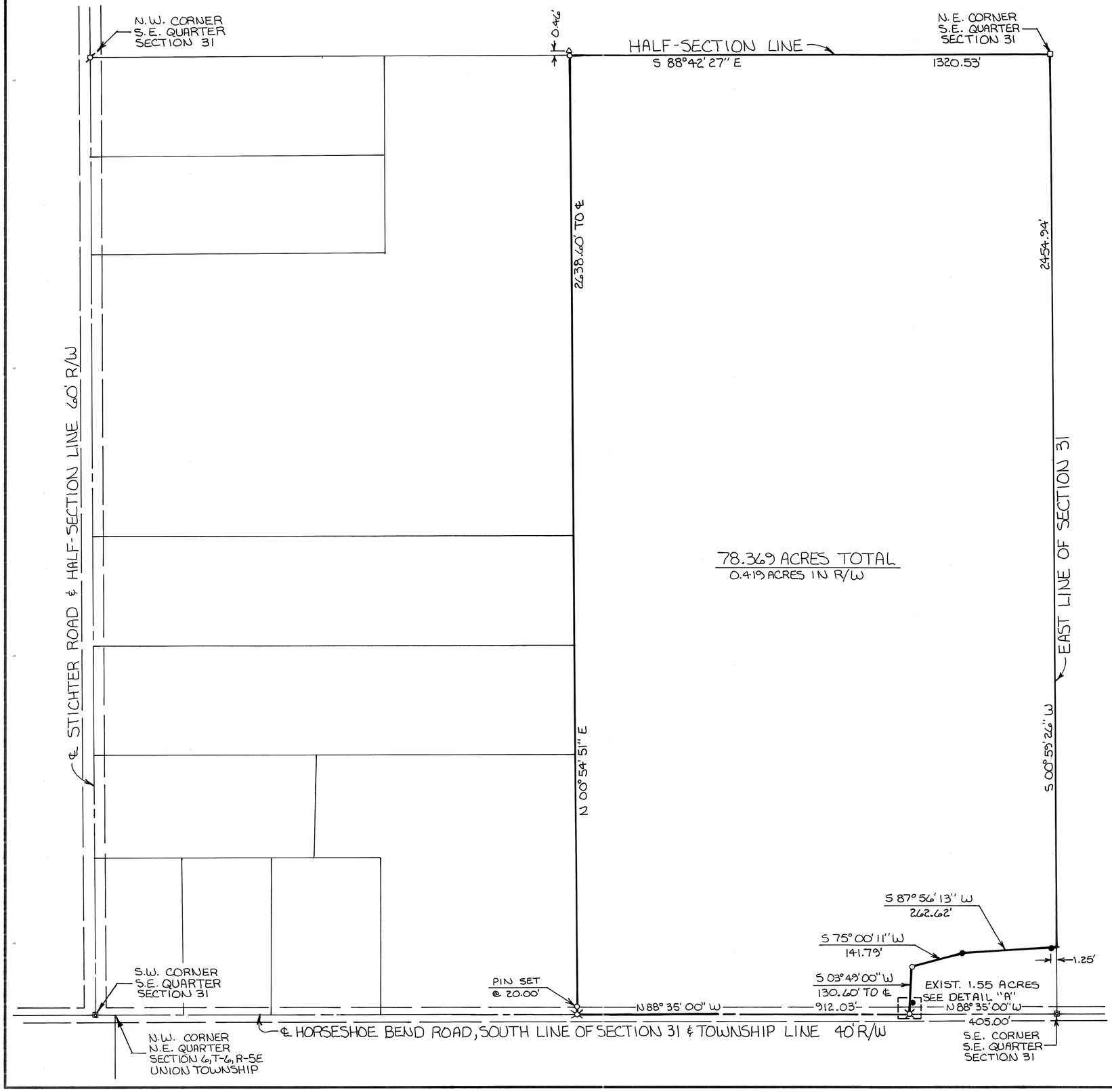
Michael W. Cozatt 2-14-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO

JOB NO. 03004

7	5E	S.E. 1/4 ~ 31	NEWTON	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 24
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



N

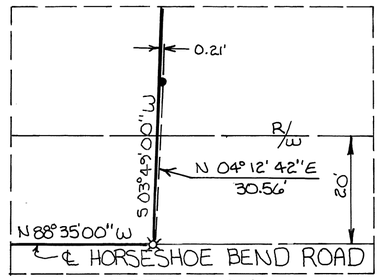
SCALE: 1"=200'
0 100 200 300 400

LEGEND

- □ STONE FOUND
- ▣ MONUMENT BOX FOUND
- ⌀ MAG NAIL SET OVER R.R. SPIKE FOUND
- ● IRON PIN FOUND
- ⌘ GIN SPINDLE SET
- ○ 5/8"ø CAPPED IRON PIN SET (COZATT, S6001)
- △ CONCRETE FENCE POST

REFERENCES

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS
- VOL. 3, PG. 132
- VOL. 3, PG. 449
- VOL. 11, PG. 63
- VOL. 28, PG. 74
- VOL. 40, PG. 181



DETAIL "A"
NO SCALE

SURVEY OF 78.369 AC. IN SECTION 31, NEWTON TWP.
FOR DAN THOMAS.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

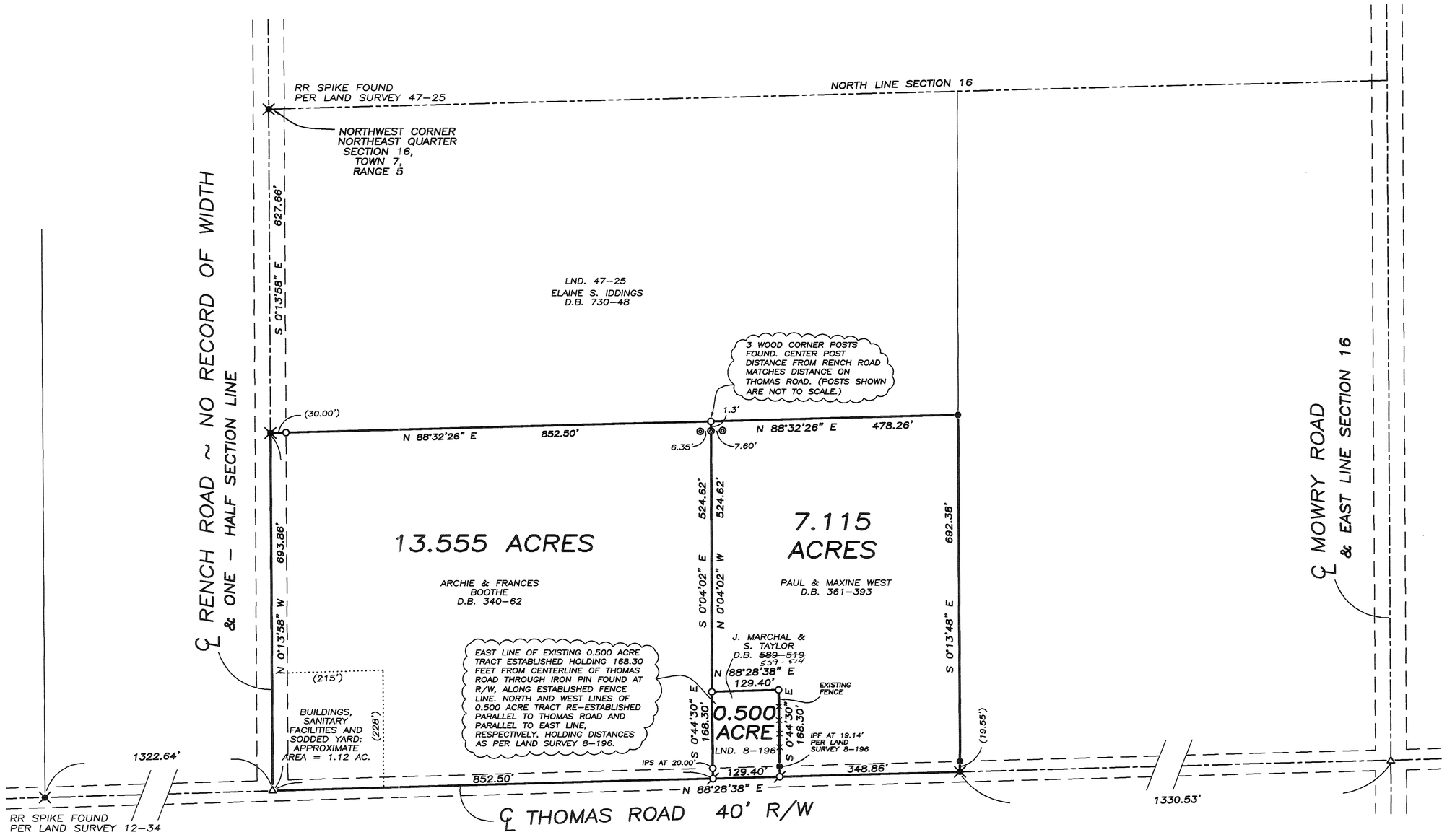
Michael W. Cozatt 2-10-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 02904

NEWTON TOWNSHIP | 16 NE 1/4 SECTION | 7 TOWN | 5 RANGE

VOLUME 48 PAGE 25

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



REFERENCES

MIAMI COUNTY ENGINEER'S
RECORDS OF LAND SURVEYS:

VOLUME 8, PAGE 67
VOLUME 8, PAGE 196
VOLUME 12, PAGE 34
VOLUME 17, PAGE 48
VOLUME 19, PAGE 29
VOLUME 22, PAGE 114
VOLUME 25, PAGE 47 - ?
VOLUME 47, PAGE 25

MIAMI COUNTY RECORDER'S
DEED RECORDS:

VOLUME 340, PAGE 62
VOLUME 361, PAGE 393

LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⌀ P.K. NAIL SET
- ✕ RAILROAD SPIKE FOUND
- ◎ CORNER POST FOUND
- △ IRON PIN FOUND IN MONUMENT BOX

0 75 150 300

GRAPHIC SCALE IN FEET
1" = 150'

THOMAS ROAD SURVEY
IN MIAMI COUNTY, OHIO ~ FEBRUARY 9, 2004

STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

THOMAS R. ZECHMAN
OHIO REGISTERED
PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773-9479

9	4E	36-S.E. 1/4	NEWBERRY	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 26
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

12-16	PLEASANT RIDGE
LOTS	SUBDIVISION

N

SCALE: 1" = 40'

0 20 40 80

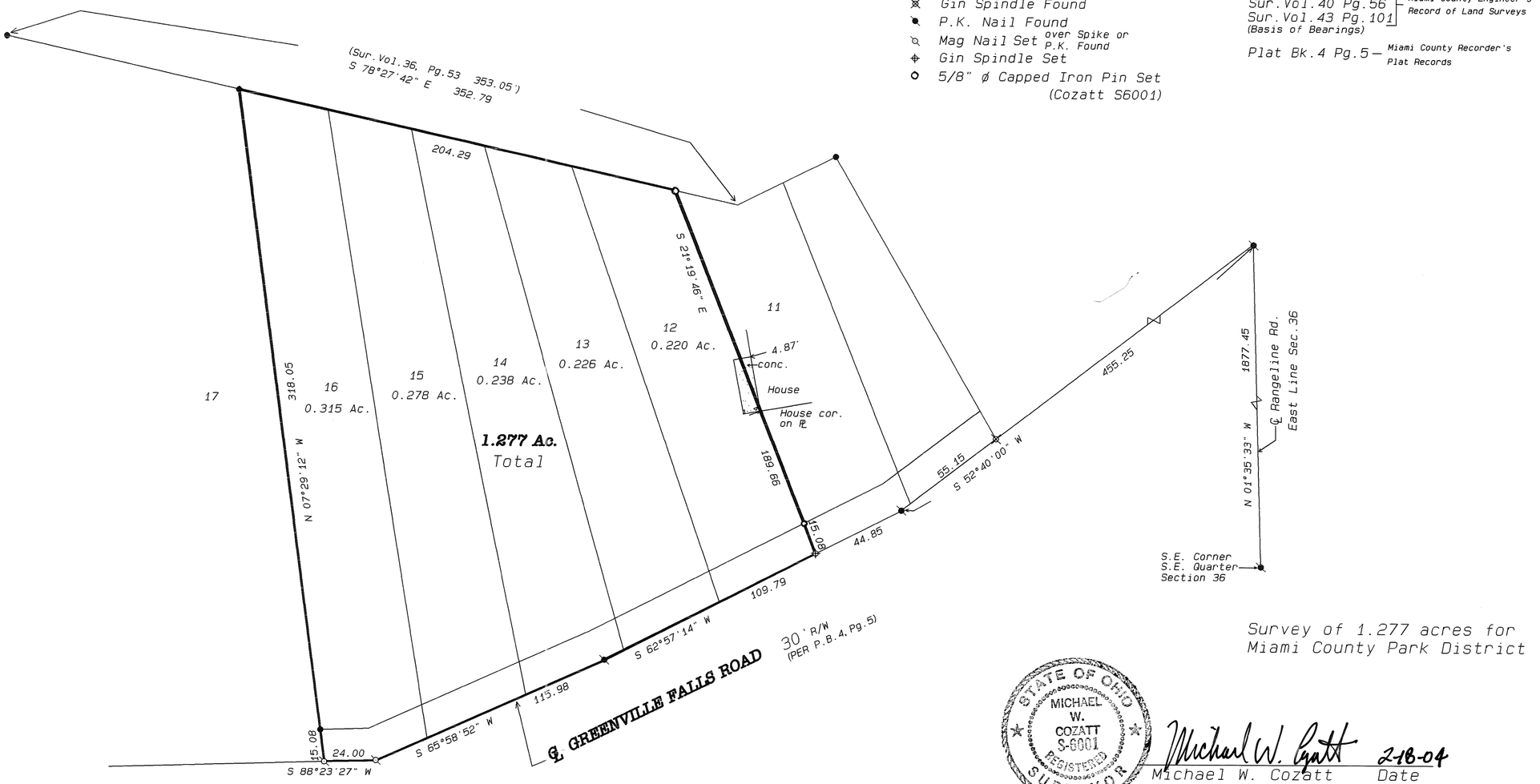
LEGEND

- ● Iron Pin Found
- ⊠ Gin Spindle Found
- ◉ P.K. Nail Found
- ⊗ Mag Nail Set over Spike or P.K. Found
- ⌖ Gin Spindle Set
- ○ 5/8" ø Capped Iron Pin Set (Cozatt S6001)

REFERENCES

Sur. Vol. 36 Pg. 53
Sur. Vol. 40 Pg. 56
Sur. Vol. 43 Pg. 101
(Basis of Bearings)
— Miami County Engineer's Record of Land Surveys

Plat Bk. 4 Pg. 5 — Miami County Recorder's Plat Records



Survey of 1.277 acres for
Miami County Park District

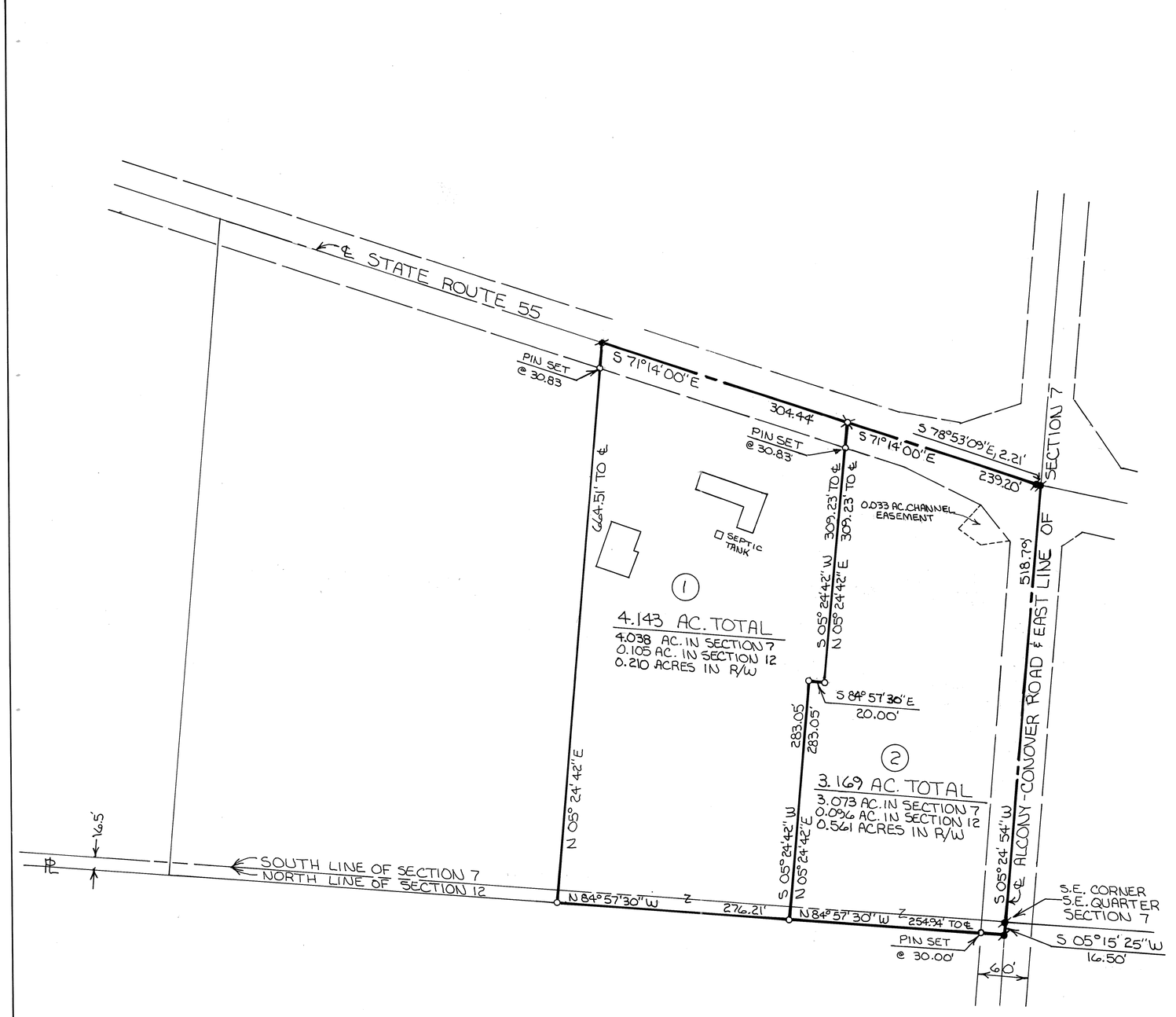
STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED
SURVEYOR

Michael W. Cozatt 2-18-04
Michael W. Cozatt Date
Professional Surveyor #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES RD. TROY, OHIO 45373
JOB No. 21902 Ph. (937)-339-2921
tm/21902.pro

2	10BTMRS	NE 1/4 ~ 12	LOSTCREEK	MIAMI	OHIO
2	11 BTMRS	SE 1/4 ~ 7			
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 27
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



LEGEND

- MAG NAIL FOUND
- GIN SPINDLE SET
- 5/8" ⌀ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 13, PG. 3
VOL. 22, PG. 174
VOL. 46, PG. 38
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

P.B. 18, PG. 27 { MIAMI COUNTY RECORDER'S PLAT RECORDS

SURVEY OF 2 TRACTS IN SECTIONS 7&12 LOSTCREEK TWP. FOR JOAN HARSHBARGER.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED
SURVEYOR

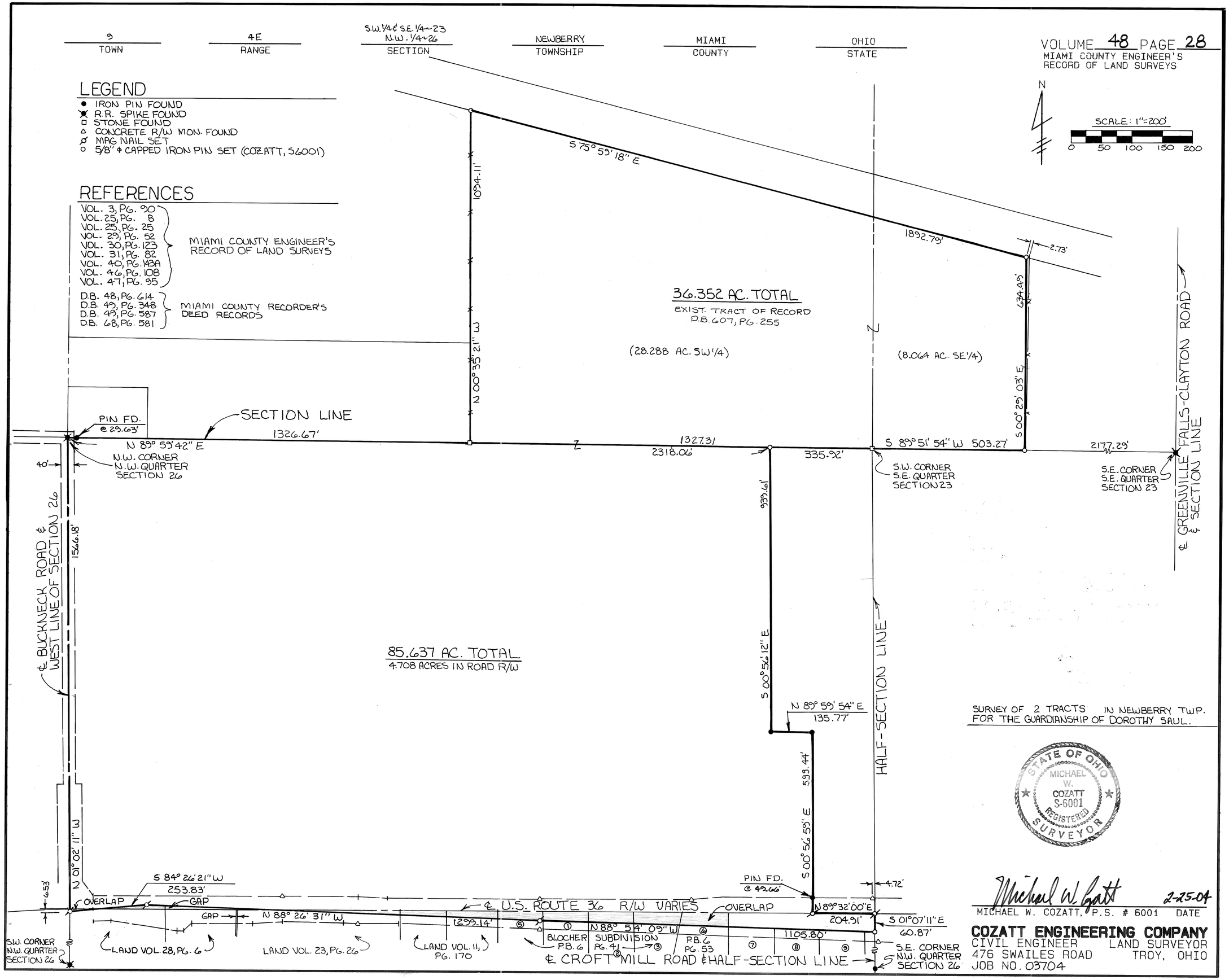
APPROVED
Miami County Planning Commission
Date Feb. 24, 2004
Secretary [signature]

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Donald R Hamann Jr 8/12/02
DEPUTY DATE
TRACTS 1&2 REVISED & SURVEY OK. BH 9/11/02

APPROVED
Subject To Zoning Approval
By [signature] R.S.
Date 9/26/02
Miami County Health District

Michael W. Cozatt 7-26-02
MICHAEL W. COZATT, P.S. #6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 18502



9
TOWN
4E
RANGE
S.W.1/4 & S.E.1/4~23
N.W.1/4~26
SECTION
NEWBERRY
TOWNSHIP
MIAMI
COUNTY
OHIO
STATE
VOLUME 48 PAGE 28
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
N
SCALE: 1"=200'
0 50 100 150 200
LEGEND
IRON PIN FOUND
R.R. SPIKE FOUND
STONE FOUND
CONCRETE R/W MON. FOUND
MAG NAIL SET
5/8" ϕ CAPPED IRON PIN SET (COZATT, S6001)
REFERENCES
VOL. 3, PG. 90
VOL. 25, PG. 8
VOL. 25, PG. 25
VOL. 29, PG. 52
VOL. 30, PG. 123
VOL. 31, PG. 82
VOL. 40, PG. 143A
VOL. 46, PG. 108
VOL. 47, PG. 95
MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS
D.B. 48, PG. 614
D.B. 49, PG. 348
D.B. 49, PG. 587
D.B. 68, PG. 581
MIAMI COUNTY RECORDER'S DEED RECORDS
S 75° 59' 18" E
1094.11'
1892.79'
2.73'
634.49'
36.352 AC. TOTAL
EXIST. TRACT OF RECORD
D.B. 607, PG. 255
(28.288 AC. SW1/4)
(8.064 AC. SE1/4)
N 00° 35' 21" W
S 00° 29' 03" E
PIN FD.
@ 29.63'
SECTION LINE
1326.67'
N 89° 59' 42" E
N.W. CORNER
N.W. QUARTER
SECTION 26
1327.31
2318.06'
335.92'
S 89° 51' 54" W 503.27'
2177.29'
S.W. CORNER
S.E. QUARTER
SECTION 23
S.E. CORNER
S.E. QUARTER
SECTION 23
℄ GREENVILLE FALLS-CLAYTON ROAD & SECTION LINE
40'
℄ BUCKNECK ROAD & WEST LINE OF SECTION 26
1566.18'
939.61'
85.637 AC. TOTAL
4.708 ACRES IN ROAD R/W
S 00° 56' 12" E
N 89° 59' 54" E
135.77'
HALF-SECTION LINE
599.44'
S 00° 56' 59" E
N 01° 02' 11" W
6.53'
S 84° 26' 21" W
253.83'
OVERLAP
GAP
GAP
N 88° 26' 31" W
1299.14'
℄ U.S. ROUTE 36 R/W VARIES
OVERLAP
PIN FD.
@ 49.66'
4.72'
N 89° 32' 00" E
204.91'
S 01° 07' 11" E
60.87'
N 88° 54' 09" W
1105.80'
BLOCHER SUBDIVISION
P.B. 6 PG. 41
P.B. 6 PG. 53
S.W. CORNER
N.W. QUARTER
SECTION 26
LAND VOL. 28, PG. 6
LAND VOL. 23, PG. 26
LAND VOL. 11, PG. 170
℄ CROFT MILL ROAD & HALF-SECTION LINE
S.E. CORNER
N.W. QUARTER
SECTION 26
SURVEY OF 2 TRACTS IN NEWBERRY TWP.
FOR THE GUARDIANSHIP OF DOROTHY SAUL.
STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR
2-25-04
MICHAEL W. COZATT, P.S. # 6001 DATE
COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 03704

25 (N.E. 1/4) SECTION | 6 TOWN | 5 RANGE | MONROE TOWNSHIP

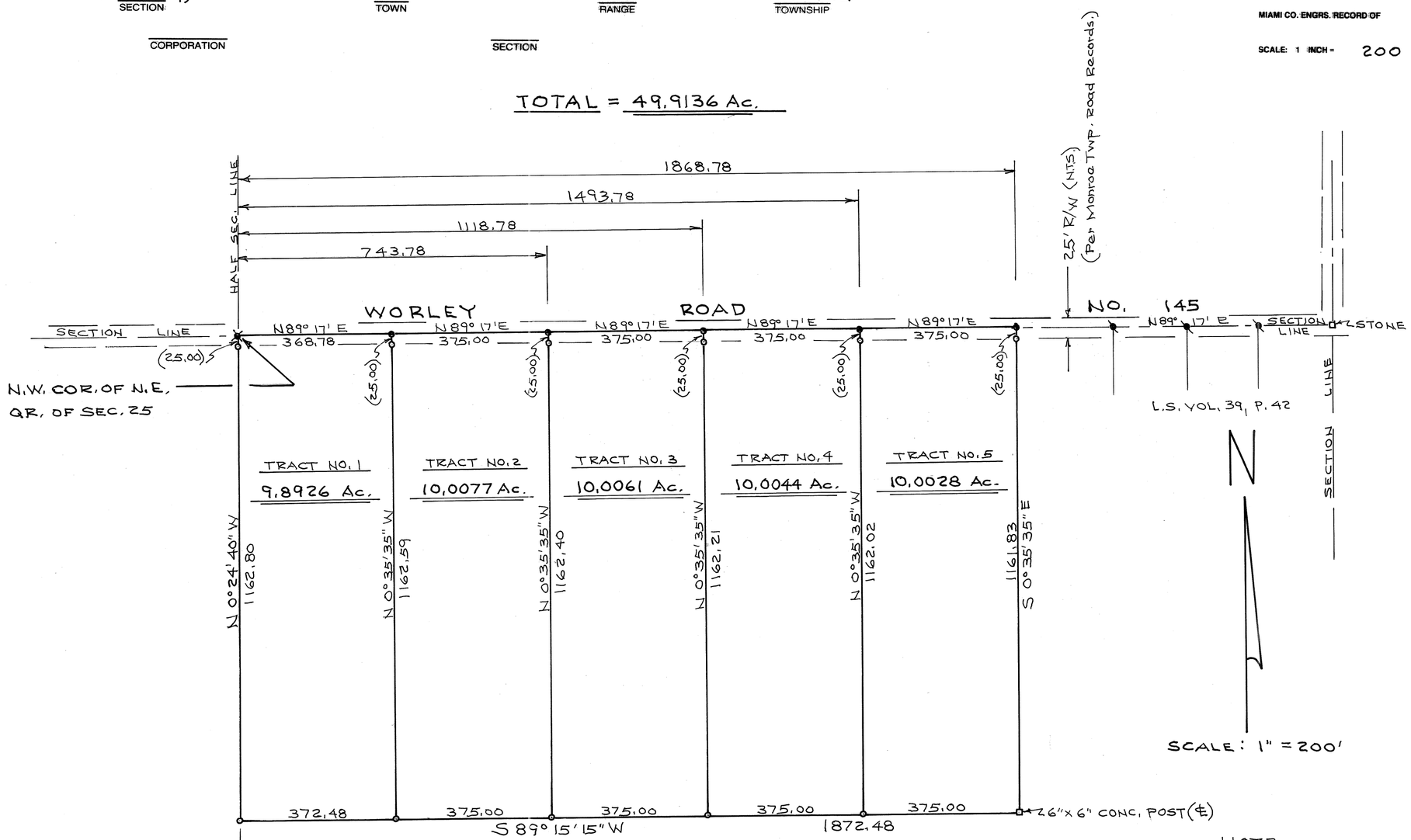
CORPORATION | SECTION

VOL. 48 PLAT NO. 29

MIAMI CO. ENGRS. RECORD OF ~~SUB~~ LAND SURVEYS

SCALE: 1 INCH = 200 FEET

TOTAL = 49.9136 Ac.



NOTE

o = IRON PIN SET
● = P.K. NAIL SET
✕ = R.R. SPIKE FOUND
✕ = GIN SPINDLE FOUND

Brgs. agree with L.S. Vol. 6, P. 188, for ℄ of Worley Road.

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF FIVE TRACTS FOR THE BLAIR GROUP LAND CO., LLC TIPP CITY- OHIO

DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	SHEET NO.
MAR.-2004	D.T.	1/1
FILE NO. 020204	TRACKED BY	
	CHECKED BY D.T.	

4	6E	34	SE	MONROE	MIAMI	OHIO
TOWN	RANGE	SECTION	QTR. SEC.	TOWNSHIP	COUNTY	STATE

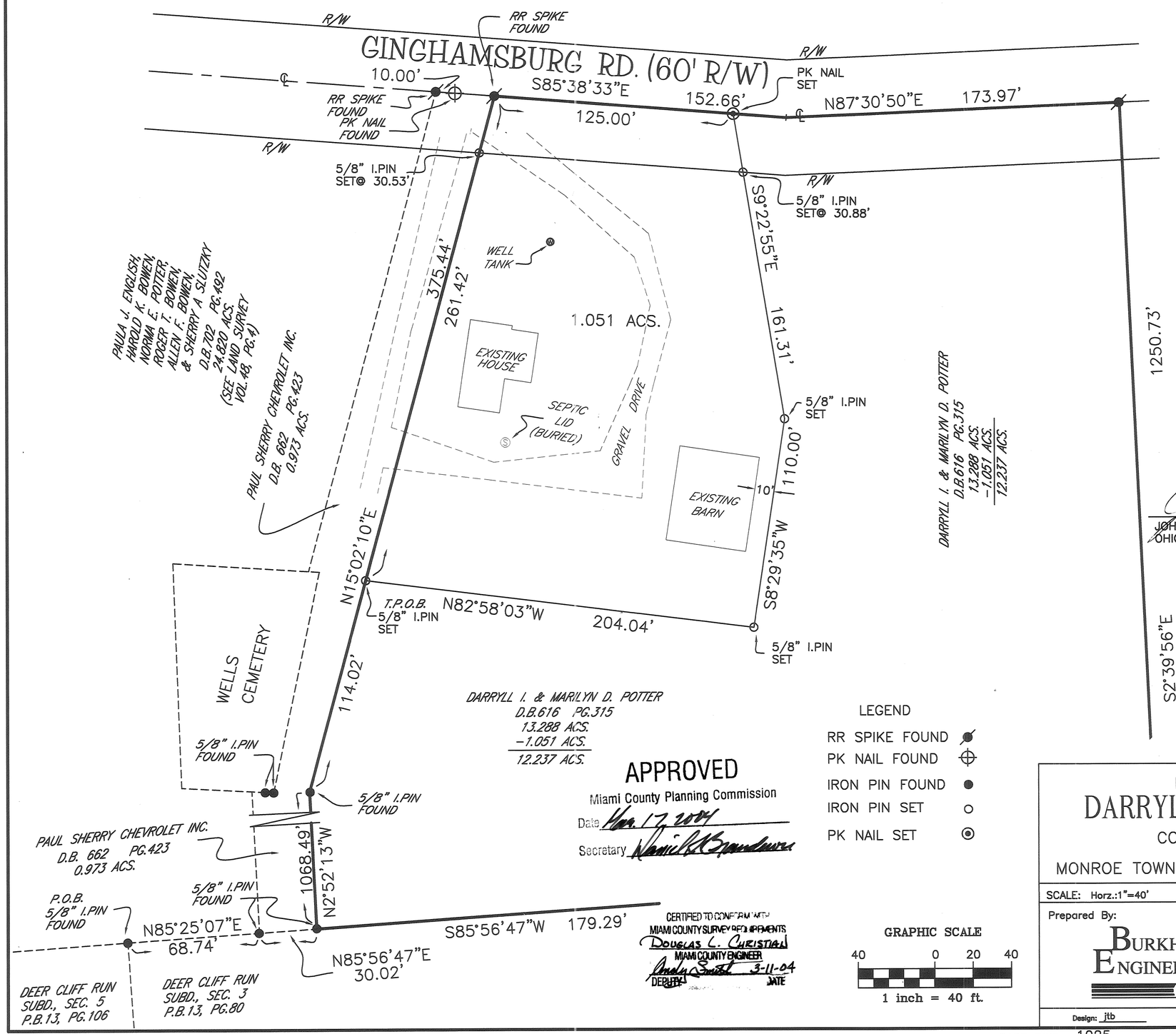
VOLUME 48 PAGE 30
MIAMI COUNTY ENGINEERS
RECORD OF LAND SURVEYS

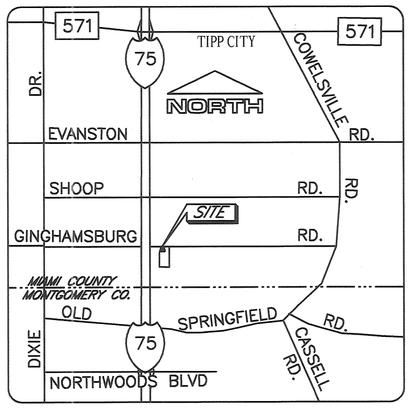
DATED: 15 JANUARY, 04

BASIS OF BEARING:
CENTERLINE OF GINGHAMSBURG ROAD
PER LAND SURVEY VOL. 37, PG.56.
(BEARING: S85°38'33"E)

NORTH

APPROVED
Subject To ...
By Jenny E. Fifton, R.S.
Date 3/12/04
Miami County ...





VICINITY MAP
N.T.S.

OWNER:
DARRYLL I. & MARILYN D. POTTER
D.B.616, PG,315
13.288 ACS.

REFERENCES:
LAND SURVEY VOL.28, PAGE 90
LAND SURVEY VOL.37, PAGE 56
LAND SURVEY VOL.41, PAGE 68
LAND SURVEY VOL.48, PAGE 4

John T. Burkhardt 3-8-04
JOHN T. BURKHARDT DATE
OHIO PROFESSIONAL SURVEYOR NO. 6487

LEGEND
RR SPIKE FOUND
PK NAIL FOUND
IRON PIN FOUND
IRON PIN SET
PK NAIL SET

APPROVED
Miami County Planning Commission
Date Mar. 17 2004
Secretary Daniel K. Brandewie

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
Douglas L. Christian
MIAMI COUNTY ENGINEER
Andy Smith 3-11-04
DEPUTY DATE

GRAPHIC SCALE
40 0 20 40
1 inch = 40 ft.

PLAT OF SURVEY
DARRYLL & MARILYN POTTER
CONTAINS 1.051 ACS.

MONROE TOWNSHIP MIAMI COUNTY, OHIO

SCALE: Horz.:1"=40' DATE: 1/14/04

Prepared By:
BURKHARDT ENGINEERING COMPANY
195 BYERS ROAD
SUITE 202
MIAMISBURG, OHIO 45342
PHONE:(937)388-0060
FAX:(937)388-0062

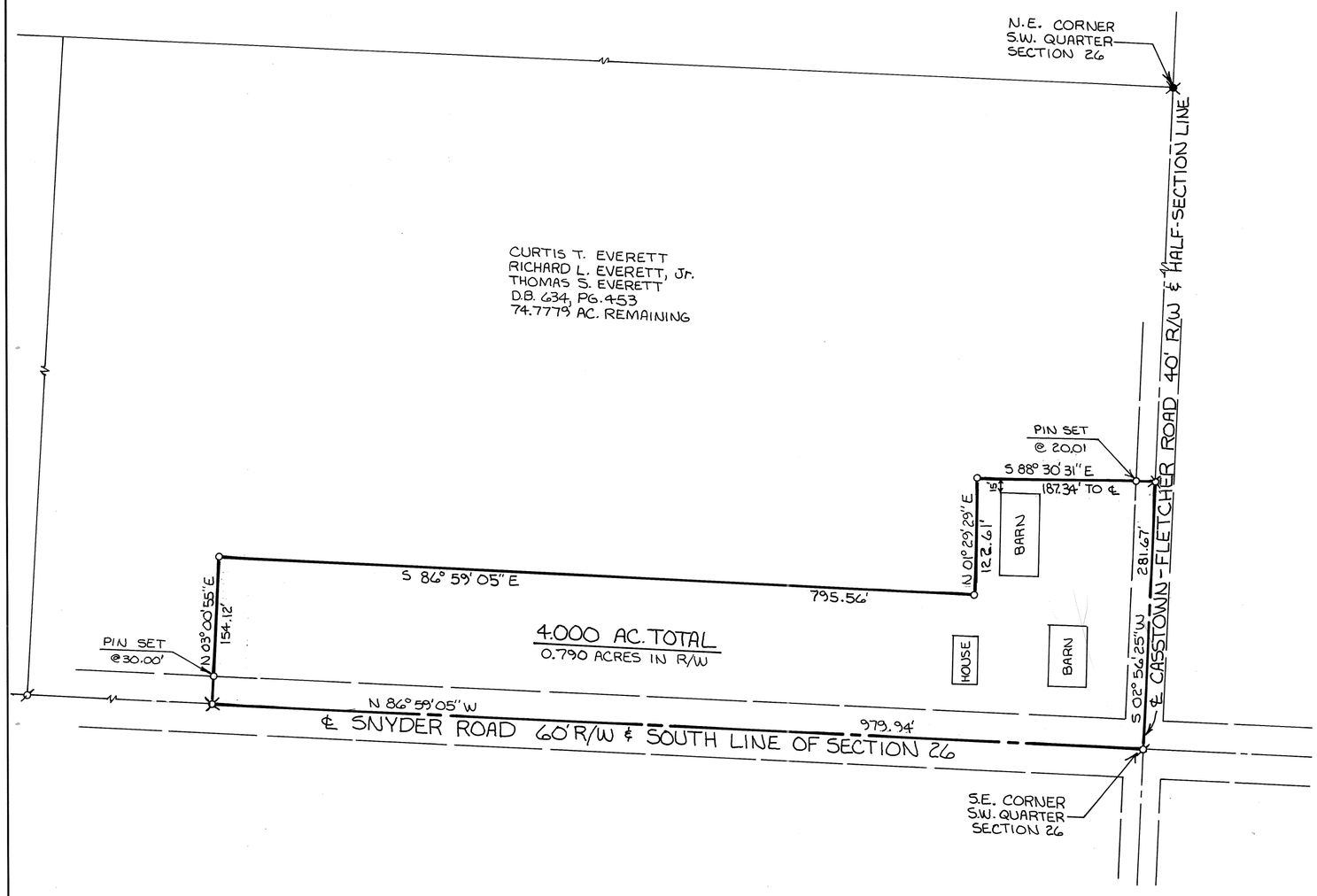
Sheet No. 1 of 1

Design: jtb Drawn: jaw Checked: jtb

BASE DWG. 1025 PROJ. NO. 1025 DWG. NO. 1025sur

2	12 BTMRS	SW1/4~26	BROWN	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 31
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



N

SCALE: 1"=100'
0 50 100 150 200

LEGEND

- ✖ RAILROAD SPIKE FOUND
- ⌀ MAG NAIL SET OVER R.R. SPIKE
- ⌀ GIN SPINDLE SET
- o 5/8"ϕ CAPPED IRON PIN SET (COZATT, S6001)

APPROVED
Subject To Zoning Approval
By Jeff Koehl
Date 11/3/25/04
Miami County Health District

REFERENCES

VOL. 31, PG. 66 { MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

APPROVED
Miami County Planning Commission
Date Mar. 24 2003
Secretary Harold L. Gardner

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Deb Stumbo 8-8-2001
DEPUTY DATE

SURVEY OF 4.000 ACRES IN SECTION 26, BROWN TWP.
FOR CURTIS, RICHARD, Jr. & THOMAS EVERETT.

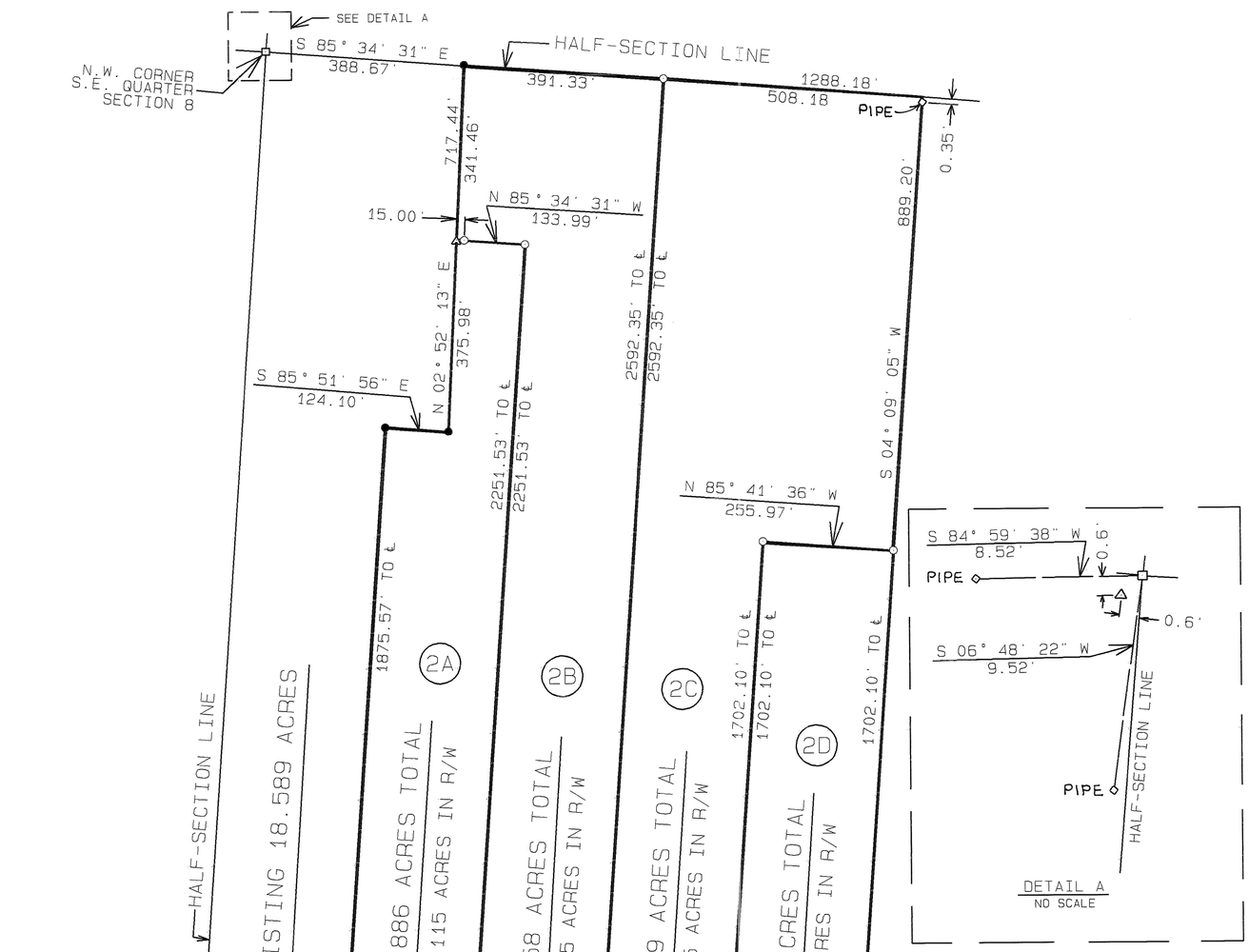
STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED
SURVEYOR

Michael W. Cozatt 8-02-01
MICHAEL W. COZATT, P.S. #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 15501

2	10 BTMRS	S.E. 1/4 ~ 8	ELIZABETH	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 32
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



N

SCALE: 1"=200'
0 100 200 300 400

LEGEND

- STONE FOUND
- RAIL ROAD SPIKE FOUND
- GIN SPINDLE FOUND
- 8" DIA. WOOD FENCE POST
- IRON PIN FOUND
- GIN SPINDLE SET
- 5/8" DIA. CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

- VOL. 1, PG. 229
- VOL. 4, PG. 173
- VOL. 23, PG. 180
- VOL. 31, PG. 143
- VOL. 31, PG. 52
- VOL. 31, PG. 172
- VOL. 33, PG. 71
- VOL. 43, PG. 113
- VOL. 48, PG. 23

SURVEY OF 4 TRACTS IN SECTION 8, ELIZ. TWP.
FOR TOM HENSLEY.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 3-19-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO

JOB NO. 07804

BROWN
TOWNSHIP

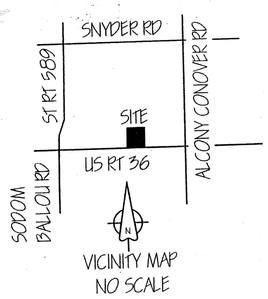
2
TOWN

12
RANGE BTMS

7 S.W.I/4
SECTION

VOLUME 48 PAGE 33

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
APRIL 5, 2002



5/8" BENT

LND. SUR. VOL. 42, PG 24

℄
S84°13'46"E 682.31' (M)
680.00' (R)

CENTER OF SECTION 7

GARY LEE
REBECA A. TROSTEL
D.B. 544 Pg. 705 936
D.B. 545 PG. 633
LND. SUR. VOL. 30, PG 33

18.696 ACRES BY DEED
2.000 ACRES NEW SPLIT
16.696 ACRES REMAINING BY DEED

℄ 873.12'

N (0.401 AC.)

NEW DIVISION LINE

1319.93' (M)
~~1321.00' (R)~~
1320.00' (R)

S84°05'00"E 193.65'

1.866 AC OUT / R/W
0.134 AC IN R/W
2.000 AC TOTAL

S05°45'57"W 2658.19'

S05°45'58"W 448.54'

Ex. Barn

5/8" BENT

JACKSON RENTAL
PROPERTIES INC.
D.B. 746, PG. 553
LND. SUR. VOL. 28, PG. 141

320.00'

N05°55'23"E 448.54'

Ex. Garage

(0.206 AC.)

Ex. Septic Tank

Ex. Well

Ex. Gravel Drive

M.L. FRANCIS, TRUSTEE &
L. M. FRANCIS, TRUSTEE
D.B. 707, PG. 897
SUR. VOL. 3, PG. 292

ALCONY - CONOVER RD.

5/8"

SOUTH LINE / S.W. 1/4

US RT 36 - ℄

R/W

485.44'

R/W

1/2"

S.E. CORNER S.W. 1/4

P.O.B.
S.E. CORNER
SECTION 7

30.00'
30.00'
60.00'

N84°05'00"W 194.88'

T.P.O.B.

SOUTH LINE / S.E. 1/4

S84°05'39"E 2690.69'

GRAPHIC SCALE IN FEET
0 40 80 160
1"=80'

LEGEND:

- R.R. SPIKE (FD)
- IRON PIN (FOUND)
- 5/8" X 30" IRON PIN (SET)
- P.K. NAIL (SET)

(M) MEASURED DISTANCE
(R) RECORDED DISTANCE

Basis of Bearing: South Line of the Southwest Quarter of Sect. 7 being N 84° 05' 00" W as per Land Survey 30, Pg. 33

APPROVED
Miami County Planning Commission
Date April 6th 2004
Secretary Daniel L. Brandeberry

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Dennis Centofanti 3-29-04
DEPUTY DATE

APPROVED
Subject To Zoning Approval
By Jeff Poell
Date April 6, 2004
Miami County Health District

REFERENCES:

DEEDS:
Vol. 544, Pg. 705
Vol. 707, Pg. 897
Vol. 682, Pg. 502

LAND SURVEYS:
Vol. 3, Pg. 292
Vol. 28, Pg. 141
Vol. 30, Pg. 33
Vol. 42, Pg. 24
Vol. 43, Pg. 56

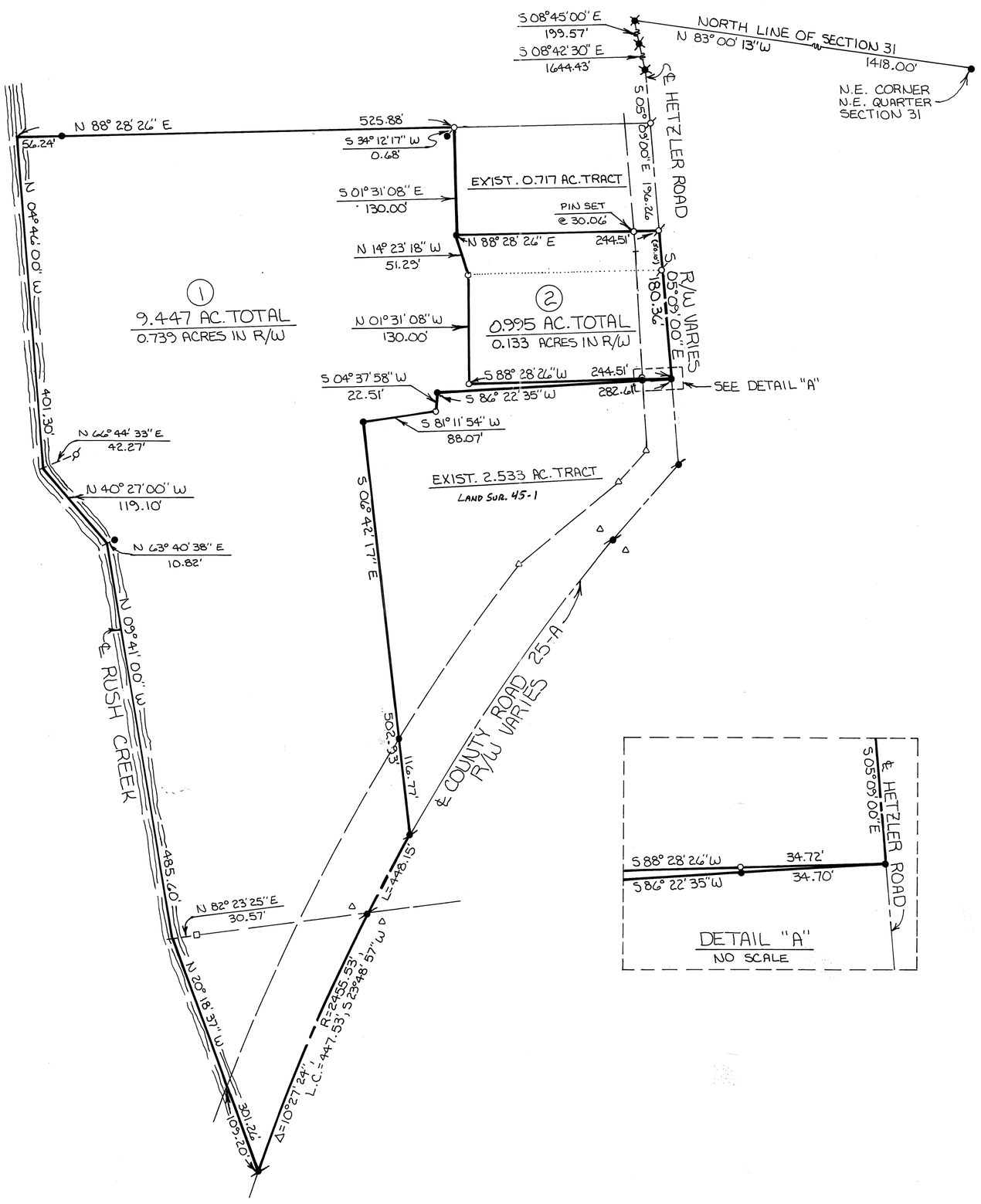
STATE OF OHIO
CHRISTOPHER S. HARMON
S-7988
REGISTERED
PROFESSIONAL SURVEYOR

Christopher S. Harmon — April 5, 2002
CHRISTOPHER S. HARMON #7988 — DATE

CHRISTOPHER S. HARMON
OHIO REGISTERED
PROFESSIONAL SURVEYOR #7988
CONOVER, OH

1	12 BTMRS	FRACTIONAL~31	SPRINGCREEK	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 34
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



N

SCALE: 1" = 100'
0 50 100 150 200

LEGEND

- □ STONE FOUND
- △ CONCRETE HIGHWAY MONUMENT FOUND
- ● IRON PIN FOUND
- ✱ PK NAIL FOUND
- ✕ R.R. SPIKE FOUND
- ⊘ MAG NAIL SET OVER EXISTING MONUMENTATION
- ○ 5/8" ϕ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 15, PG. 200
VOL. 17, PG. 46
VOL. 45, PG. 1
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

SURVEY OF 2 TRACTS IN SPRINGCREEK TOWNSHIP FOR THE ESTATE OF GENE STOUT.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

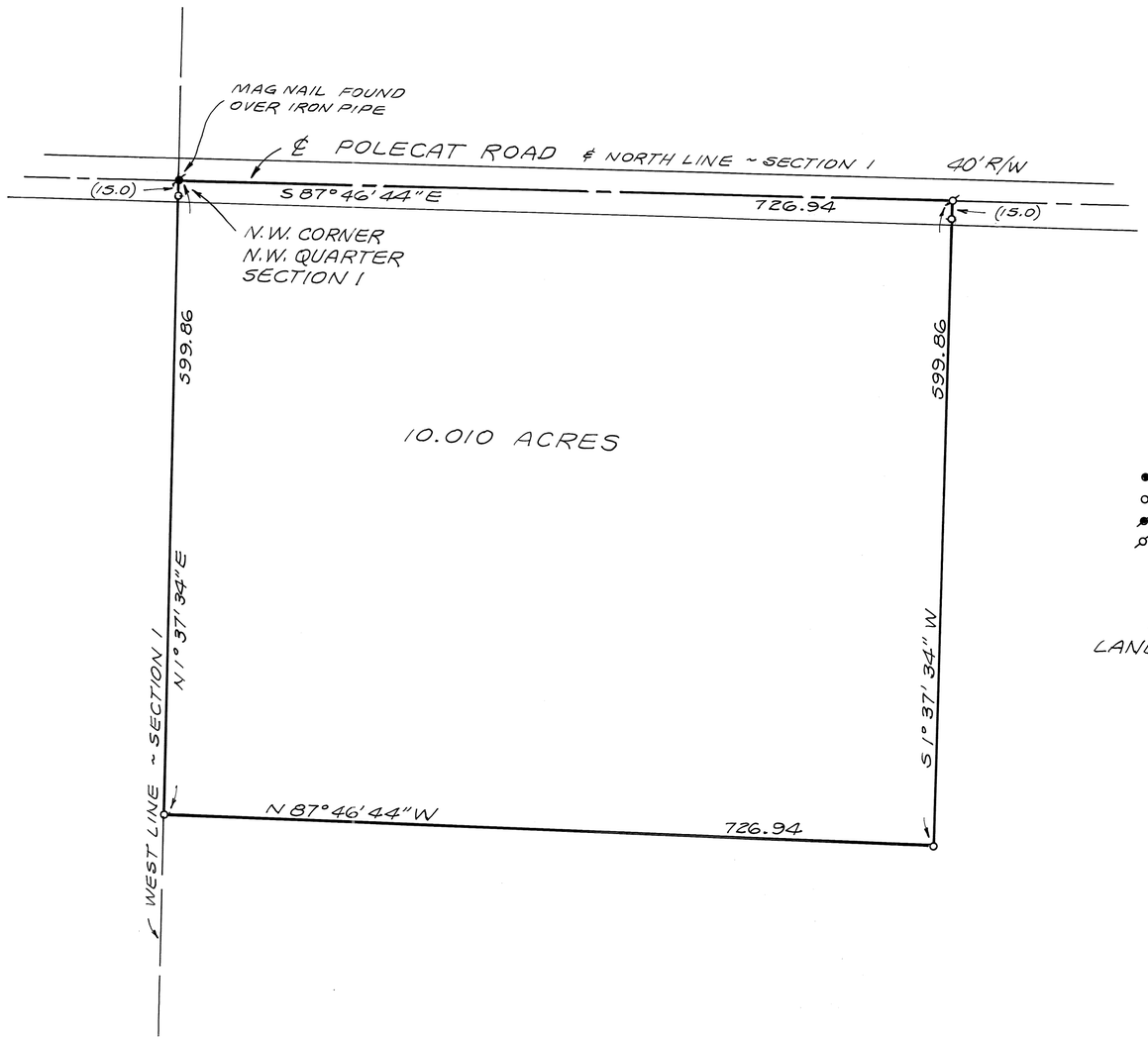
Michael W. Cozatt 3.03.04
MICHAEL W. COZATT, P.S. # 6001 DATE

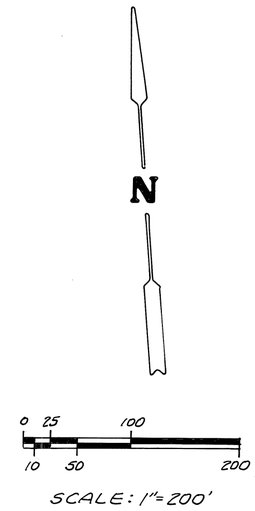
COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 04204

STAUNTON / TOWNSHIP | N.W. QTR~1 / SECTION | 1 / TOWN | 11 / RANGE

VOLUME 48 PLAT 35
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 4 APRIL, 2004





LEGEND
- ● = IRON PIN FOUND
- o = IRON PIN SET
- ✗ = MAG NAIL FOUND
- ⊗ = MAG NAIL SET

REFERENCE
LAND SURVEY VOL. 47, PLAT 79

STATE OF OHIO
RICHARD
WILBUR
KLOCKNER
4370
REGISTERED
SURVEYOR

SURVEY OF 10.010 ACRES IN
STAUNTON TOWNSHIP FOR
RICHARD E. ROETH.

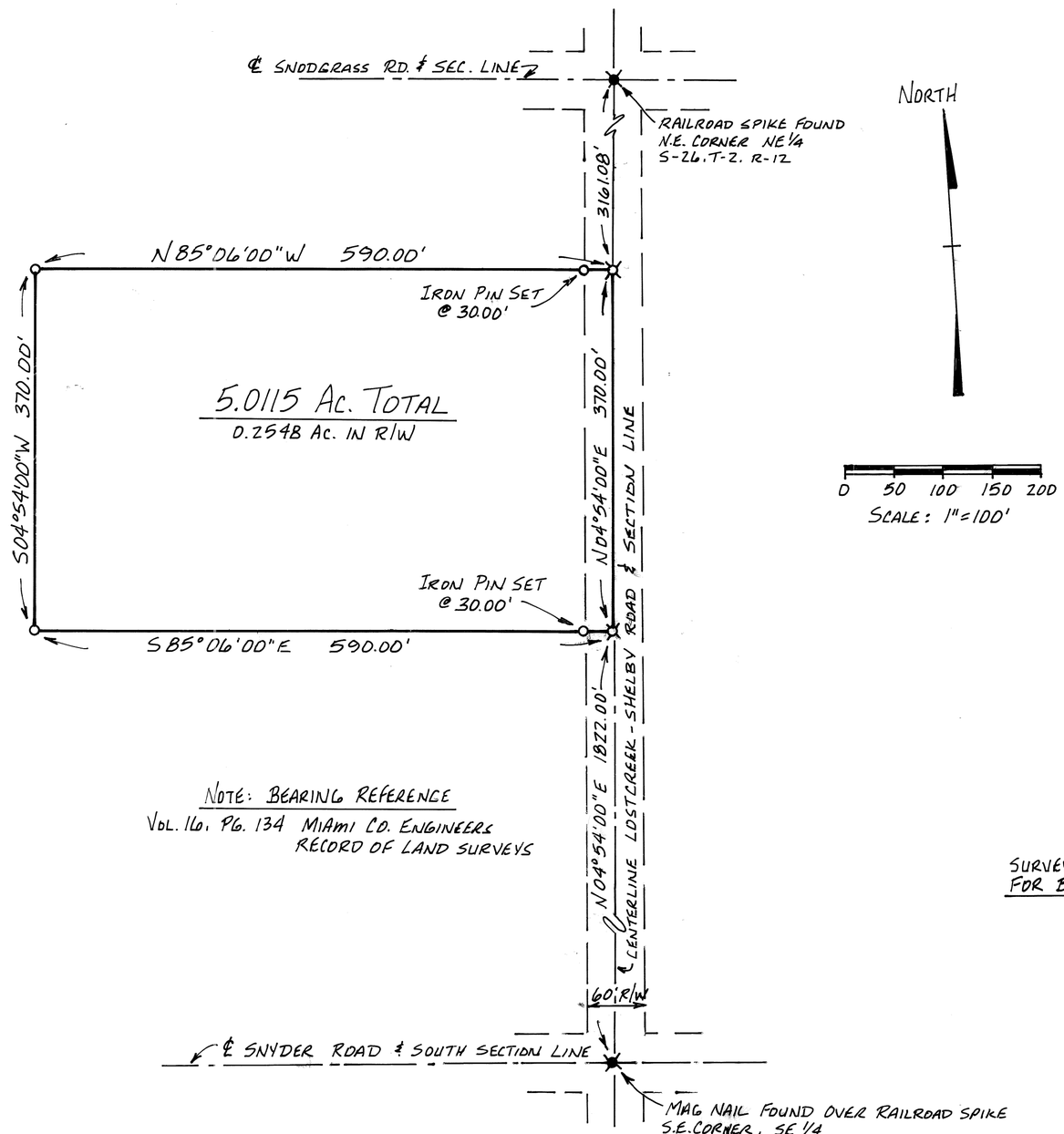
Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

2	12	S.E.	26	BROWN
TOWN	RANGE	QUARTER	SECTION	TOWNSHIP

VOLUME 48 PAGE 36
MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

DATE: MARCH, 29, 2004



NOTE: BEARING REFERENCE
VOL. 16, PG. 134 MIAMI CO. ENGINEERS
RECORD OF LAND SURVEYS

NORTH

0 50 100 150 200
SCALE: 1"=100'

LEGEND
- ○ IRON PIN SET
- ✖ RAILROAD SPIKE FOUND
- ⌧ MAG NAIL SET

REFERENCES
VOL. 40, PG. 99 } MIAMI CO. ENGINEERS
VOL. 16, PG. 134 } RECORD OF LAND SURVEYS
DEED REFERENCE: VOL. 739, PG. 380

SURVEY OF 5.0115 AC. TRACT IN SEC. 26, BROWN TWP.
FOR BRUCE & CAROL CRON

STATE OF OHIO
TEAFORD
7724
REGISTERED
PROFESSIONAL SURVEYOR

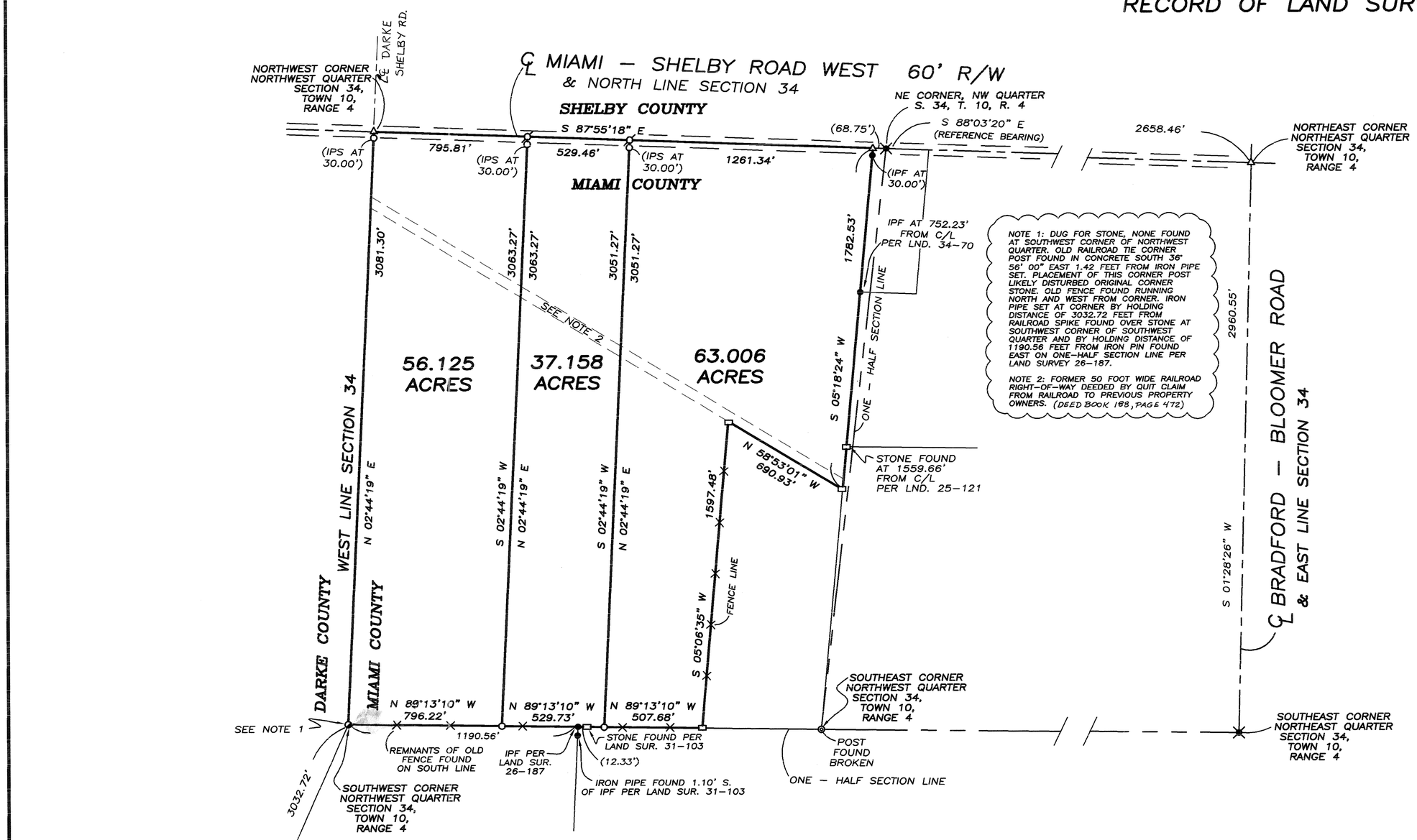
Neil E. Teaford 3-29-04

NEIL E. TEAFORD, P.S. # 7724
5260 TROY URBANA ROAD
CASSTOWN, OHIO 45312
937-339-4732

NEWBERRY TOWNSHIP | 34 NW 1/4 SECTION | 10 TOWN | 4 RANGE

VOLUME 48 PAGE 37

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:

VOLUME 2, PAGE 157
VOLUME 3, PAGE 253
VOLUME 25, PAGE 109
VOLUME 25, PAGE 121
VOLUME 26, PAGE 142
VOLUME 26, PAGE 187
VOLUME 28, PAGE 58
VOLUME 31, PAGE 103
VOLUME 34, PAGE 70

MIAMI COUNTY RECORDER'S DEED RECORDS:

VOLUME 191, PAGE 283
VOLUME 237, PAGE 656
VOLUME 687, PAGE 287
VOLUME 748, PAGE 486

LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ◕ IRON PIPE SET
- ⌀ MAG NAIL SET
- ✕ RAILROAD SPIKE FOUND
- □ STONE FOUND
- ◎ CORNER POST FOUND
- △ IRON PIN FOUND IN MONUMENT BOX

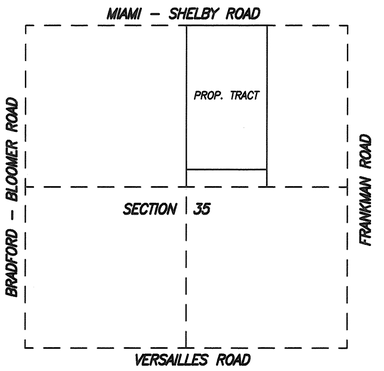
0 200 400 800

GRAPHIC SCALE IN FEET
1" = 400'

GOUBEAUX SURVEY
IN MIAMI COUNTY, OHIO ~ MARCH 13, 2004

STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

THOMAS R. ZECHMAN
OHIO REGISTERED PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773–9479



LOCATION MAP
NO SCALE

35 SECTION | 10 TOWN | 4 E RANGE | NEWBERRY CIVIL TOWNSHIP | MIAMI COUNTY

VOLUME 48 PAGE 38
MIAMI COUNTY ENGINEERS RECORD OF LAND SURVEYS

LEGEND

- ● IRON PIN SET ±30" LONG W/ SURVEYOR CAP
- ○ IRON PIN FOUND
- ⌀ IRON SPIKE FOUND
- □ MONUMENT BOX FOUND
- △ CORNER STONE FOUND
- ⌧ P.K. NAIL FOUND
- ( ) CALLED DIMENSION

SURVEY REFERENCE

1) LAND SUR. VOL. 27 PAGE 156
2) LAND SUR. VOL. 31 PAGE 106
3) LAND SUR. VOL. 35 PAGE 97
4) LAND SUR. VOL. 45 PAGE 32

STATE OF OHIO
LOUIS J. BERGMAN
7177
REGISTERED PROFESSIONAL SURVEYOR

SURVEYED BY: Louis J Bergman
LOUIS J. BERGMAN
REG. SURVEYOR #7177

DATE: 3-31-04

N

0 200' 400'

SCALE 1"=200'

MOTE & ASSOCIATES, INC.
ENGINEERS – LAND SURVEYORS
214 WEST 4th STREET
GREENVILLE, OHIO 45331
PHONE: (937) 548-7511
FAX: (937) 548-7484
E-MAIL: info@moteandassociatesinc.com
WEBSITE: www.moteandassociatesinc.com

SURVEY OF 2 TRACTS SECTION 35, NEWBERRY
ROLL TURKEY FARM, INC
MIAMI COUNTY OHIO

REVISIONS:

DATE: 3-31-04
DRAWN: L.J.B.
CHECKED: J.L.M.
JOB NO. MI03032104
DRAWING NO. 1C2162

STURWOLD ENTERPRISES, INC.
D.B. 556 PG. 68
(80.000 AC.)

N02°22'17"W 2989.43' (2989.52')

CORNER STONE FD.
S.W. COR. N.E. 1/4
SECTION 35. 2' WEST
OF WOOD COR. POST

320.57' (320.51')

IRON PIN FD.
N87°50'51"E 1.00'
FROM CORNER

N02°22'17"W 2668.86' (2669.01')

30.00'

P.K. NAIL FD./OVER SPIKE
N.W. COR. N.E. 1/4
SECTION 35.

GARY L. & JANE E. MOHLER
D.B. 623 PG. 239
(1.406 AC.)

TRACT #1
TOTAL AREA = 41.429 ACRES
RW AREA = 0.310 ACRES
NET AREA = 41.119 ACRES

ROLL TURKEY FARM, INC.
D.B. 597 PG. 22
(82.884 AC.)

S87°50'51"W 704.98'

N88°39'43"E (451.00')

S01°17'54"E
(245.00')

N88°39'43"E (250.00')

30.00'

N88°39'43"E (250.00')

30.00'

N01°17'54"W
(245.00')

N02°34'39"W 2413.97'

IRON PIN FD.
S40°19'34"E 0.14'
FROM CORNER

P.K. NAIL FD.
N88°39'43"E 0.11'
FROM CORNER

TRACT #2
TOTAL AREA = 41.429 ACRES
RW AREA = 0.485 ACRES
NET AREA = 40.944 ACRES

N88°39'43"E (703.56')

MIAMI - SHELBY ROAD 60' RW

N88°39'43"E 2798.56'
(ASSUMED BEARING D.B. 597 PG. 22)

S87°45'16"W 2701.61' (2702.50')

1350.73' (1351.61')

AUGUST & DENISE OTTE
D.B. 537 PG. 519 (31.002 AC.)

S87°50'51"W 1356.49' (1357.31')

S87°50'51"W 651.51'

S01°20'11"E 2649.14' (2649.02')

318.41' (319.03')

(212.00')

1115.90' (1115.80')

IRON PIN FD.
0.70' EAST OF LINE

1321.24' (1321.63')

30.00'

N88°39'43"E (1394.00')

(1350.89')

AUGUST & DENISE OTTE
D.B. 537 PG. 519
(35.000 AC.)

FRANK C. GRIESHOP
D.B. 706 PG. 914
(40.496 AC.)

FRANKMAN ROAD

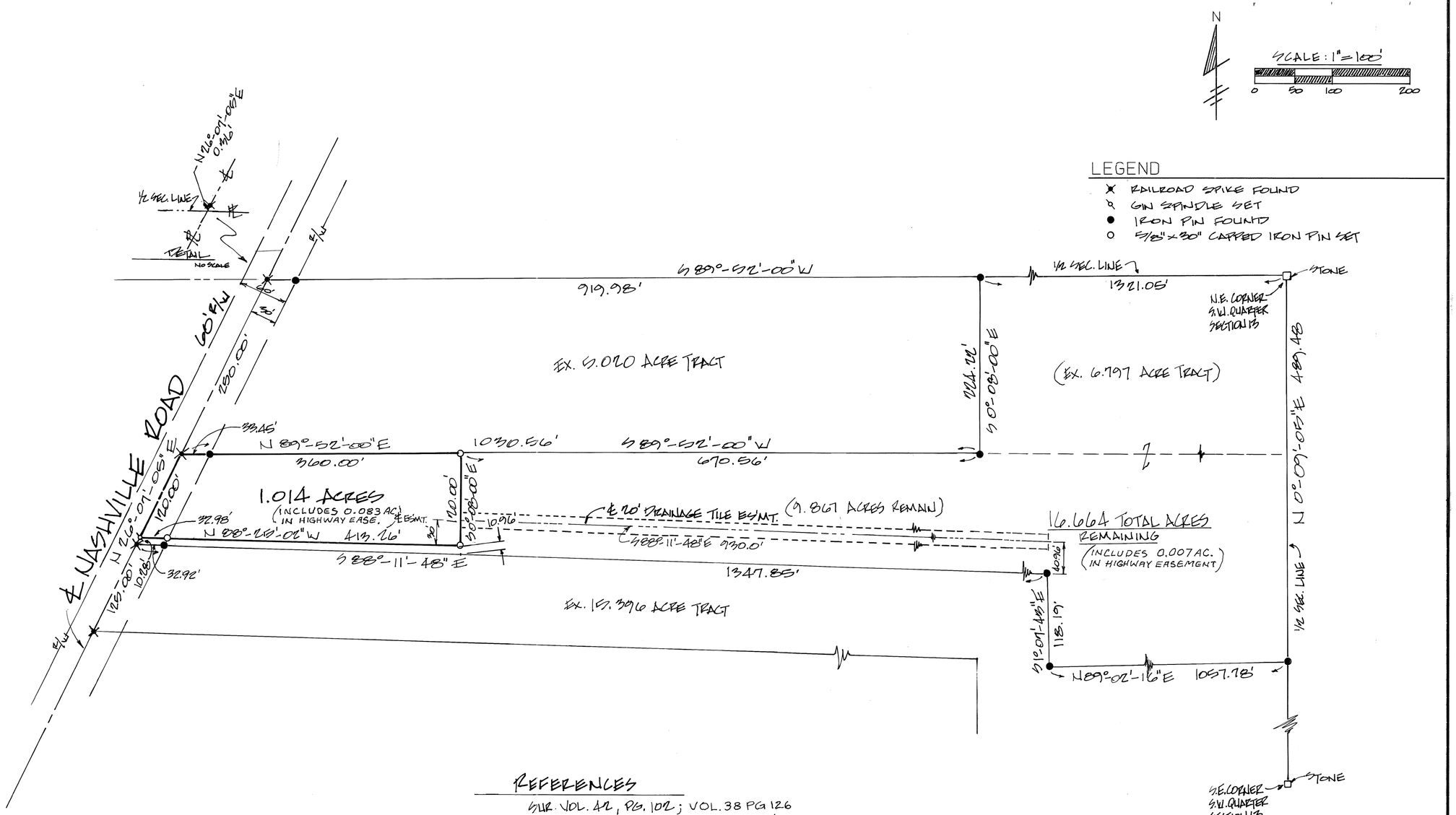
S00°29'41"E 2946.47' (2946.73')

IRON SPIKE FOUND
S.E. COR. N.E. 1/4
SECTION 35.

IRON PIN FOUND
IN MONUMENT BOX
N.E. COR. N.E. 1/4
SECTION 35.

6	5E	13 SW1/4	MONROE	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 39
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



REFERENCES
SUR. VOL. 42, PG. 102; VOL. 38 PG 126
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

SURVEY OF 1.014 ACRES
FOR JEFF WHEELER

APPROVED
Subject To Zoning Approval
By Nate Pedner R.S.
Date 4-8-2004
Miami County Health District

APPROVED
Miami County Planning Commission
Date Apr 13, 2004 (1.014 ac)
Secretary [signature]

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L CHRISTIAN
MIAMI COUNTY ENGINEER
Donald R Hamann Jr. 3/24/04
DEPUTY DATE

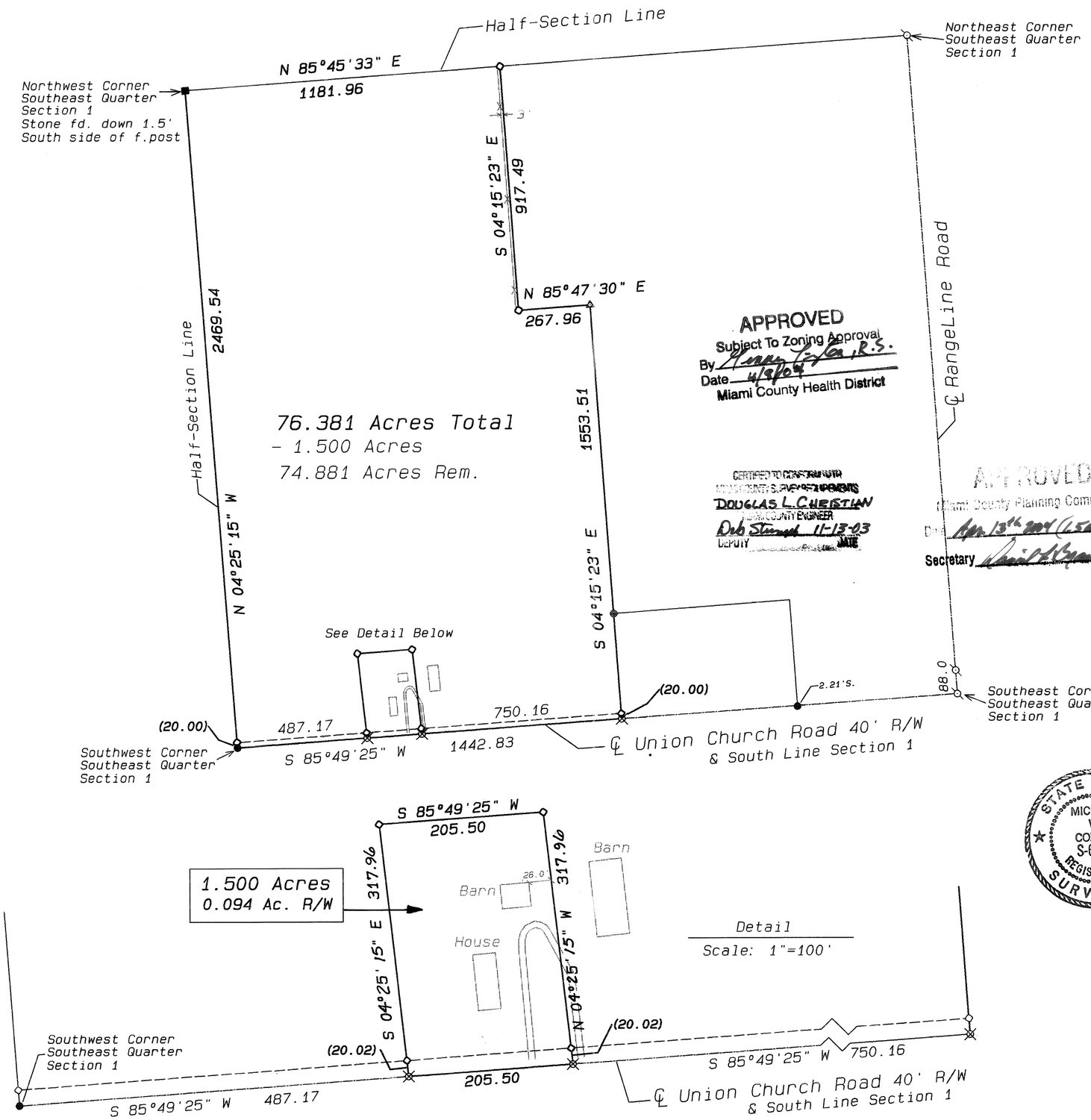
STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED
SURVEYOR

Michael W. Cozatt 3-03-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 03904

9	4E	1-S.E.1/4	NEWBERRY	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 40
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



Detail
Scale: 1"=100'

APPROVED
Subject To Zoning Approval
By [signature], R.S.
Date 4/9/04
Miami County Health District

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Deb Stumph 11-13-03
DEPUTY DATE

APPROVED
Miami County Planning Commission
Date Apr. 13th 2004 (1.5 ac to)
Secretary [signature]

N

Scale: 1"=300'

0 150 300 600

Basis of bearings:
Land Sur.Vol.44 Pg.98
Centerline of Union Church Rd.
Bearing S 85°49'25" W

LEGEND

- ● Iron Pin Found
- Mag Nail Set (over pin or spike)
- △ Wood Fence Post
- ◉ Metal Pipe Post
- ■ Stone Found
- Gin Spindle Set
- ◇ 5/8"ø Capped Iron Pin Set (Cozatt S6001)

REFERENCES

Sur.Vol.9	Pg.100	Miami County Engineer's Record of Land Surveys
Sur.Vol.44	Pg.24	
Sur.Vol.44	Pg.98	
D.B.727	Pg.785	Miami County Recorder's Deed Records

Survey of 76.381 acres and split of 1.500 acres for Morris Franke

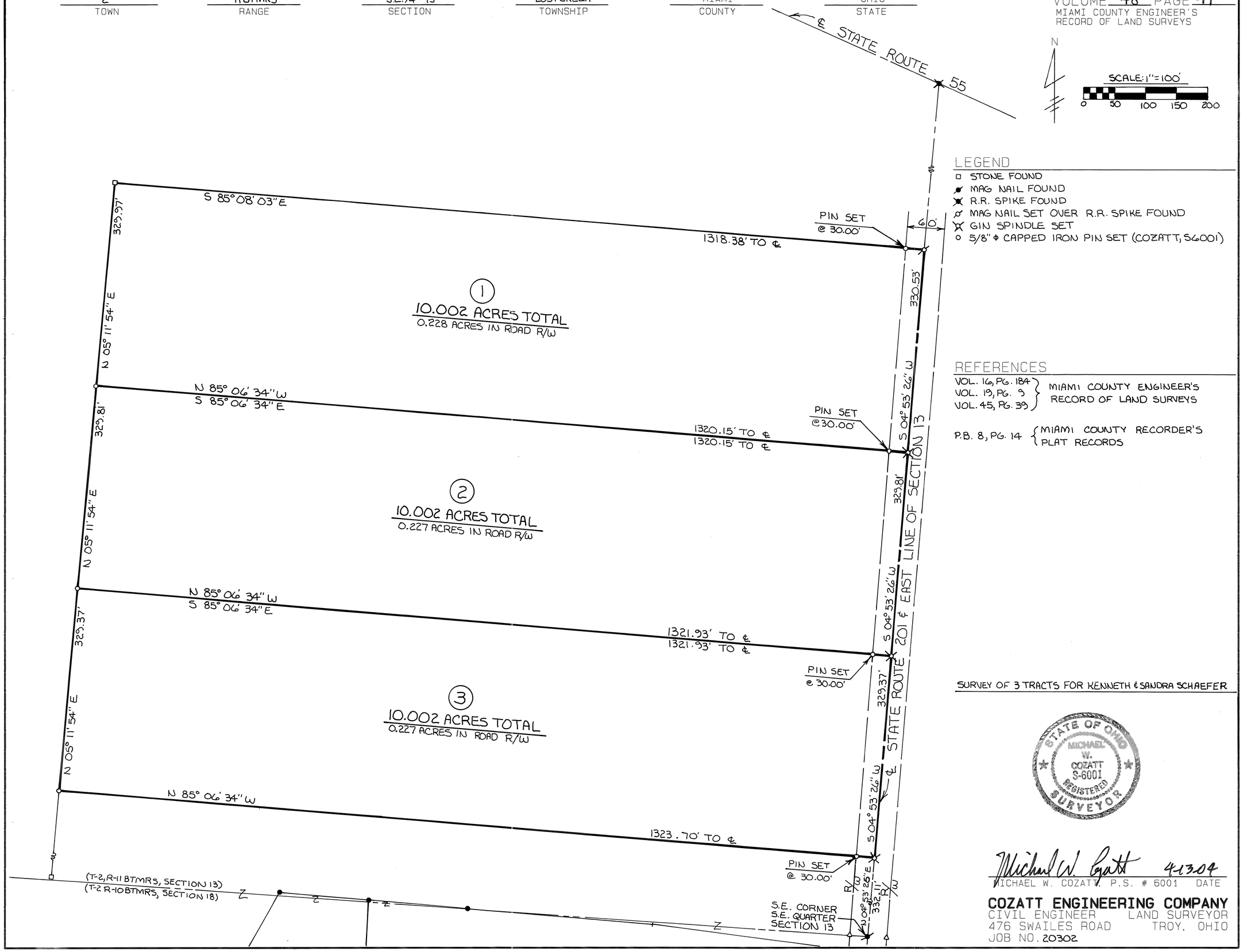
STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

[signature] 11-01-03
Michael W. Cozatt Date

Cozatt Engineering Company
Civil Engineer Land Surveyor
476 Swailes Rd. Troy, Ohio 45373
Job No.32703 Ph. (937)-339-2921
Pio: tm\franke.pro

2	11BTMRS	S.E.1/4~13	LOSTCREEK	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 41
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



LEGEND

- □ STONE FOUND
- MAG NAIL FOUND
- R.R. SPIKE FOUND
- MAG NAIL SET OVER R.R. SPIKE FOUND
- GIN SPINDLE SET
- ○ 5/8" Φ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 16, PG. 184
VOL. 19, PG. 9
VOL. 45, PG. 39
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

P.B. 8, PG. 14 { MIAMI COUNTY RECORDER'S PLAT RECORDS

SURVEY OF 3 TRACTS FOR KENNETH & SANDRA SCHAEFER

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED
SURVEYOR

Michael W. Cozatt 4-13-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 20302

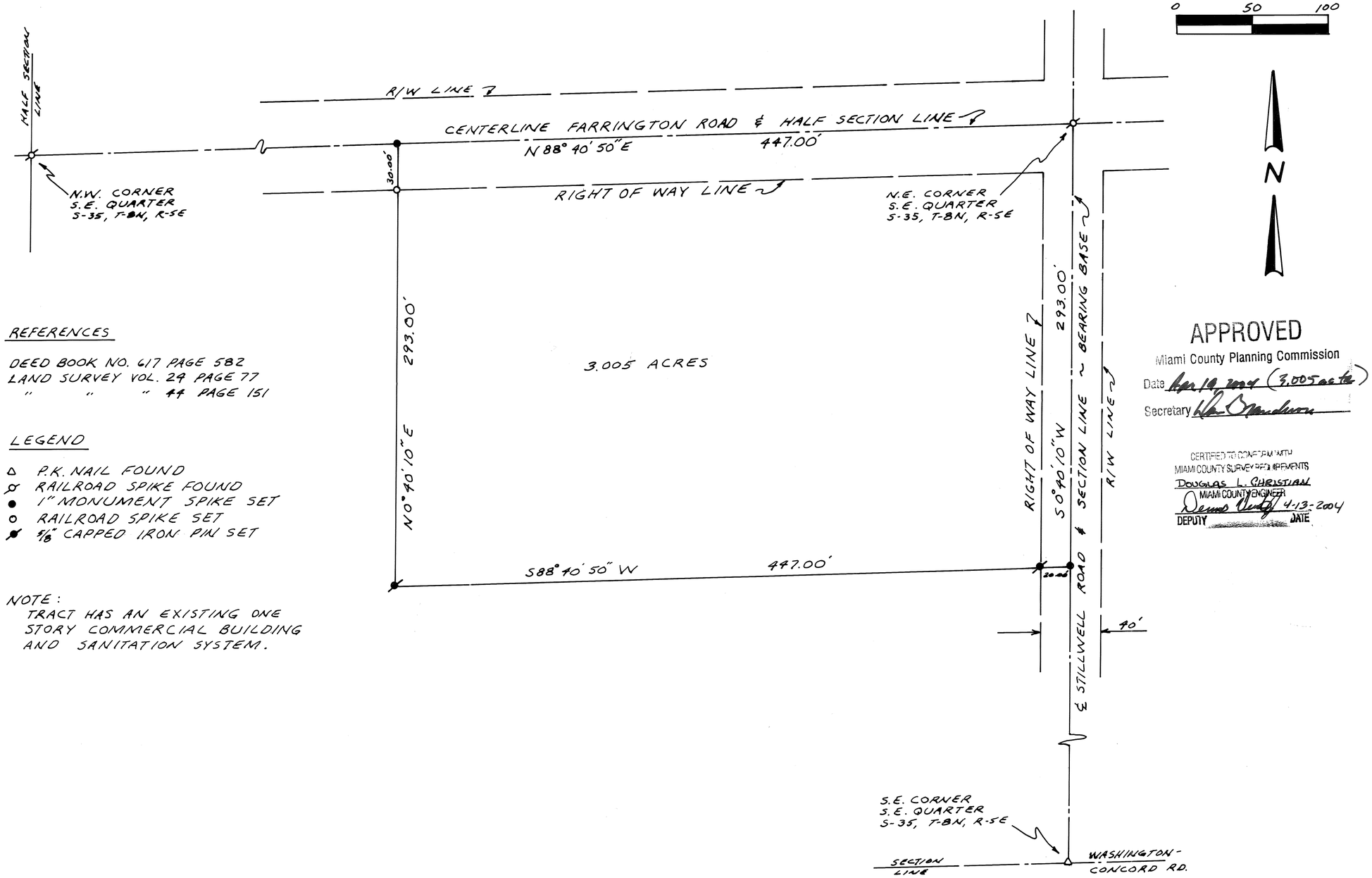
8 N	5 E	35	S.E.	WASHINGTON
TOWN	RANGE	SECTION	QUARTER	TOWNSHIP

VOLUME NO. 48 PLAT NO. 42
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

APRIL, 2004

SCALE 1 INCH = 50 FEET

0 50 100



APPROVED
Miami County Planning Commission
Date Apr 19 2004 (3.005 acres)
Secretary

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY RECORDS & IMPROVEMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY DATE 4-13-2004

REFERENCES

DEED BOOK NO. 617 PAGE 582
LAND SURVEY VOL. 29 PAGE 77
" " " 44 PAGE 151

LEGEND

- △ P.K. NAIL FOUND
- ⊗ RAILROAD SPIKE FOUND
- ● 1" MONUMENT SPIKE SET
- ○ RAILROAD SPIKE SET
- ⊘ 5/8" CAPPED IRON PIN SET

NOTE:
TRACT HAS AN EXISTING ONE STORY COMMERCIAL BUILDING AND SANITATION SYSTEM.

STATE OF OHIO
MICHAEL HENRY TREON
5621
REGISTERED SURVEYOR

SURVEY FOR
DOUG BURNS

MICHAEL H. TREON TROY, OHIO

Michael H. Treon

REGISTERED SURVEYOR NO. 5621

35 (NE & SE 1/4 S)
36 (NW 1/4)
SECTION

9
TOWN

5
RANGE

WASHINGTON
TOWNSHIP

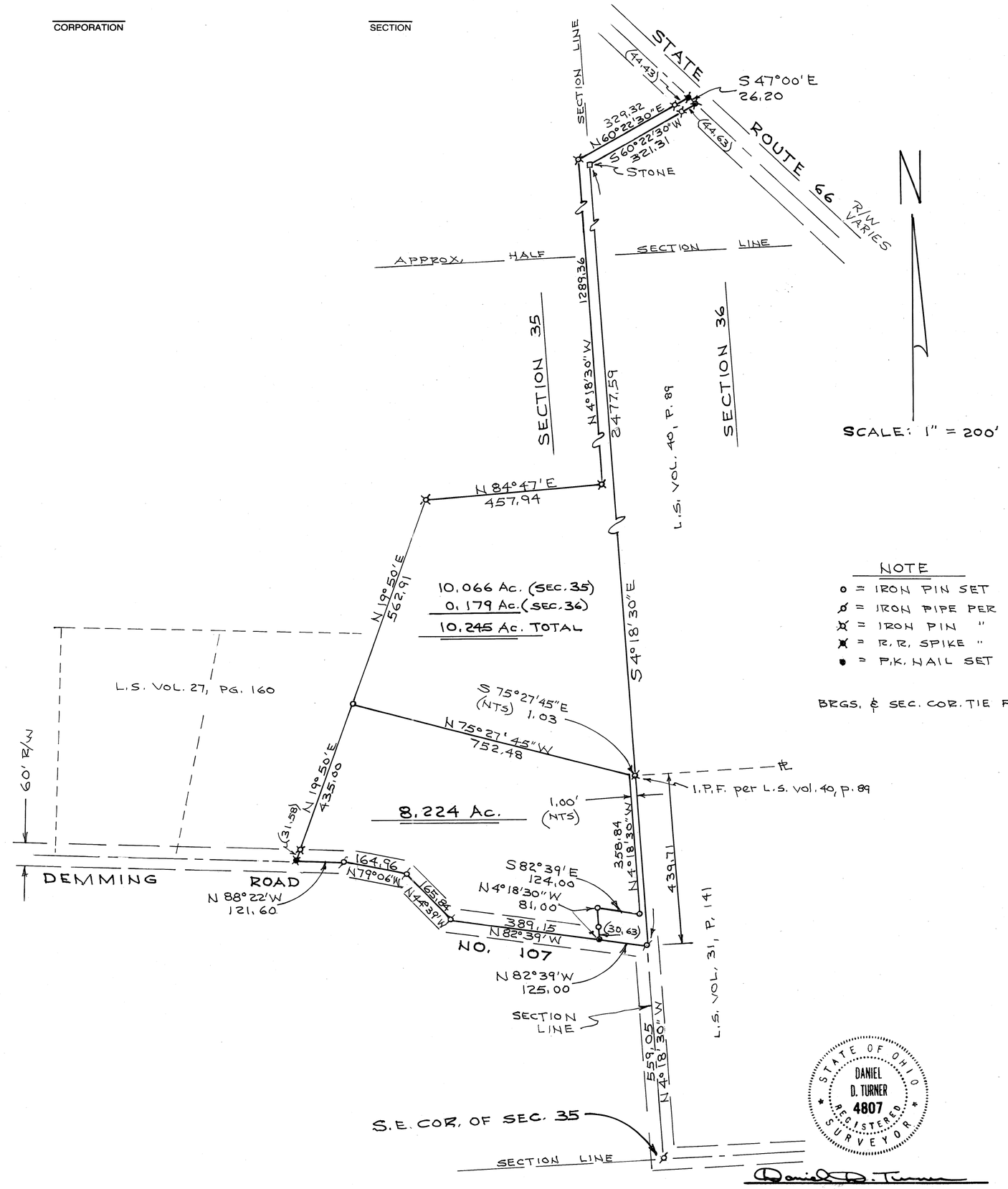
CORPORATION

SECTION

VOL. 48 PLAT NO. 43

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 200 FEET



NOTE

- o = IRON PIN SET
- ø = IRON PIPE PER L.S. VOL. 18, PG. 111
- ⊗ = IRON PIN " " " " "
- ✖ = R.R. SPIKE " " " " "
- ● = P.K. NAIL SET

BEGS. & SEC. COR. TIE PER L.S. VOL. 18, PG. 111

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF TWO TRACTS
FOR
STEVEN & CAROL MATTHEWS
PIQUA-OHIO

DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	D.T.	SHEET NO.
APRIL-2004	TRACKED BY		1/1
FILE NO. 90304	CHECKED BY	D.T.	

VOL. 48 PLAT NO. 44

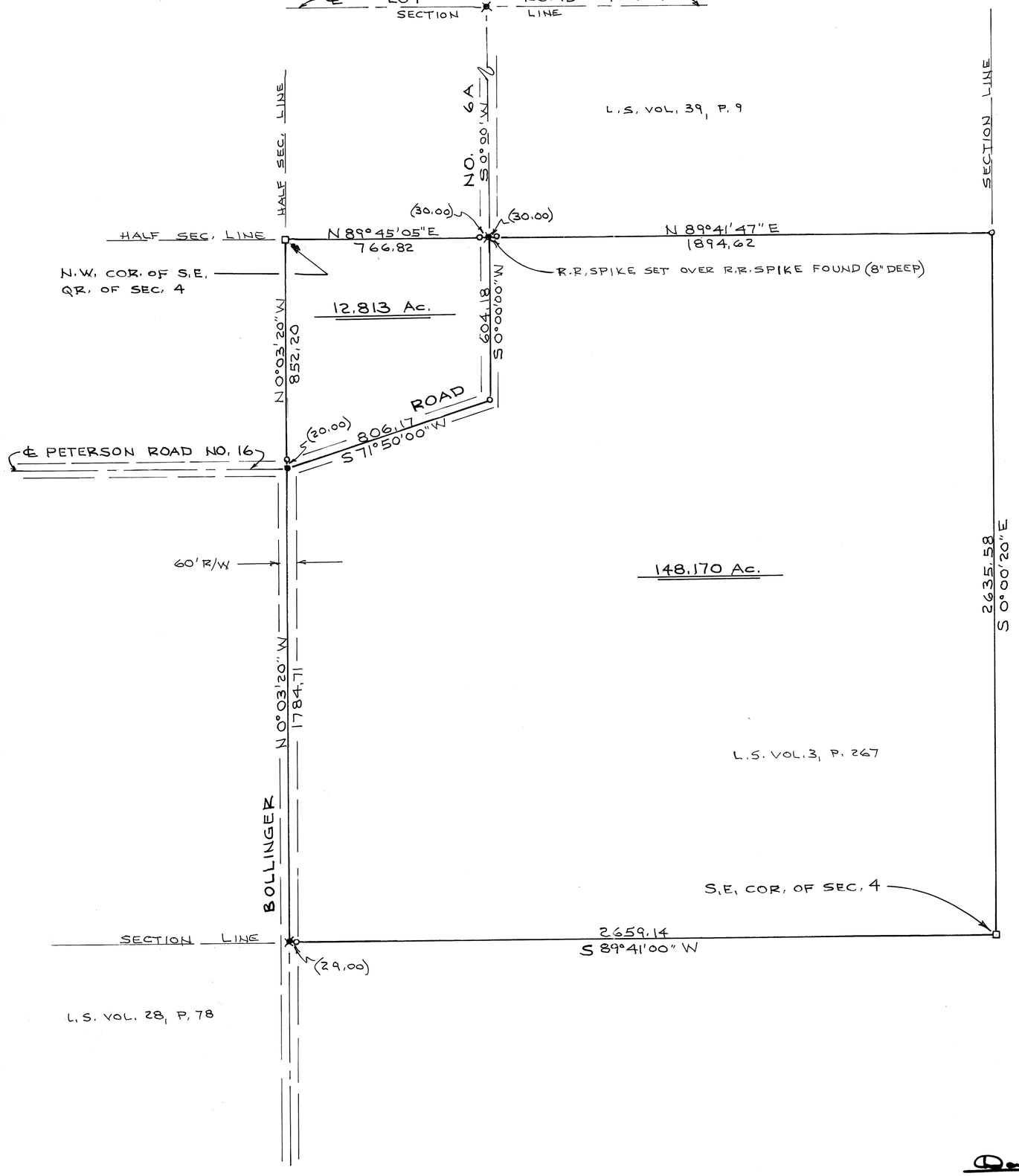
MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 300 FEET

4 (S.E. 1/4) SECTION | 2 TOWN | 11 RANGE | LOSTCREEK TOWNSHIP

CORPORATION | SECTION

℄ LOY SECTION ROAD NO. 17 LINE





SCALE: 1" = 300'

NOTE

- o = IRON PIN SET
- ● = P.K. NAIL SET
- ✱ = R.R. SPIKE FOUND
- □ = STONE FOUND

BASIS OF BRGS.: L.S. VOL. 39, P. 9

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

SURVEY OF TWO TRACTS
FOR
JOE DUER
TIPP CITY-OHIO

DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	D.T.	SHEET NO.
APRIL-2004	TRACKED BY		1/1
FILE NO. 070304	CHECKED BY	D.T.	

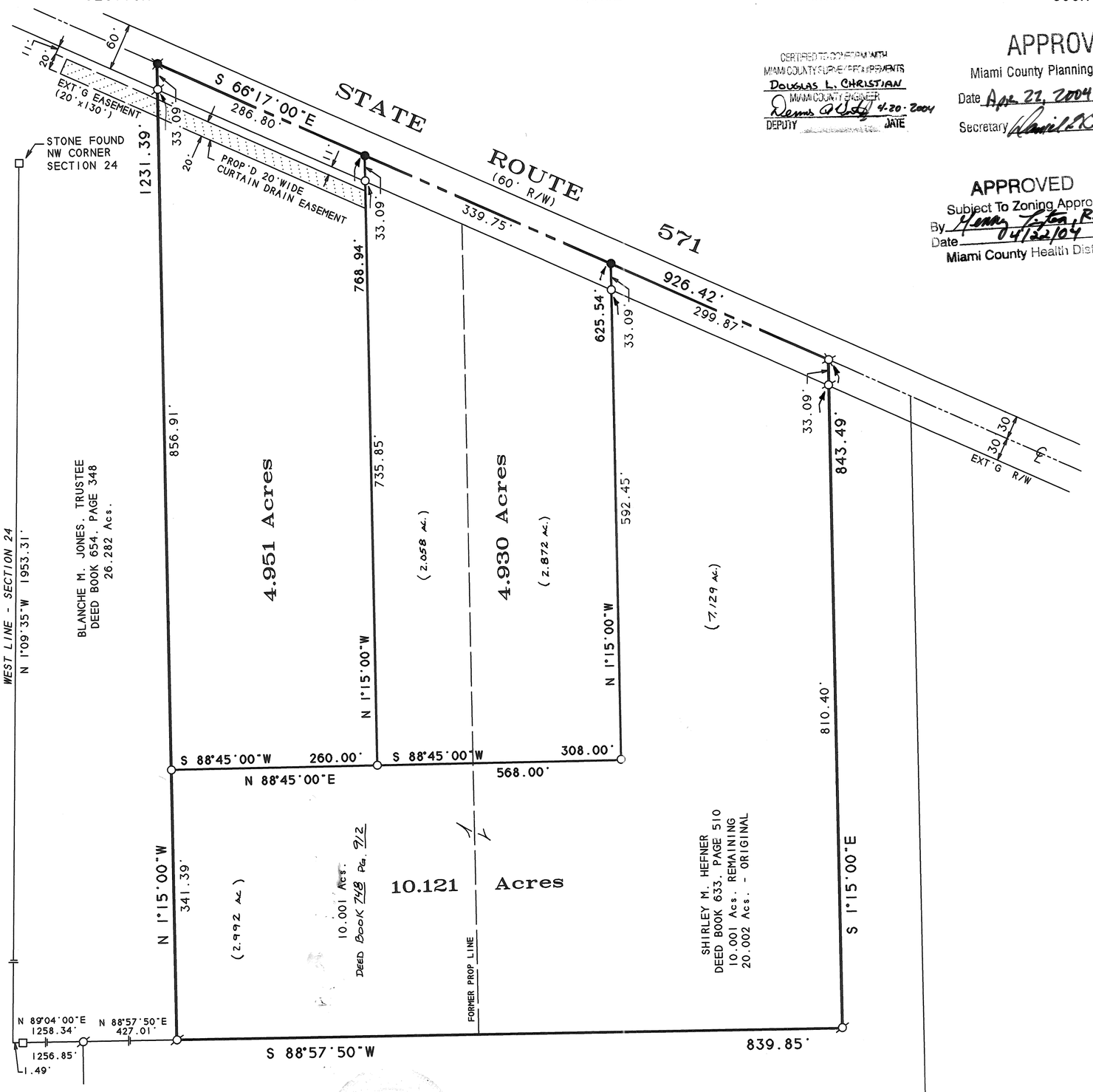
VOLUME 48 PAGE 45
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

NW 24	6	5 EAST	MONROE	MIAMI
SECTION	TOWN	RANGE	TOWNSHIP	COUNTY

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEYOR'S REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY DATE 4-20-2004

APPROVED
Miami County Planning Commission
Date Apr. 22, 2004
Secretary

APPROVED
Subject To Zoning Approval
By R.S.
Date 4/22/04
Miami County Health District



NORTH
W E
S

0' 100' 200' 300'
GRAPHIC SCALE
1"=100'

BEARINGS MADE TO AGREE WITH THE BEARINGS REPORTED IN VOLUME 46, PAGE 8 OF THE MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

LEGEND

- ○ — IRON PIN SET (5/8"x30")
- ⌀ — IRON PIN FOUND (5/8"DIA)
- ● — MAG NAIL SET
- ⌀ — RR SPIKE FOUND
- □ — STONE FOUND
- ■ — MAG NAIL FOUND

SURVEY REFERENCES

VOLUME 38, PAGE 17
VOLUME 46, PAGE 8

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

OWNERS

~~DONALD R. & SUSAN K. FOSNIGHT~~
~~DEED BOOK 715, PAGE 663~~

SHIRLEY M. HEFFNER
DEED BOOK 633, PAGE 510
748 PAGE 912

JACK & SHIRLEY M. HEFFNER
DEED BOOK 590, PAGE 101
28.259 Acs. - NW QUARTER

OCCUPATION

FOSNIGHT PROPERTY IS IMPROVED WITH A HOUSE, WELL, DRIVEWAY & SEPTIC SYSTEM
HEFFNER PROPERTY IS VACANT. OCCUPATION BY USE APPEARS CONSISTENT WITH OWNERSHIP

PLAT OF SURVEY

-FOR-

DONALD & SUSAN FOSNIGHT
STEVE & ELISA JOHNSON
& SHIRLEY M. HEFFNER

MONROE TOWNSHIP, MIAMI COUNTY,
OHIO

MARCH 25, 2004

THOMAS WINEMILLER & ASSOCIATES, INC.

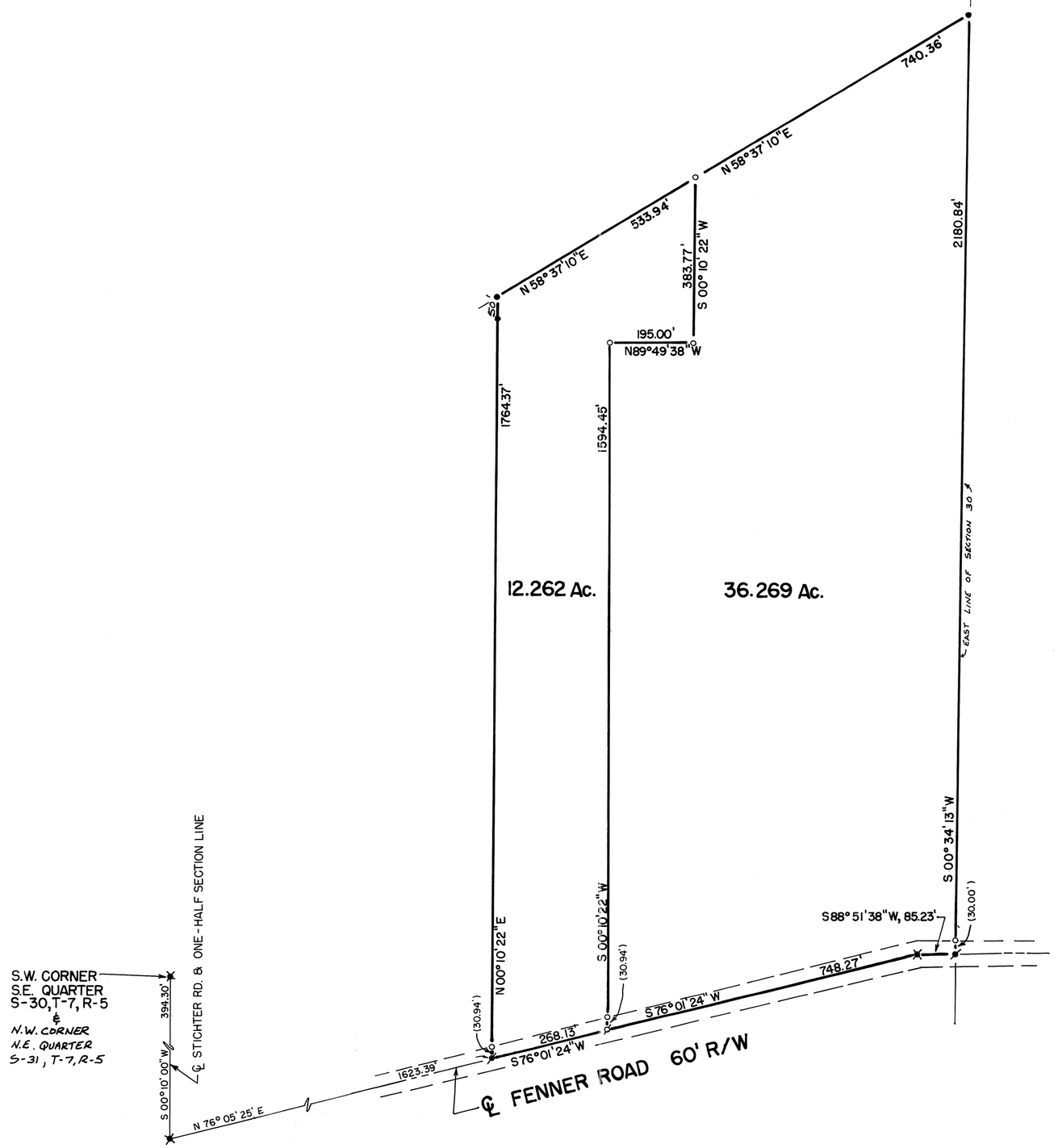
DAVID R. WINEMILLER
OHIO REGISTERED LAND SURVEYOR No. 7197

THOMAS WINEMILLER & ASSOCIATES, INC.
CIVIL ENGINEERS - LAND SURVEYORS
34 EAST NATIONAL ROAD
VANDALIA, OHIO 45377
(937)-898-5862
FAX: 898-5716

7	5	30	S.E.	NEWTON
TOWN	RANGE	SECTION	QUARTER	TOWNSHIP

VOLUME 48 PAGE 46
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

DATE: APRIL 5, 2004



N

0 100' 200' 300' 400'

SCALE: 1" = 200'

LEGEND
- ● IRON PIN FOUND
- ○ IRON PIN SET
- ✕ RAILROAD SPIKE FOUND
- ✕ MAG NAIL FOUND
- ✕ MAG NAIL SET

REFERENCE
LAND SURVEY 39 PG. 160

SURVEY OF 2 TRACTS, NEWTON TWP.
FOR RUTH ANN BECK & BRENT HODGES.

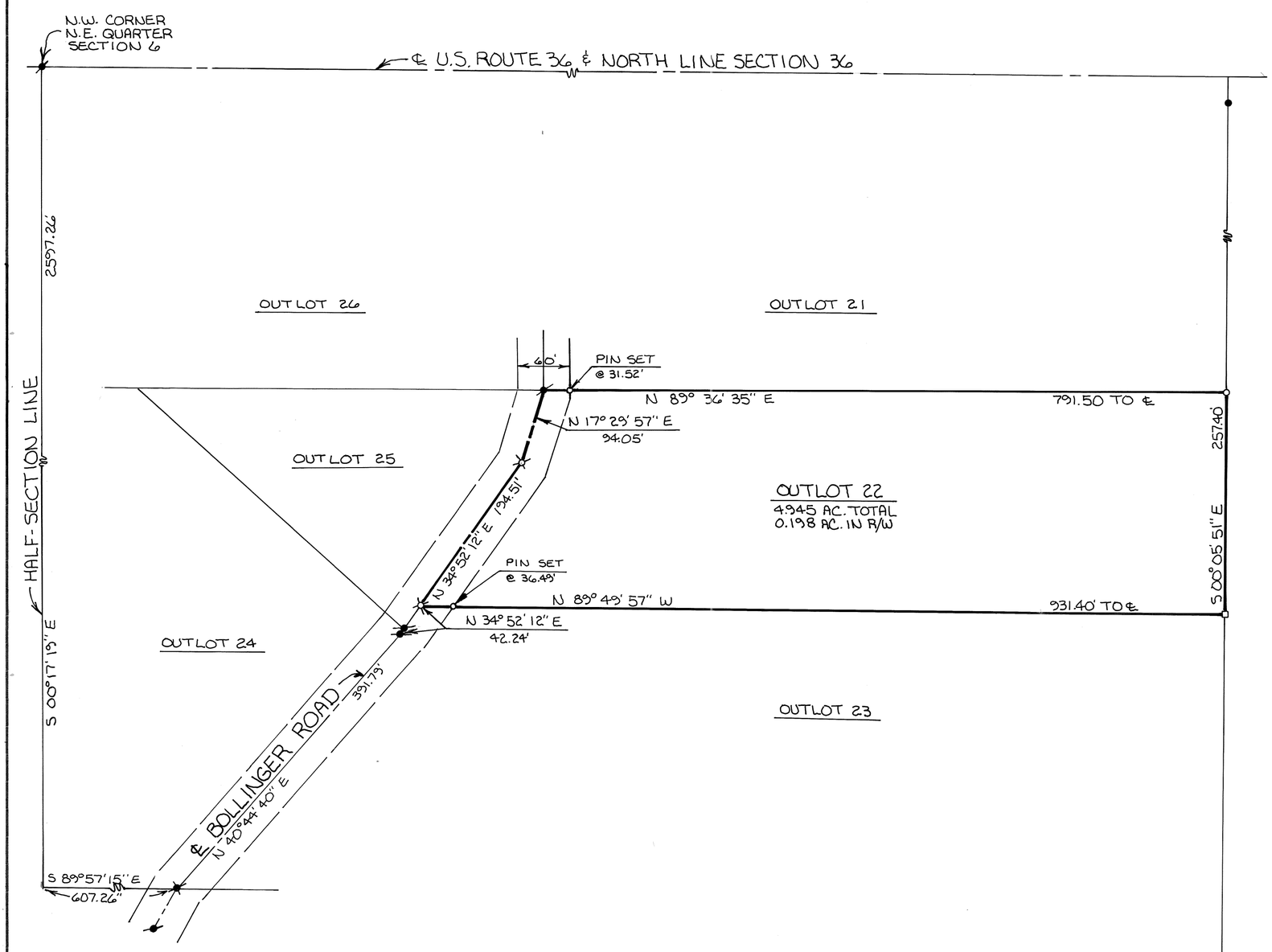
STATE OF OHIO
RICHARD
WILBUR
KLOCKNER
4370
REGISTERED
PROFESSIONAL SURVEYOR

Richard W Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOCIATES, INC.
CIVIL ENGINEERING & LAND SURVEYING
16 EAST WATER STREET
TROY, OHIO 45373 (937) 339-5331

2	11BTMRS	NE 1/4 ~ 6	BROWN	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE
		22	LENA		
		OUTLOT	UNINCORPORATED VILLAGE		

VOLUME 48 PAGE 47
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



N

SCALE: 1" = 100'
0 50 100 150 200

LEGEND

- □ STONE FOUND
- ● IRON PIN FOUND
- ✓ MAG NAIL FOUND
- ✖ GIN SPINDLE FOUND
- ⌶ GIN SPINDLE SET
- ○ 5/8" ϕ CAPPED IRON PIN SET (COZATT, 56001)

REFERENCES

- VOL. 8, PG. 177; VOL. 13, PG. 99; VOL. 24, PG. 27 } MIAMI COUNTY ENGINEER'S RECORD OF LOT SURVEYS
- VOL. 34, PG. 97; VOL. 39, PG. 29 } MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS
- P.B. 4, PG. 58 { MIAMI COUNTY RECORDER'S PLAT RECORDS

SURVEY OF OUTLOT 22 IN THE VILLAGE OF LENA.
FOR DAVID KIRCHNER.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 4-20-04
MICHAEL W. COZATT, P.S. # 6001 DATE

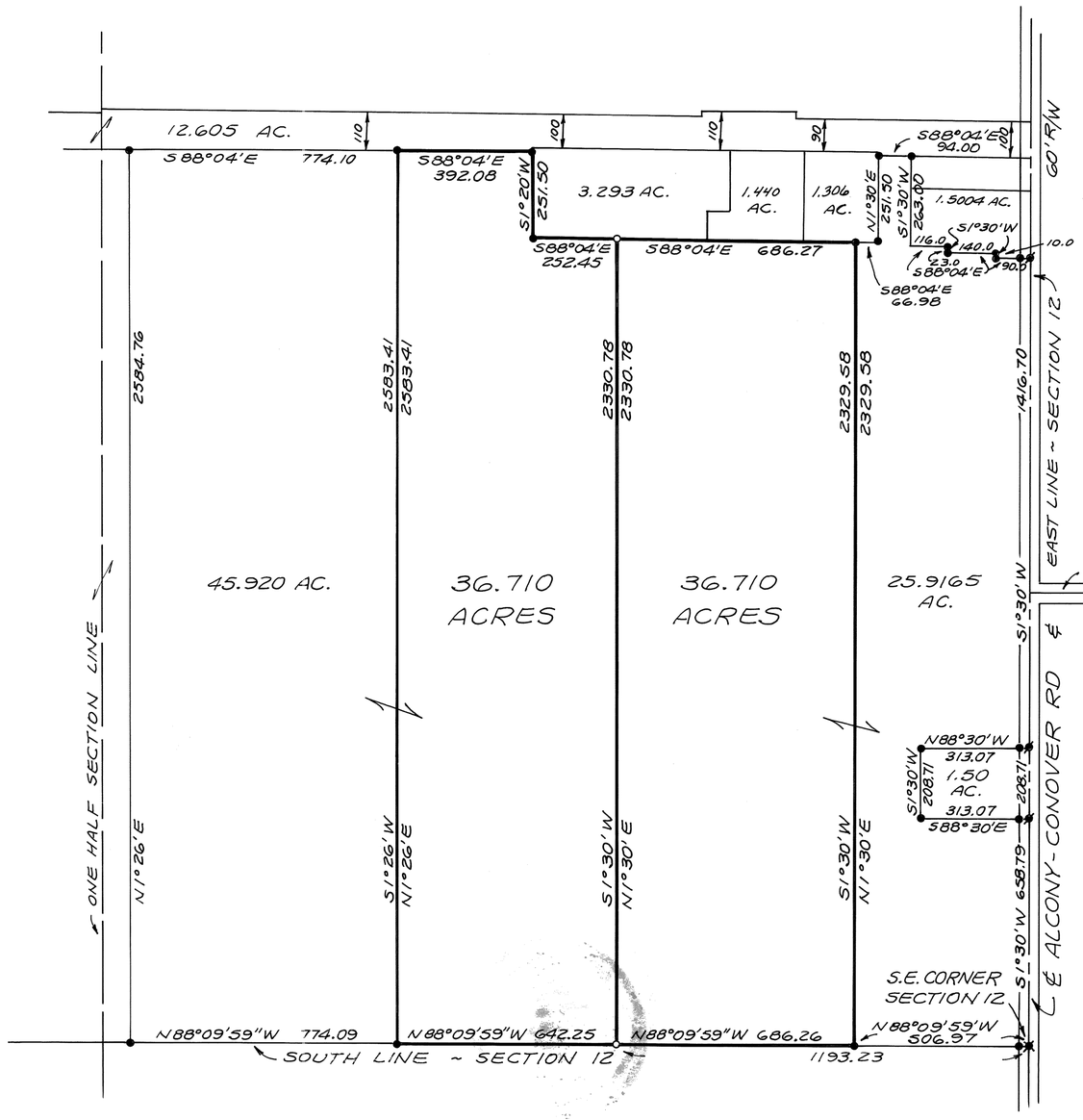
COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO

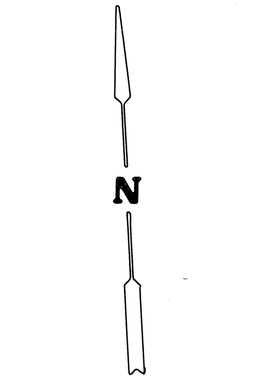
JOB NO. 11404

BROWN / TOWNSHIP | S.E. QTR ~ 12 / SECTION | 2 / TOWN | 11 / RANGE

VOLUME 48 PLAT 48
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 5 APRIL, 2004





0 100 300
50 200 600
SCALE: 1" = 300'

LEGEND
- ● = IRON PIN FOUND
- ○ = IRON PIN SET
- ✖ = RAILROAD SPIKE FOUND
- ✖ = P-K NAIL FOUND

REFERENCE
LAND SURVEY VOL. 15, PLAT 69
LAND SURVEY VOL. 35, PLAT 58
LAND SURVEY VOL. 38, PLAT 124

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Dennis O. Hendrix 4-15-2004
DEPUTY DATE

CERTIFICATION
This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County. 36.710 & 36.710 ac. tr.

Secretary
Miami County Planning Commission

STATE OF OHIO
RICHARD W. KLOCKNER
6370
REGISTERED
SURVEYOR

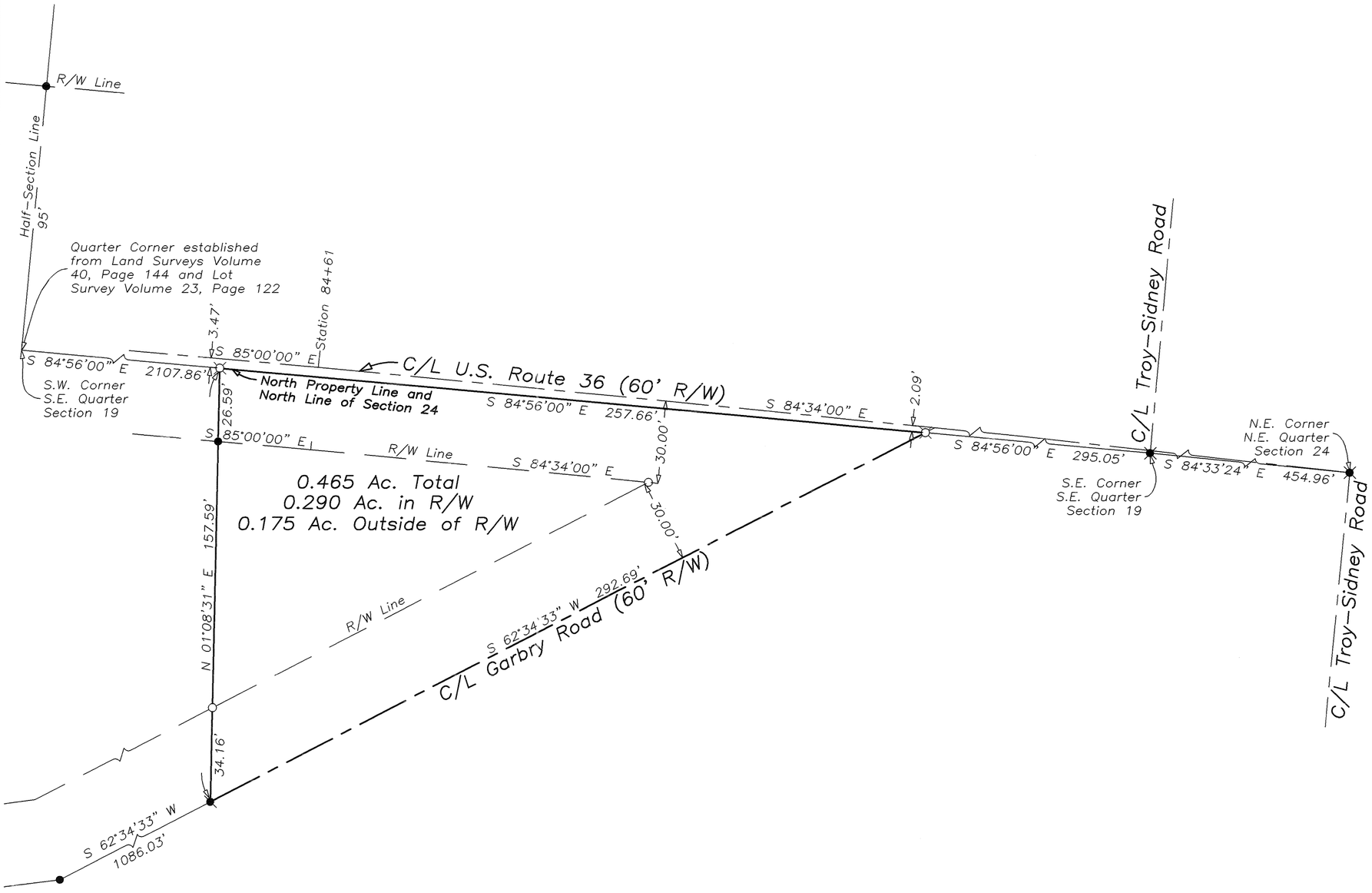
SURVEY OF DIVISION OF 73.42 ACRES
IN BROWN TOWNSHIP TO JERRY
FILBRUN AND LOWELL FILBRUN.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

1	11 BTMRS	24 NE ¼	SPRINGCREEK	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 49
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



LEGEND

- ● IRON PIN FOUND
- ○ 5/8" CAPPED IRON PIN SET (COZATT, S6001)
- ◔ P.K. NAIL FOUND
- ⊘ MAG NAIL SET
- ◉ R.R. SPIKE FOUND
- ⊗ GIN SPINDLE SET

REFERENCES

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
VOLUME 42, PAGE 4
VOLUME 40, PAGE 144
MIAMI COUNTY ENGINEER'S
RECORD OF LOT SURVEYS
VOLUME 23, PAGE 122
MIAMI COUNTY RECORDER'S
DEED RECORDS
DEED VOL. 746, PAGE 486

SURVEY OF 0.465 Ac.
FOR BENEFICIAL MORTGAGE

STATE OF OHIO
MICHAEL W. COZATT S-6001
REGISTERED PROFESSIONAL SURVEYOR

Michael W. Cozatt 4-21-04
MICHAEL W. COZATT
P.S. #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 11904 — (937)-339-2921

File Name: C:\Surveys\2004\04119 Beneficial.dwg
Drawn by: RES ~ Checked by: MWC

7	6	31 NW ¼ & 31 NE ¼	WASHINGTON	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 50
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

CERTIFICATION OF REGISTRATION

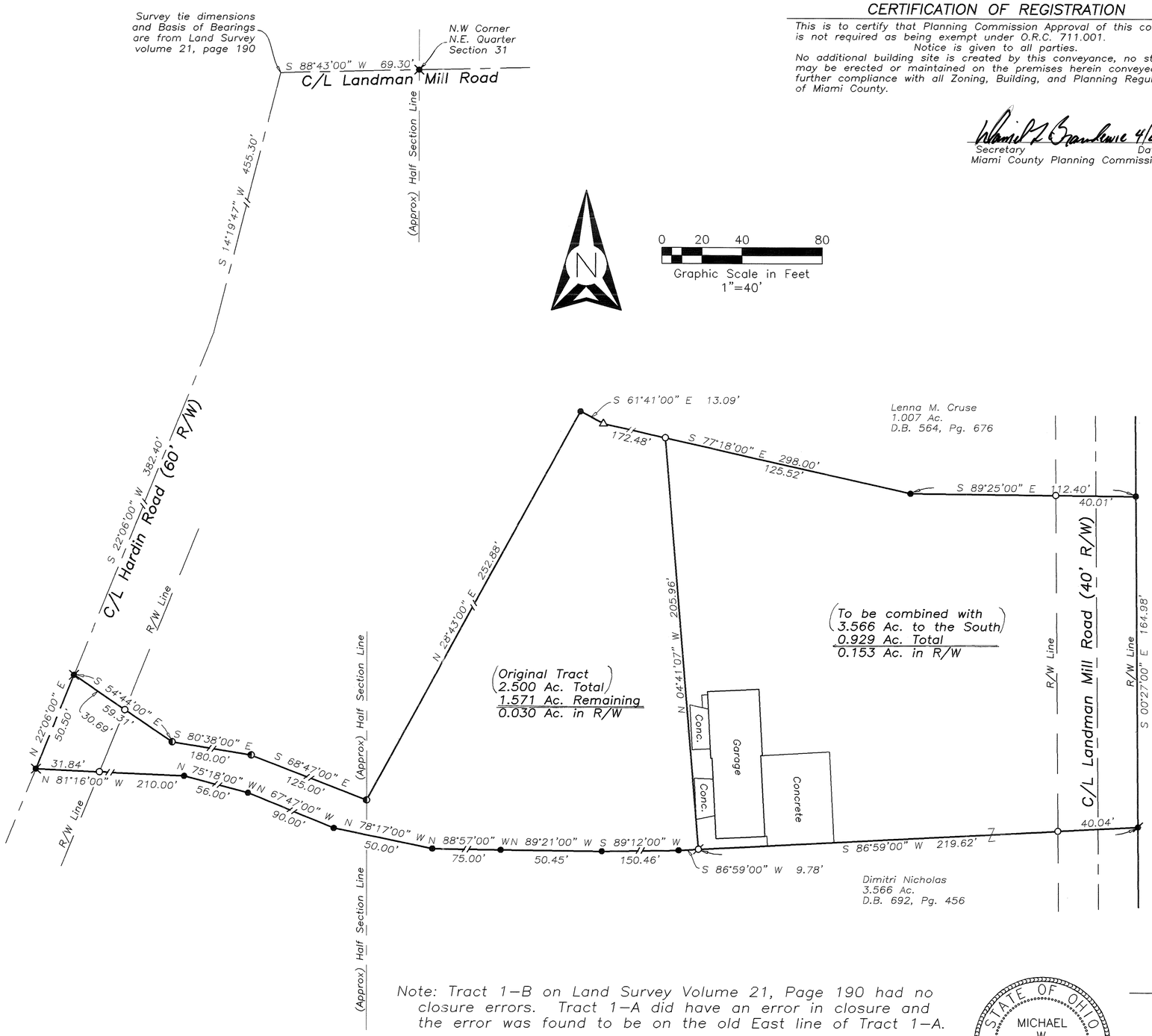
This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building, and Planning Regulations of Miami County.

Secretary Date
Miami County Planning Commission

CERTIFIED TO COMFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS

Douglas L. Christian
Miami County Engineer

Deputy Engineer Date



LEGEND

- ● IRON PIN FOUND
- ◐ IRON PIPE FOUND
- ○ 5/8" CAPPED IRON PIN SET (COZATT, S6001)
- ⌀ MAG NAIL FOUND
- ⌀ MAG NAIL SET
- ✖ R.R. SPIKE FOUND
- ✖ GIN SPINDLE FOUND
- ⌧ GIN SPINDLE SET
- □ STONE FOUND
- △ FENCE POST FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
VOLUME 21, PAGE 190
(Basis of Bearings)
VOLUME 14, PAGE 184

SPLIT OF 0.929 Ac.
FOR DIMITRI NICHOLAS

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 4-14-04
MICHAEL W. COZATT
P.S. #6001

Note: Tract 1–B on Land Survey Volume 21, Page 190 had no closure errors. Tract 1–A did have an error in closure and the error was found to be on the old East line of Tract 1–A.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED PROFESSIONAL SURVEYOR

COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 36103 — (937)–339–2921
File Name: C:\Surveys\2003\03361 Nicholas.dwg
Drawn by: RES ~ Checked by: MWC

9	4E	NW 1/4-26	NEWBERRY	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 51
MIAMI COUNTY ENGINEER'S
RECORD OF **LAND** SURVEYS

LEGEND

- ● IRON PIN FOUND
- ✖ R.R. SPIKE FOUND
- ✖ MAG NAIL FOUND
- □ STONE FOUND
- △ CONCRETE R/W MON. FOUND
- ⊗ MAG NAIL SET
- ○ 5/8" ø CAPPED IRON PIN SET (COZATT, S6001)
- —X—X— EXISTING FENCE LINE

REFERENCES

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS
- VOL. 3, PG. 90
- VOL. 25, PG. 8
- VOL. 25, PG. 25
- VOL. 29, PG. 52
- VOL. 30, PG. 123
- VOL. 31, PG. 82
- VOL. 40, PG. 143A
- VOL. 46, PG. 108
- VOL. 47, PG. 95
- VOL. 48, PG. 28

MIAMI COUNTY RECORDER'S DEED RECORDS
- D.B. 48, PG. 614
- D.B. 49, PG. 348
- D.B. 49, PG. 587
- D.B. 68, PG. 581

N

SCALE: 1" = 200'
0 100 200 300 400

SECTION LINE
N 89°59'42" E
2117.03'
N 89°59'42" E
201.03'
335.92
2.73'
N.W. CORNER
N.W. QUARTER
SECTION 26
40'
NE CORNER
NW QUARTER
SECTION 26
S.W. CORNER
S.E. QUARTER
SECTION 23
S.E. CORNER
S.E. QUARTER
SECTION 23
℄ GREENVILLE FALLS-CLAYTON ROAD
& SECTION LINE

℄ BUCKNECK ROAD &
WEST LINE OF SECTION 26
1566.18'
S 01°02'11" E

CERTIFICATION OF REGISTRATION
This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building site is created by this conveyance, no structure may be erected or maintained on the property conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.
4/26/04
Secretary
Miami County Planning Commission

939.98'
939.91'
4.834 ACRES
N 01°52'43" E
S 00°56'12" E
EXISTING 10.001 ACRES
HALF-SECTION LINE

70.537 ACRES REMAINING

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY RECORDS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Deb Stamm 4-21-04
DEPUTY DATE

NOTE:
TRACTS 2 AND 3 ARE NOT INDIVIDUAL BUILDING SITES THEY ARE TO BE COMBINED WITH THE EXISTING 10.001 AC. TRACT.

SURVEY OF 3 TRACTS FOR DAN HICKS.

S 87°48'18" E
574.77'
694.26'
391.04'
20'
S 02°46'38" W
① 10.100 AC. TOTAL
0.936 ACRES IN R/W
N 01°15'41" E
S 87°13'22" E
158.69'
S 00°09'33" E 293.66'
PIN SET
℄ 46.01'
PIN SET
℄ 66.78'
N 84°26'21" E
253.83'
S 88°26'31" E
458.48'
10.64'
OVERLAP GAP
GAP
N 88°26'31" W
730.28'
6.55'
S.W. CORNER
N.W. QUARTER
SECTION 26
LAND VOL. 28, PG. 6
LAND VOL. 23, PG. 26
LAND VOL. 11, PG. 170
247.20'
135.77'
N 89°59'54" E
382.97'
595.44'
S 00°56'59" E
0.273 ACRES
4.72'
N 89°32'00" E
204.91'
N 00°56'59" W, 55.27'
S 01°07'11" E, 60.87'
N 88°54'09" W
205.21'
BLOCHER SUBDIVISION
P.B. 6, PG. 41
P.B. 6 PG. 53
℄ CROFT MILL ROAD & HALF-SECTION LINE
S.E. CORNER
N.W. QUARTER
SECTION 26

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 4-06-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 08904

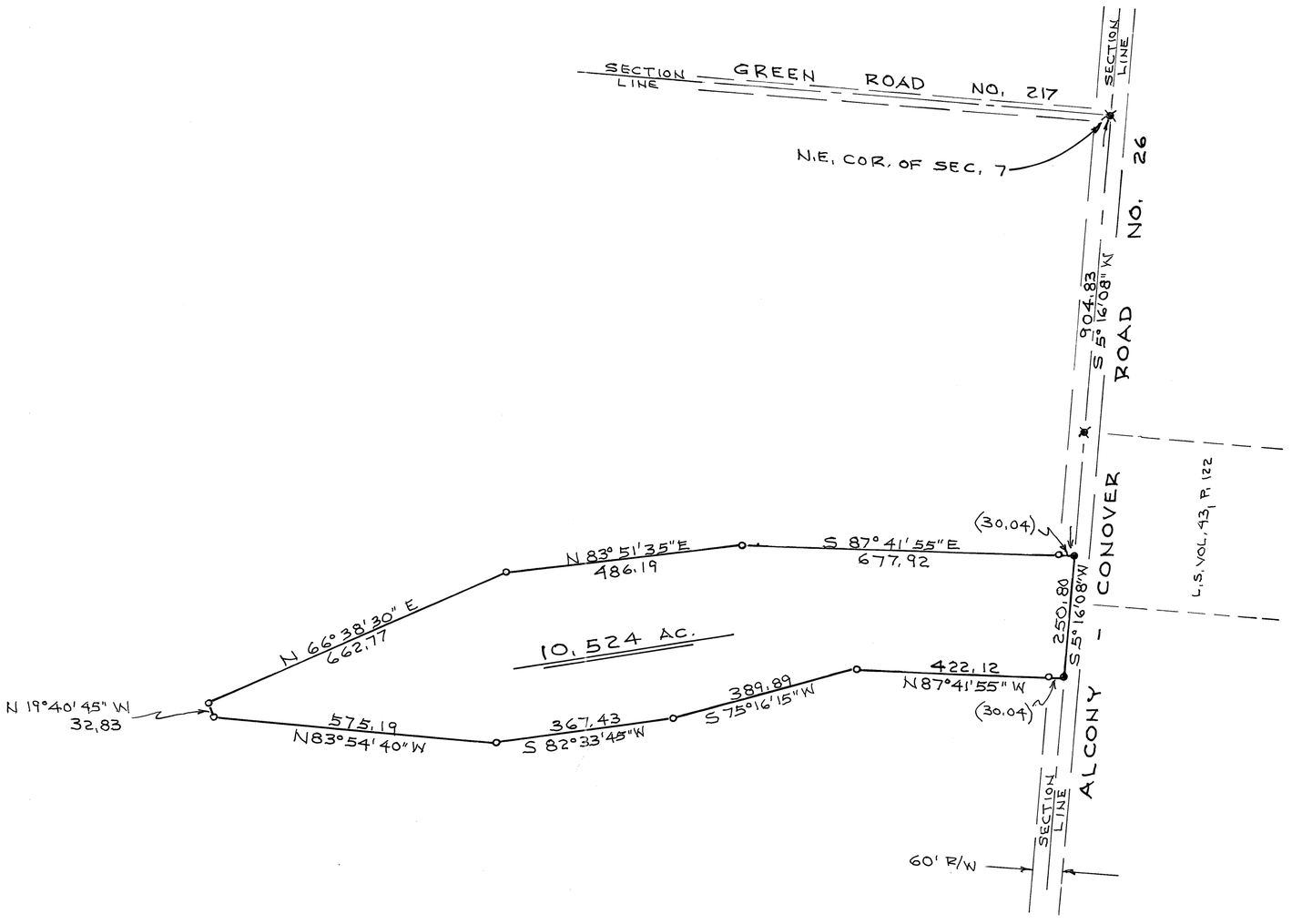
7 (N.E. 1/4) SECTION | 2 TOWN | 11 RANGE | LOSTCREEK TOWNSHIP

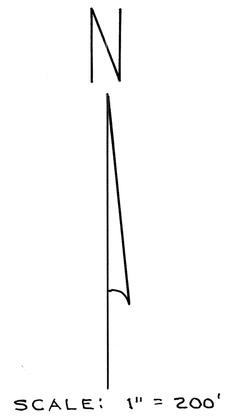
CORPORATION | SECTION

VOL. 48 PLAT NO. 52

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 200 FEET





NOTE

o = IRON PIN SET
• = P.K. NAIL SET
X = R.R. SPIKE FND.

BASIS OF BRGS.: L.S. VOL. 43, P. 122

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF 10.524 AC. TRACT
FOR
MARILYN LANDIS, ARLENE ZIMMERMAN
CASSTOWN - OHIO

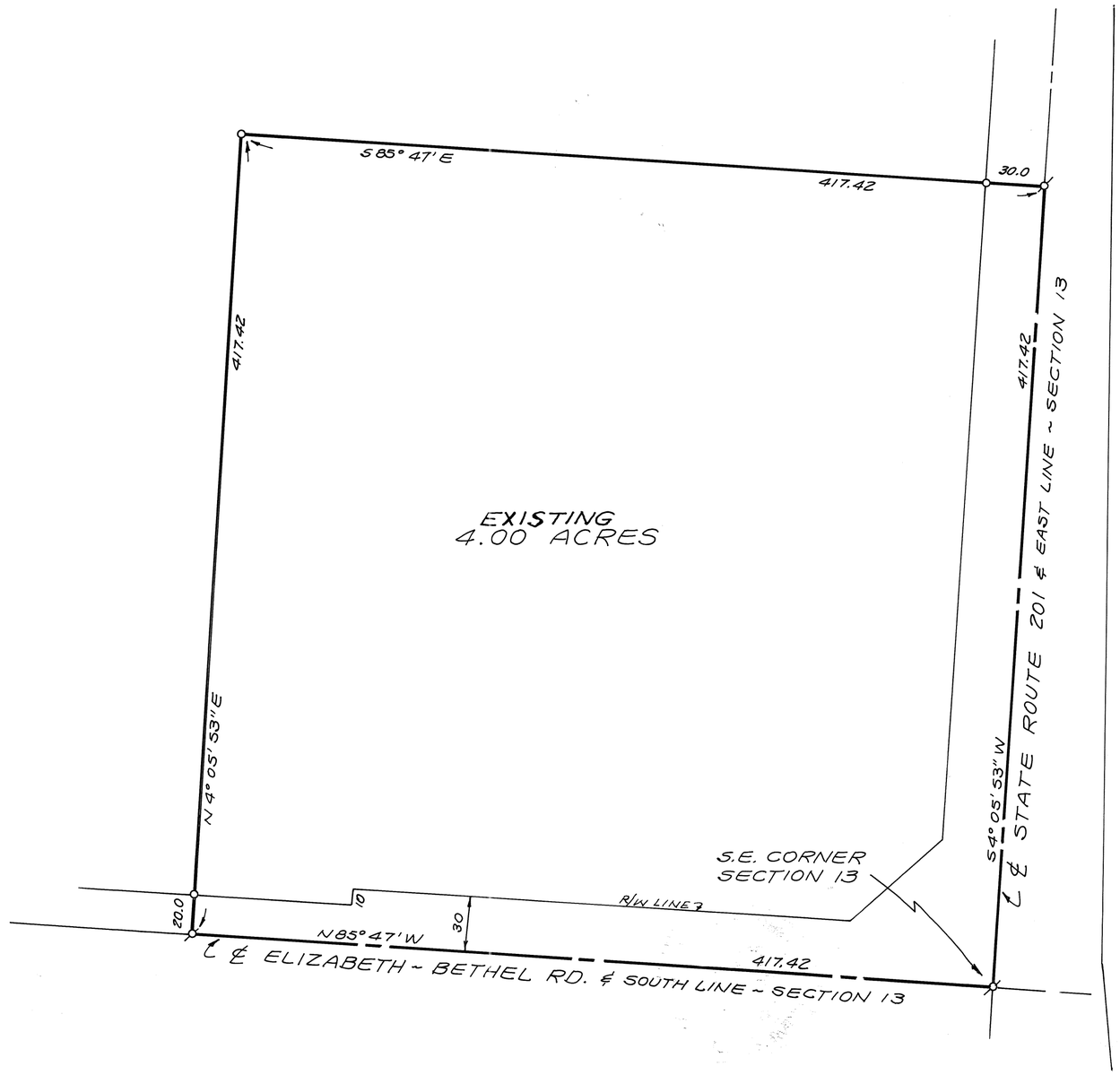
DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

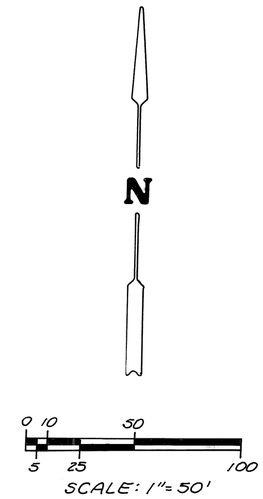
DATE	DRAWN BY	SHEET NO.
APRIL - 2004	D.T.	1/1
FILE NO. 100404	TRACKED BY	
	CHECKED BY D.T.	

ELIZABETH / TOWNSHIP | S.E. QTR~13 / SECTION | 2 / TOWN | 10 / RANGE

VOLUME 48 PLAT 53
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 25 APRIL, 2004





REFERENCE
LAND SURVEY VOL.42; PLAT 45

LEGEND
o = IRON PIN SET
ø = MAG NAIL SET



SURVEY OF EXISTING 4.00 ACRE TRACT FOR ANN WIDENER (L.E.) & BENNY RONALD WIDENER, 1/3 GERALD KENT WIDENER, 1/3 DEBORAH ANN WINTERS.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

UNION TOWNSHIP | 24 NE 1/4 SECTION | 7 TOWN | 4 RANGE

VOLUME 48 PAGE 54

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

CENTERLINE MILTON – POTSDAM ROAD (60' ROW) & NORTH LINE OF SECTION 24

TPOB TRACT 1

NOAH & JANICE BARGA
DB 333 PG 92
1.00 ACRES

NORTHEAST CORNER NORTHEAST QUARTER SECTION 24

S 89°38'00" E

32.16'

30'

S 89°38'00" E 658.52'

402.76'

S 89°38'00" E 666.70'

0.17'

0.22 ACRES

S 00°18'04" W 28.15'

S 85°58'58" E 264.70' (264.72')

S 00°02'16" W 45.00' (45.00')

NORTHWEST CORNER NORTHEAST QUARTER SECTION 24

CONCRETE POST FOUND
S 85°24'12" W 12.38'
FROM INTERSECTION OF ROW & PROPERTY LINE

CENTERLINE MILTON – POTSDAM ROAD (60' ROW)

ROW

TPOB TRACT 3

CONCRETE POST FOUND
N 65°33'13" E 4.29'
FROM INTERSECTION OF ROW LINES

2.45'

32.52'

NTS

TRACT 1
15.001 ACRES

TRACT 3
15.001 ACRES

N 00°00'29" W 1453.45'

990.85'

S 00°00'28" E 993.75'

951.67' S 00°02'16" W

CENTERLINE RANGE LINE ROAD (60' ROW) & EAST LINE OF SECTION 24

30.0'

J. DENLEY & STANLEY DDA, TRUSTEES
DB 605 PG 205-207
79.383 ACRES

658.55'

N 89°22'54" W 1324.48'

665.93'

30.00'

TPOB TRACT 2

88.61' S 00°02'16" W

S 89°59'51" W 309.91' (310.00')

30.08'

S 00°04'16" W 149.67' (150.00')

ANN E. SAUL
DB 616 - 300
1.0678 ACRES

S 89°56'03" E 310.00' (310.00')

28.08'

462.60'

TRACT 2
12.997 ACRES

S 00°02'16" W 223.96'

30.00'

CONCRETE POST FOUND
8.76' NORTH
OF SET IRON PIN.

CONCRETE POST FOUND
8.76' NORTH
OF SET IRON PIN.

N 89°22'54" W 1324.11'

ELWOOD F. HELMICK
DB 262 - 85

FOUND STONE
SOUTHWEST CORNER
NORTHEAST QUARTER
SECTION 24

SOUTHEAST CORNER
NORTHEAST QUARTER
SECTION 24

S 00°02'16" W

N 89°22'54" W

ONE HALF SECTION LINE
N 89°22'54" W

LEGEND

- O IRON PIN SET
- ● IRON PIN FOUND
- ⌀ P.K. NAIL SET OVER SPIKE
- ⌀ P.K. NAIL FOUND
- ⌑ RAILROAD SPIKE SET
- ⌑ RAILROAD SPIKE FOUND
- □ 15" x 15" CONCRETE POST (TYP)
- ▩ MONUMENT BOX AT SECTION CORNER FOUND

REFERENCES

LAND SURVEYS:

VOLUME 25, PAGE 102
VOLUME 37, PAGE 109
VOLUME 29, PAGE 79
VOLUME 14, PAGE 187

DEED BOOK 745–192
DEED BOOK 79–387

BASIS OF BEARING IS THE NORTH LINE OF SECTION 24 AND THE CENTERLINE OF MILTON – POTSDAM ROAD AS RECORDED IN VOLUME 29 PAGE 79 IN THE MIAMI COUNTY REC. OF LAND SURVEYS.

N

0' 120' 240' 360'

GRAPHIC SCALE IN FEET
1" = 120'

ALL 3 TRACTS ARE PART OF A 41.4325 Ac. TRACT CONVEYED TO TERRY L. ELLEMAN, RONALD D. ELLEMAN AND ANN E. SAUL BY DEED BOOK 745 pg. 192

Philip C Brumbaugh

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

SURVEY SPLIT OF LAND INTO 3 TRACTS FOR ANN SAUL IN MIAMI COUNTY ~ APRIL 19 , 2004

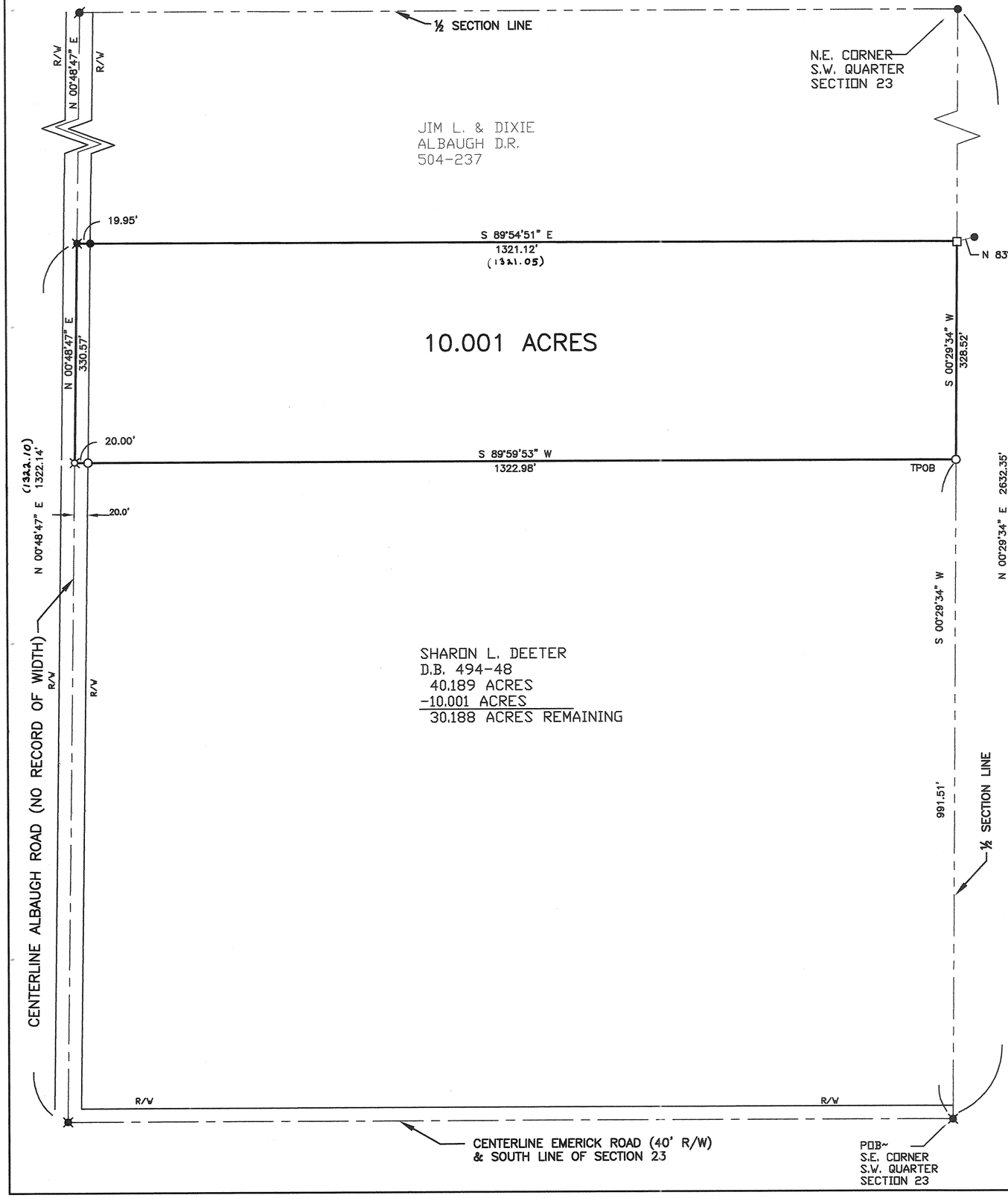
STATE OF OHIO
PHILIP C. BRUMBAUGH
5057
REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698–3000

UNION TOWNSHIP | 23 SW1/4 SECTION | 7 TOWN | 4 RANGE

VOLUME 48 PAGE 55

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⌀ P.K. NAIL FOUND
- ⌑ RAILROAD SPIKE SET
- ⌧ RAILROAD SPIKE FOUND
- □ WOOD POST
- ( ) Ref. Distance of Record

REFERENCES

LAND SURVEYS:

VOLUME 35, PAGE 128
VOLUME 24, PAGE 112
VOLUME 42, PAGE 22

BASIS OF BEARING IS THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION N 00° 29' 34"E,W AS RECORDED IN VOLUME 35 PAGE 128 IN THE MIAMI COUNTY REC. OF LAND SURVEYS.

0′ 120′ 240′ 360′

GRAPHIC SCALE IN FEET
1" = 120'

Philip C Brumbaugh

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

SURVEY OF 10.001 ACRES LOT SPLIT FOR SHARON L. DEETER IN MIAMI COUNTY ~ APRIL 23, 2004

STATE OF OHIO
PHILIP C. BRUMBAUGH 5057
REGISTERED
PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698-3000

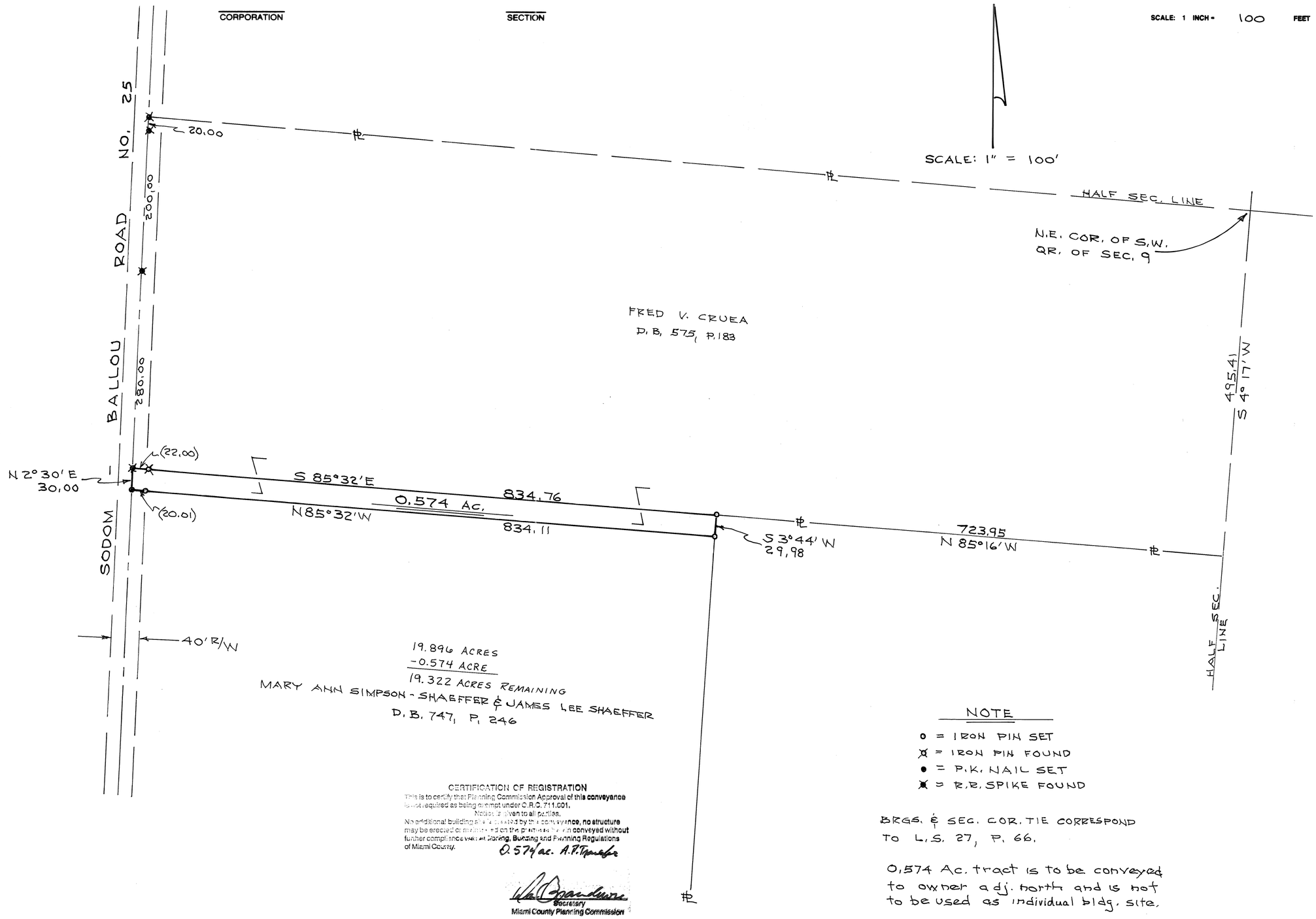
VOL. 48 PLAT NO. 56

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 100 FEET

9 (S.W. 1/4) SECTION | 2 TOWN | 11 RANGE | LOSTCREEK TOWNSHIP

CORPORATION | SECTION



NOTE

o = IRON PIN SET
⊗ = IRON PIN FOUND
● = P.K. NAIL SET
⊗ = R.R. SPIKE FOUND

BRGS. & SEC. COR. TIE CORRESPOND TO L.S. 27, P. 66.

0.574 Ac. tract is to be conveyed to owner adj. north and is not to be used as individual bldg. site.

CERTIFICATION OF REGISTRATION

This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.

Notice is given to all parties.

No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.

0.574 ac. A.P. Transfer

Secretary
Miami County Planning Commission

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Deb Stumpf 5-12-04
DEPUTY DATE

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF 0.574 AC. TRACT FOR
FRED CRUEA
CASSTOWN - OHIO

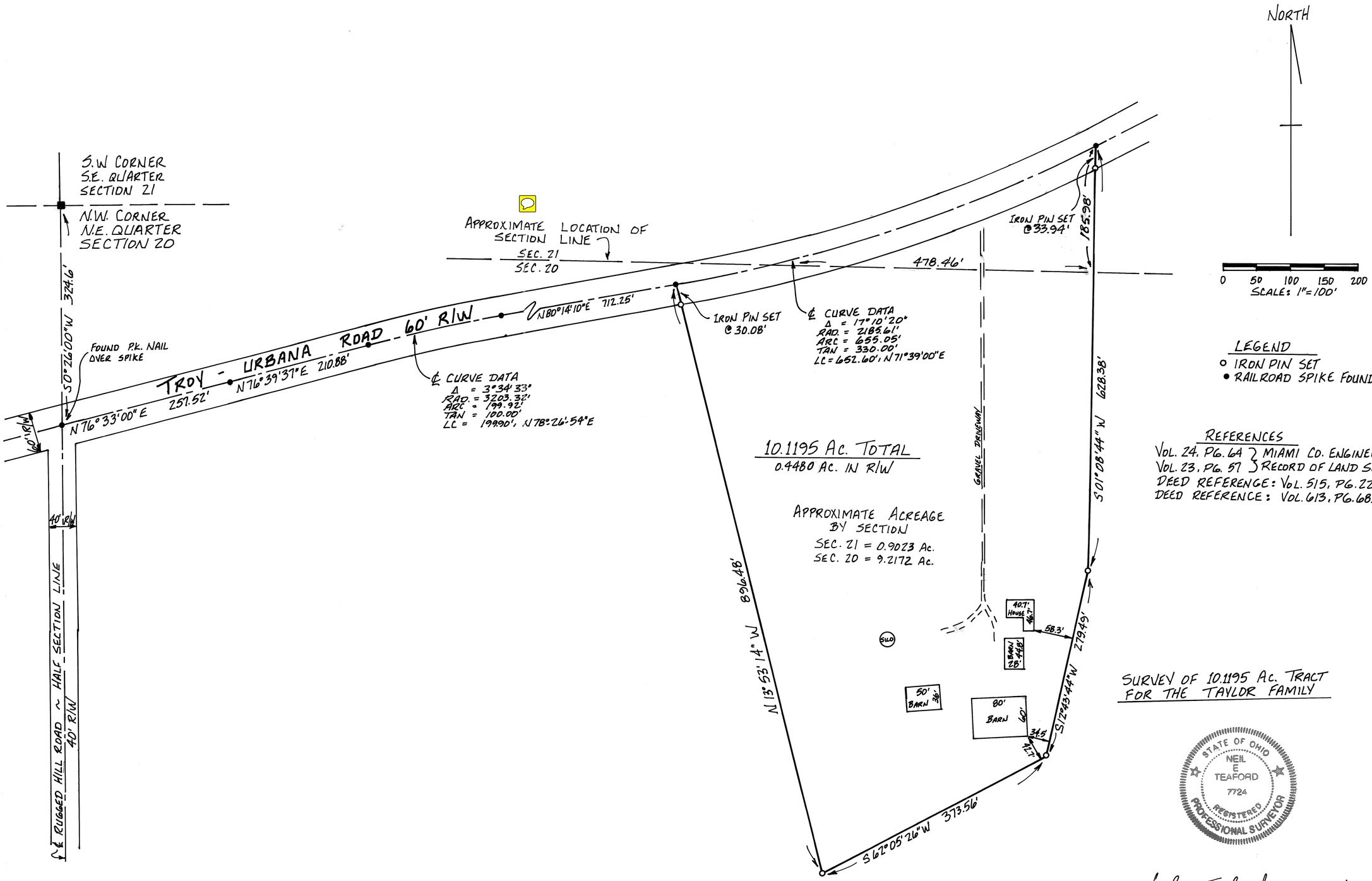
DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	D.T.	SHEET NO.
MAY-2004	TRACKED BY		1/1
FILE NO. 060204	CHECKED BY	D.T.	

2 TOWN | 11 RANGE | NE QTR 20, SE QTR 21 SECTIONS | LOSTCREEK TOWNSHIP

VOLUME 48 PAGE 57
MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

DATE: MAY 1, 2004



REFERENCES
VOL. 24, PG. 64 } MIAMI CO. ENGINEERS
VOL. 23, PG. 57 } RECORD OF LAND SURVEYS
DEED REFERENCE: VOL. 515, PG. 228
DEED REFERENCE: VOL. 613, PG. 683

SURVEY OF 10.1195 Ac. TRACT FOR THE TAYLOR FAMILY

STATE OF OHIO
NEIL E TEAFORD
7724
REGISTERED PROFESSIONAL SURVEYOR

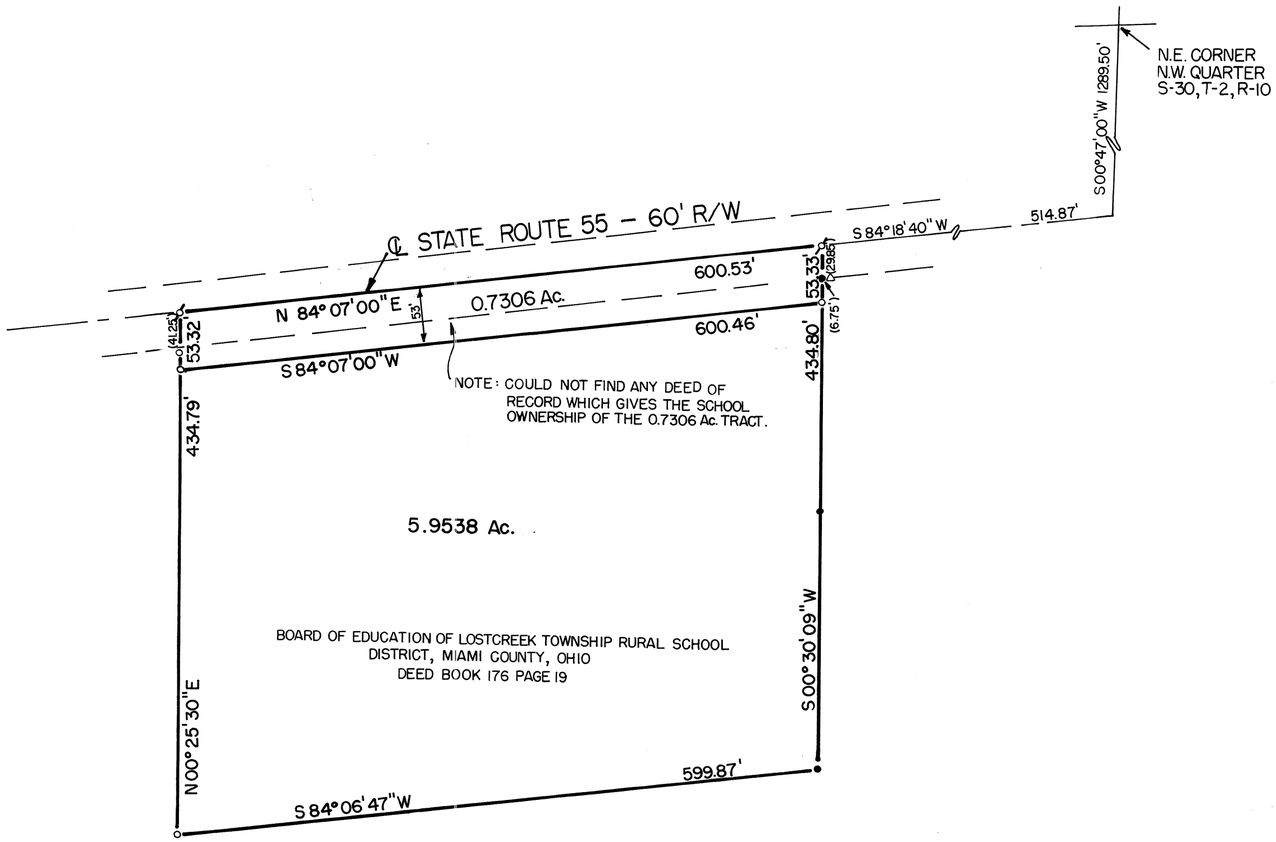
Neil E. Teaford, 5-01-04

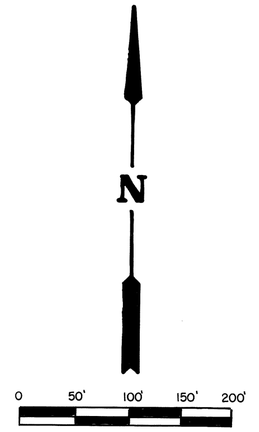
NEIL E. TEAFORD, P.S # 7724
5260 TROY URBANA RDAD
CASSTOWN, OHIO 45312
937-339-4732

2	10	30	N.W.	LOST CREEK
TOWN	RANGE	SECTION	QUARTER	TOWNSHIP

VOLUME 48 PAGE 58
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

DATE: APRIL 16, 2004





SCALE: 1" = 100'

LEGEND
- ● IRON PIN FOUND
- ○ IRON PIN SET
- △ CONC. HIGHWAY MONUMENT
- ⌀ MAG NAIL SET

REFERENCES

LAND SURVEY 4 PG. 229
LAND SURVEY 18 PG. 66
LAND SURVEY 19 PG. 37
LAND SURVEY 34 PG. 137

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED PROFESSIONAL SURVEYOR

SURVEY OF LOST CREEK ELEMENTARY SCHOOL
FOR MIAMI EAST SCHOOL DISTRICT.

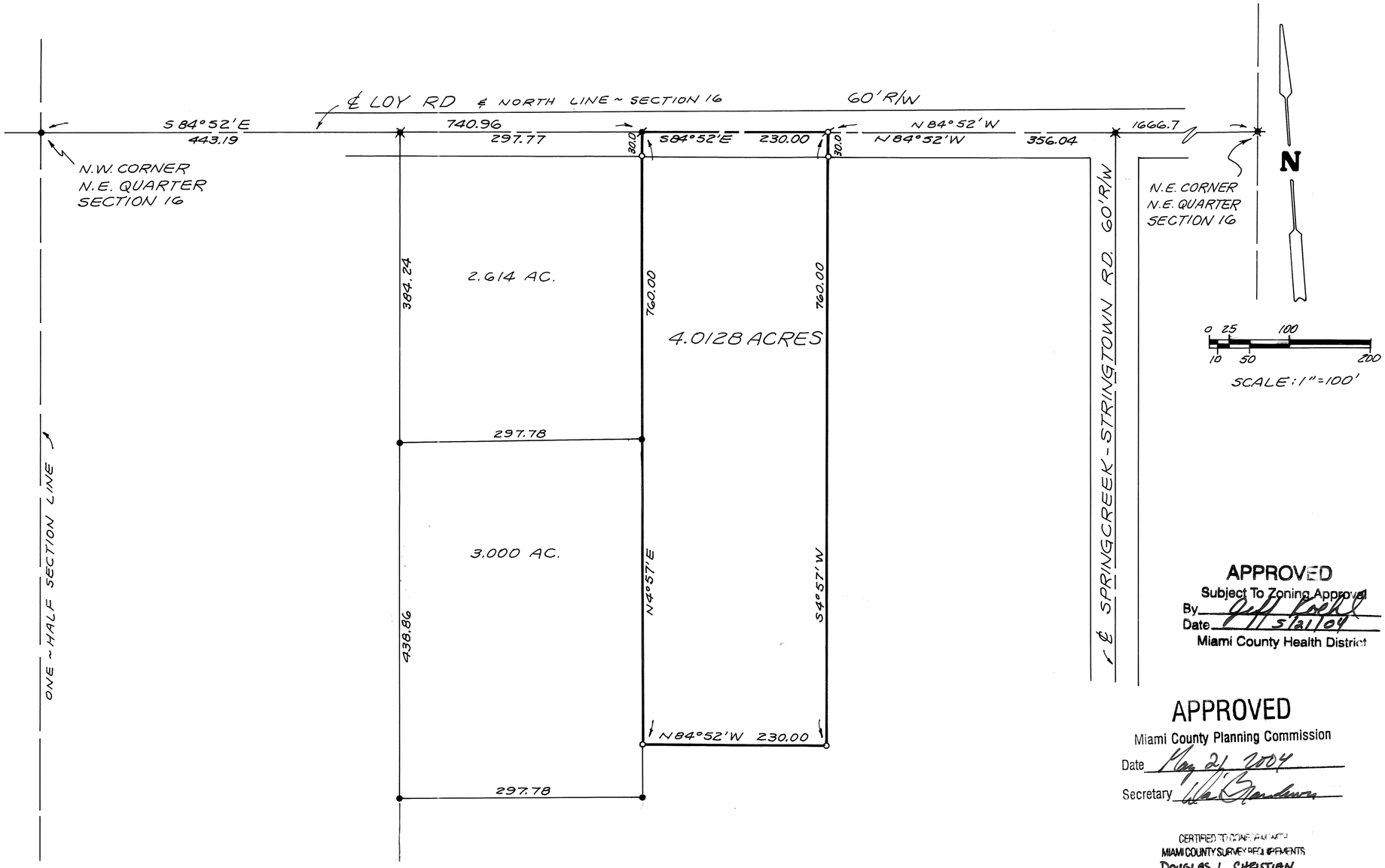
Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOCIATES, INC.
CIVIL ENGINEERING & LAND SURVEYING
16 EAST WATER STREET
TROY, OHIO 45373 (937) 339-5331

STAUNTON	N.E. QTR~16	1	11
TOWNSHIP	SECTION	TOWN	RANGE

VOLUME 48 PLAT 59
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 18 MAY, 2004



APPROVED
Subject To Zoning Approval
By Jeff Koehl
Date 5/21/04
Miami County Health District

APPROVED
Miami County Planning Commission
Date May 21 2004
Secretary [signature]

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
[signature] 5-20-2004
DEPUTY DATE

LEGEND
- ● = IRON PIN FOUND
- ○ = IRON PIN SET
- ✖ = RAILROAD SPIKE FOUND
- ø = MAG NAIL SET
- ✱ = P-K NAIL FOUND

REFERENCE
LAND SURVEY VOL. 17, PLAT 108
LAND SURVEY VOL. 27, PLAT 124
LAND SURVEY VOL. 41, PLAT 64
LAND SURVEY VOL. 43, PLAT 26
LAND SURVEY VOL. 44, PLAT 175

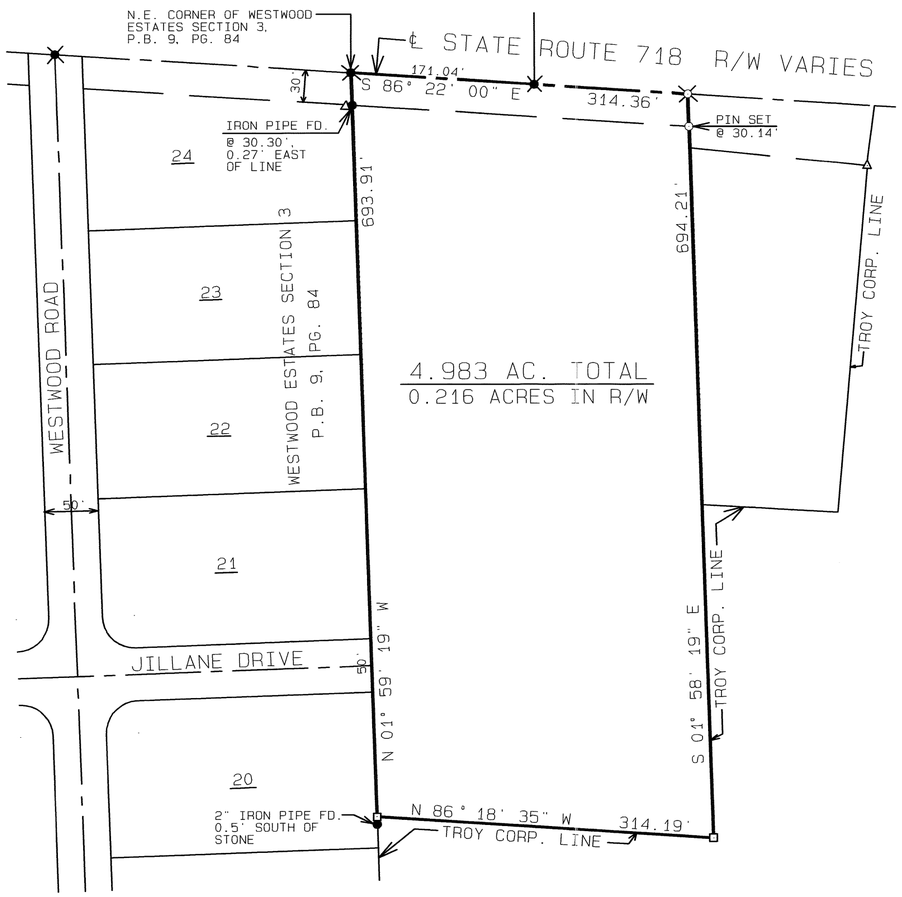
STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED
PROFESSIONAL SURVEYOR

SURVEY OF 4.0128 ACRES IN STAUNTON TOWNSHIP FOR JOHN TEETERS.

[signature]
PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

5	6E	SW 1/4 ~ 29	CONCORD	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 60
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



N

SCALE: 1"=100'
0 50 100 150 200

LEGEND

- □ STONE FOUND
- △ CONCRETE HIGHWAY MONUMENT FOUND
- ● RAILROAD SPIKE FOUND
- ○ GIN SPINDLE SET
- ○ 5/8" ⌶ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

P.B. 09, PG. 84 } MIAMI COUNTY RECORDER'S
P.B. 14, PG. 67 } PLAT RECORDS

VOL. 23, PG. 167 { MIAMI COUNTY ENGINEER'S RECORD OF LOT SURVEYS

VOL. 04, PG. 217
VOL. 06, PG. 59
VOL. 10, PG. 34
VOL. 11, PG. 99
VOL. 16, PG. 60
} MIAMI COUNTY ENGINEER'S RECORD OF LOT SURVEYS

SURVEY OF 4.983 AC. IN CONCORD TWP.
FOR CATHERINE OLDHAM, TRUSTEE.

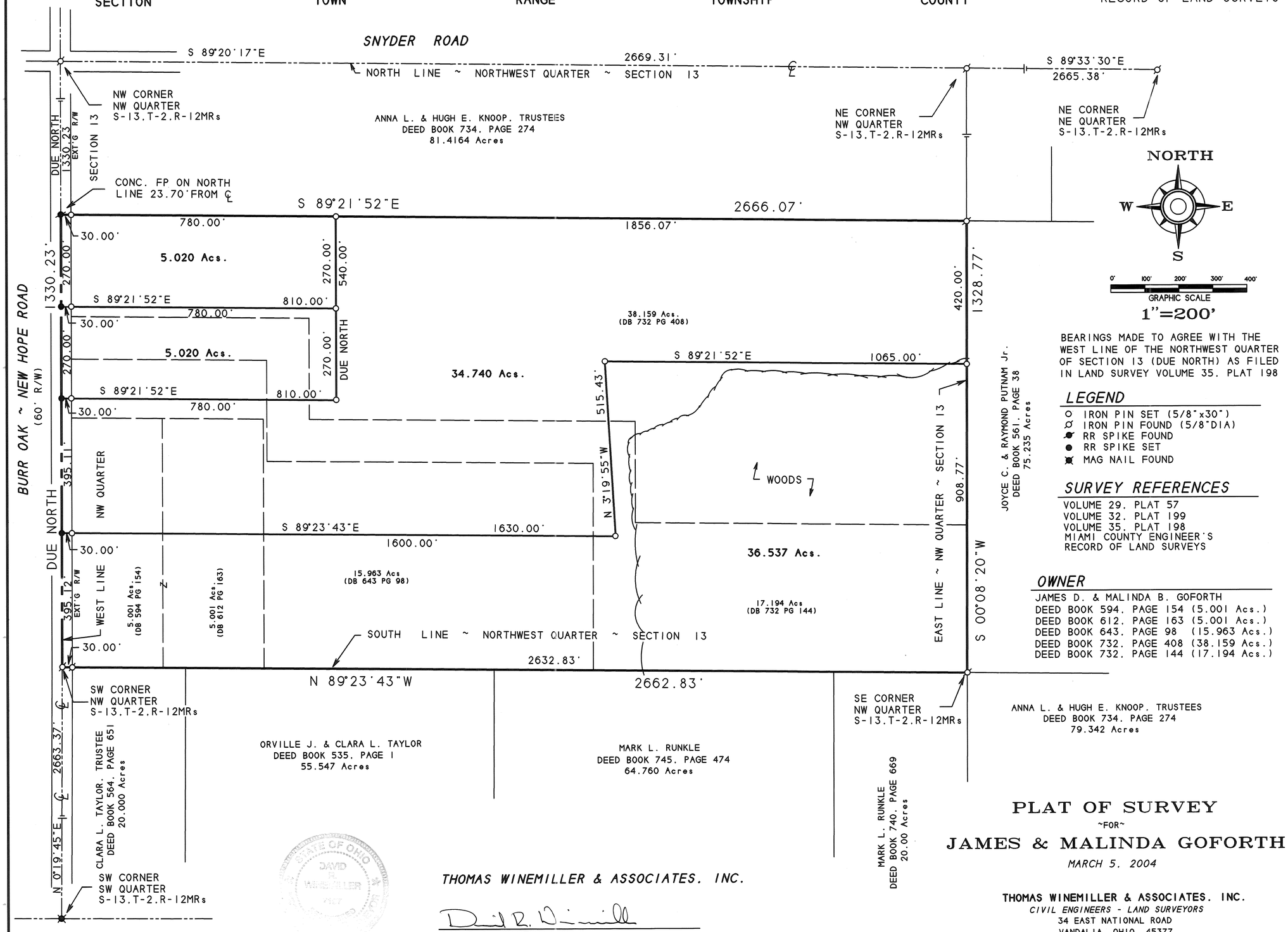
STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 5-25-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 15404

VOLUME 48 PAGE 61
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

NW ~ 13	2	12 M.R.s	BROWN	MIAMI
SECTION	TOWN	RANGE	TOWNSHIP	COUNTY



0' 100' 200' 300' 400'
GRAPHIC SCALE
1"=200'

BEARINGS MADE TO AGREE WITH THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 13 (DUE NORTH) AS FILED IN LAND SURVEY VOLUME 35. PLAT 198

LEGEND

- IRON PIN SET (5/8"x30")
- IRON PIN FOUND (5/8"DIA)
- RR SPIKE FOUND
- RR SPIKE SET
- MAG NAIL FOUND

SURVEY REFERENCES

VOLUME 29. PLAT 57
VOLUME 32. PLAT 199
VOLUME 35. PLAT 198
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

OWNER

JAMES D. & MALINDA B. GOFORTH
DEED BOOK 594. PAGE 154 (5.001 Acs.)
DEED BOOK 612. PAGE 163 (5.001 Acs.)
DEED BOOK 643. PAGE 98 (15.963 Acs.)
DEED BOOK 732. PAGE 408 (38.159 Acs.)
DEED BOOK 732. PAGE 144 (17.194 Acs.)

PLAT OF SURVEY

~FOR~

JAMES & MALINDA GOFORTH

MARCH 5. 2004

THOMAS WINEMILLER & ASSOCIATES. INC.

DAVID R. WINEMILLER
OHIO REGISTERED LAND SURVEYOR No. 7197

THOMAS WINEMILLER & ASSOCIATES. INC.
CIVIL ENGINEERS - LAND SURVEYORS
34 EAST NATIONAL ROAD
VANDALIA. OHIO 45377
1-(937)-898-5862
FAX: 898-5716

NEWTON TOWNSHIP | 8 TOWN | 4 RANGE | 26 SE 1/4 SECTION

VOLUME 48 PAGE 62

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

WOOD CORNER POST AT CENTER SECTION 26. IP FOUND 0.85' SOUTH OF CORNER, PER LND. 32–135.

ONE – HALF SECTION LINE

NE CORNER SE QUARTER SECTION 26, TOWN 8, RANGE 4

622.03'

S00°28'00"W

716.32'

10.998 AC.
LND. 40–9

ONE–HALF SECTION LINE

45.865 AC.
–5.673 AC.
40.192 AC. REM.

7.044 AC.
LND. 20–143

455.95'

℄ SHILOH ROAD 60' R/W & EAST LINE SECTION 26

(30.00')

S 88°54'00" E 671.54'

N 0°27'29" E 429.16'

5.673 ACRES

155.65'

N 89°32' W 230.00'

(30.00')

S 0°28' W 185.00'

0.977 AC.
LND.
35–127

S 89°32' E 230.00'

S 0°28'00" W

93.00'

(30.00')

N 88°31'00" W 671.54'

449.54'

N 0°28'00" E

SE CORNER SE QUARTER SECTION 26, TOWN 8, RANGE 4

℄ FENNER ROAD & SOUTH LINE SECTION 26

LEGEND

- IRON PIN SET
- IRON PIN FOUND
- RAILROAD SPIKE SET
- RAILROAD SPIKE FOUND
- WOOD CORNER POST

REFERENCES

LAND SURVEYS:

VOLUME 3, PAGE 356
VOLUME 20, PAGE 143
VOLUME 20, PAGE 166
VOLUME 25, PAGE 83
VOLUME 32, PAGE 135
VOLUME 35, PAGE 127
VOLUME 40, PAGE 9
VOLUME 40, PAGE 172
VOLUME 43, PAGE 125
VOLUME 43, PAGE 193

DEED REFERENCE:

VOLUME 678, PAGE 87

CERTIFICATION OF REGISTRATION

THIS IS TO CERTIFY THAT PLANNING COMMISSION APPROVAL OF THIS CONVEYANCE IS NOT REQUIRED AS BEING EXEMPT UNDER O.R.C. 711.001

NOTICE IS GIVEN TO ALL PARTIES:

NO ADDITIONAL BUILDING SITE IS CREATED BY THIS CONVEYANCE; NO STRUCTURE MAY BE ERECTED OR MAINTAINED ON THE PREMISES HEREIN CONVEYED WITHOUT FURTHER COMPLIANCE WITH ALL ZONING, BUILDING, AND PLANNING REGULATIONS OF MIAMI COUNTY. 5-31-04 5.673 ac. ± Exact & 40.192 ac. ± Exact

SECRETARY
MIAMI COUNTY PLANNING COMMISSION

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS

DOUGLAS C. CHRISTIAN
MIAMI COUNTY ENGINEER

DEPUTY — DATE 4-1-2004

0 100 200 400
GRAPHIC SCALE IN FEET
1" = 200'

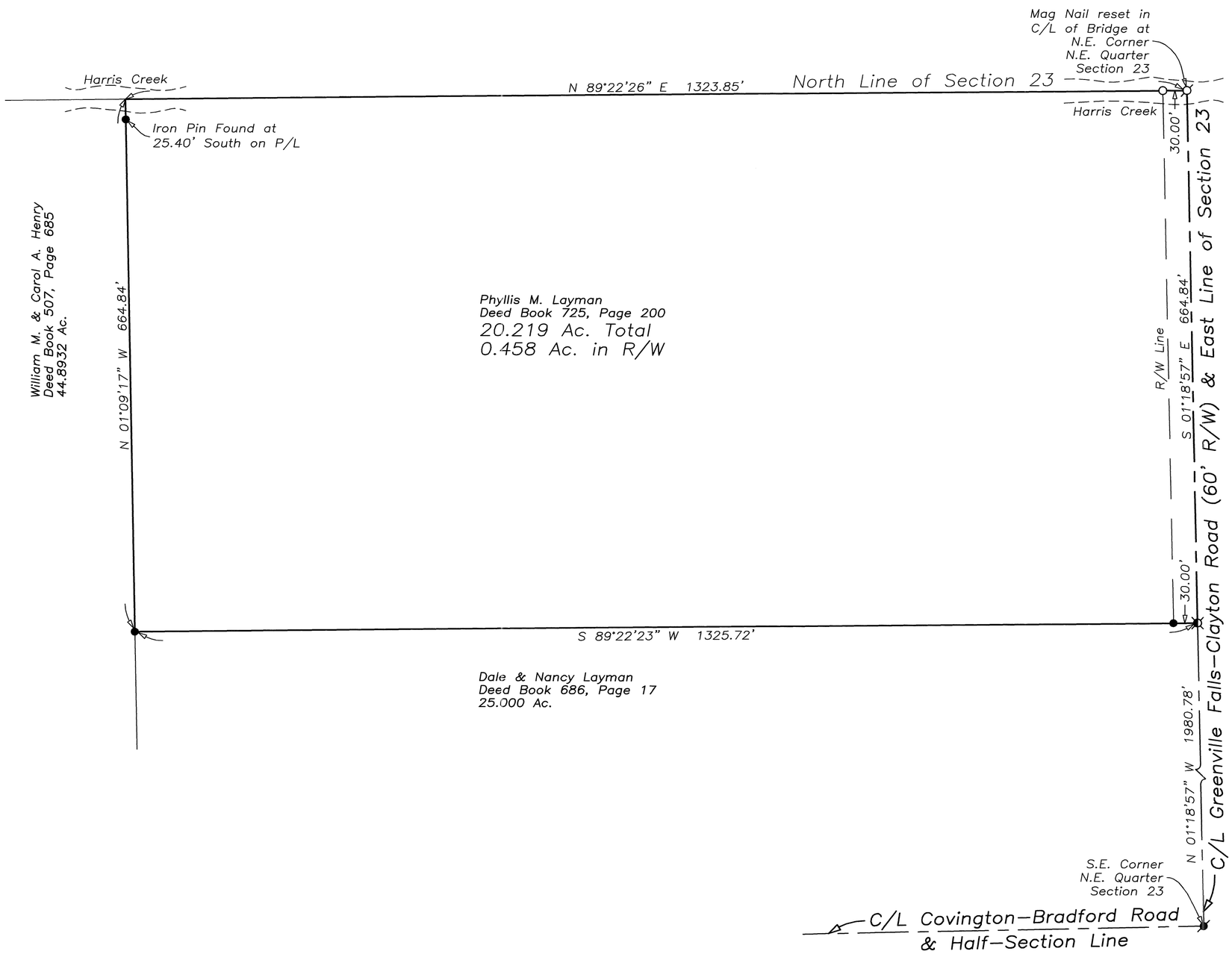
HESS SURVEY
IN MIAMI COUNTY, OHIO ~ APRIL 25, 2004

STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

THOMAS R. ZECHMAN
OHIO REGISTERED
PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773–9479

9	4E	23 NE ¼	NEWBERRY	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 63
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS





0 50 100 200
Graphic Scale in Feet
1"=100'

LEGEND

- ● IRON PIN FOUND
- ◐ IRON PIPE FOUND
- ○ 5/8" CAPPED IRON PIN SET (COZATT, S6001)
- ⌀ P.K. NAIL FOUND
- ⌀ MAG NAIL SET
- ✖ R.R. SPIKE FOUND
- ⌀ GIN SPINDLE FOUND
- ⌀ GIN SPINDLE SET
- □ STONE FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
VOLUME 42, PAGE 39
(BASIS OF BEARINGS)
VOLUME 46, PAGE 162

SURVEY OF 20.219 Ac.
FOR PHYLLIS LAYMAN

STATE OF OHIO
MICHAEL W. COZATT S-6001
REGISTERED PROFESSIONAL SURVEYOR

Michael W. Cozatt 6-04-04
MICHAEL W. COZATT
P.S. #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 11604 — (937)–339–2921
File Name: C:\Surveys\2004\04116 Layman.dwg
Drawn by: RES ~ Checked by: MWC

VOLUME 48, PAGE 64
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

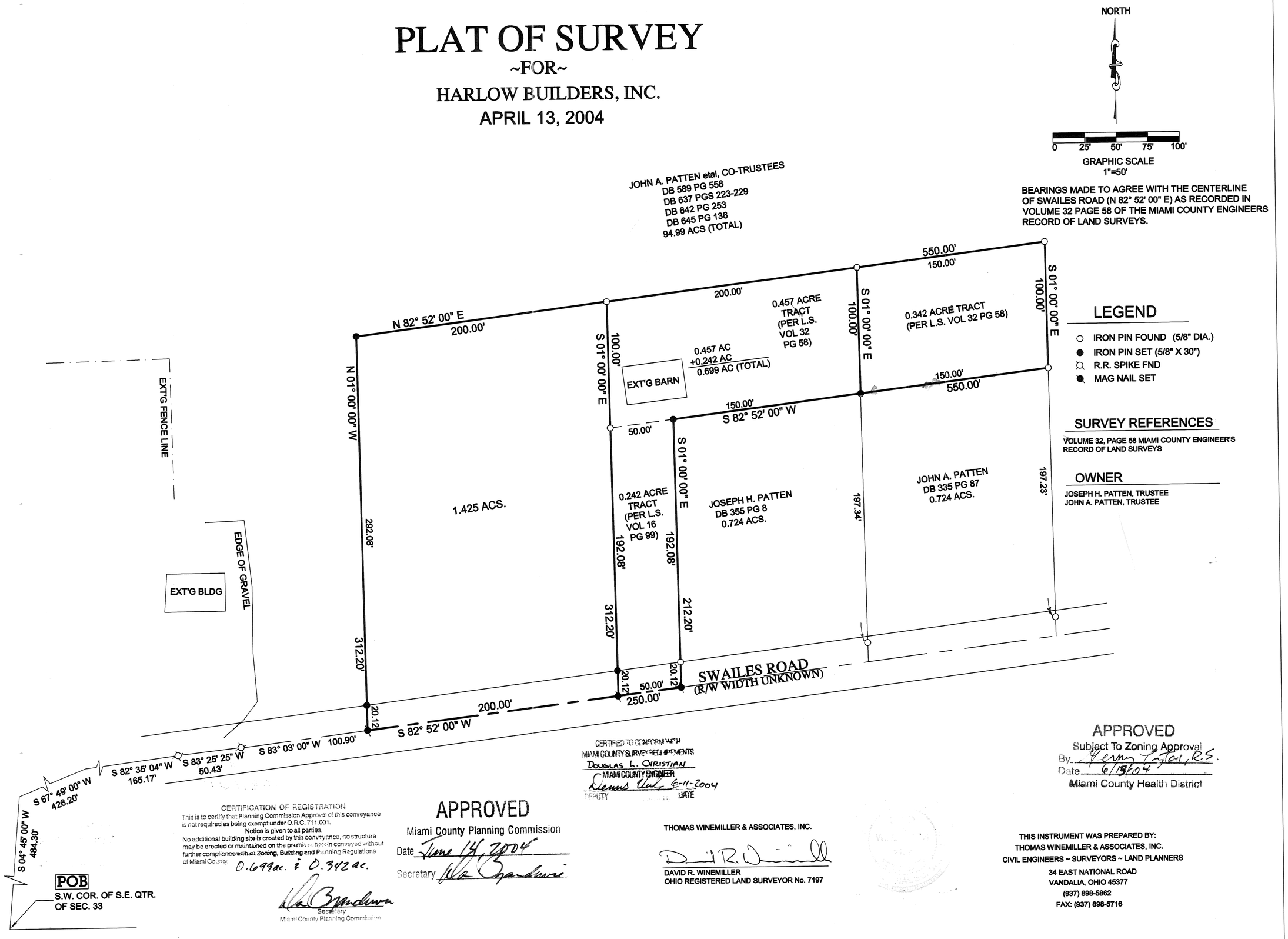
SECTION	TOWN	RANGE	TOWNSHIP	COUNTY
SE 33	5N	6E	CONCORD	MIAMI

PLAT OF SURVEY

~FOR~

HARLOW BUILDERS, INC.

APRIL 13, 2004



BEARINGS MADE TO AGREE WITH THE CENTERLINE OF SWAILES ROAD (N 82° 52' 00" E) AS RECORDED IN VOLUME 32 PAGE 58 OF THE MIAMI COUNTY ENGINEERS RECORD OF LAND SURVEYS.

LEGEND

- ○ IRON PIN FOUND (5/8" DIA.)
- ● IRON PIN SET (5/8" X 30")
- R.R. SPIKE FND
- MAG NAIL SET

SURVEY REFERENCES

VOLUME 32, PAGE 58 MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

OWNER

JOSEPH H. PATTEN, TRUSTEE
JOHN A. PATTEN, TRUSTEE

CERTIFICATION OF REGISTRATION

This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.

0.699ac. & 0.342ac.

Secretary
Miami County Planning Commission

APPROVED
Miami County Planning Commission
Date June 14, 2004
Secretary

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Dennis Vail 6-11-2004
DEPUTY DATE

THOMAS WINEMILLER & ASSOCIATES, INC.

DAVID R. WINEMILLER
OHIO REGISTERED LAND SURVEYOR No. 7197

APPROVED
Subject To Zoning Approval
By Jerry Taylor, R.S.
Date 6/13/04
Miami County Health District

THIS INSTRUMENT WAS PREPARED BY:
THOMAS WINEMILLER & ASSOCIATES, INC.
CIVIL ENGINEERS ~ SURVEYORS ~ LAND PLANNERS
34 EAST NATIONAL ROAD
VANDALIA, OHIO 45377
(937) 898-5862
FAX: (937) 898-5716

MONUMENT LEGEND

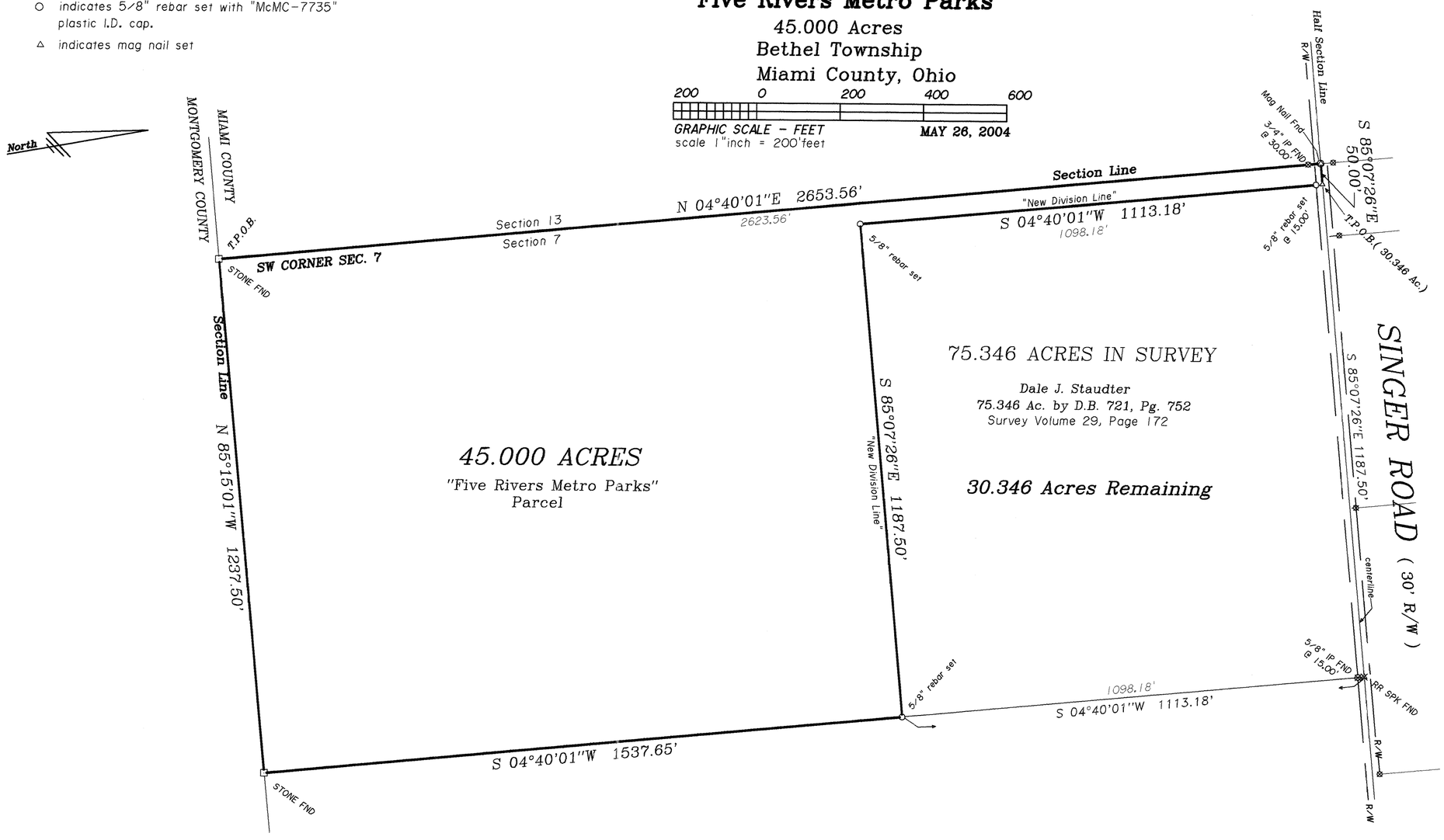
- □ indicates stone found
- ⊗ indicates railroad spike found
- ◎ indicates mag nail / p.k. nail found
- ⊠ indicates 5/8" iron pin found
- ○ indicates 5/8" rebar set with "McMC-7735" plastic I.D. cap.
- △ indicates mag nail set

BETHEL TOWNSHIP | 7 SW 1/4 SECTION | 2 TOWN | 9 RANGE

VOLUME 48 PAGE 65
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

Plat of Survey
For
Five Rivers Metro Parks
45.000 Acres
Bethel Township
Miami County, Ohio

200 0 200 400 600
GRAPHIC SCALE - FEET
scale 1"inch = 200'feet
MAY 26, 2004



Bearings based on the west line of section 7 as shown (N 04°40'01" E) on Survey Volume 29, Page 172.

SURVEY NOTES:

1. ALL DEED, SURVEY AND PLAN RECORDS SHOWN ON THIS SURVEY WERE USED IN THE PERFORMANCE OF THIS SURVEY.
2. LINES OF OCCUPATION (WHERE EXISTING) IN GENERAL AGREE WITH PROPERTY LINES.
3. ALL MONUMENTATION FOUND IN GOOD CONDITION UNLESS NOTED OTHERWISE.
4. IRON PINS SET ARE 30" x 5/8" REBAR WITH PLASTIC CAP STAMPED "McMC 7735"
5. SURVEY PREPARED IN THE ABSENCE OF A COMPLETE AND UP TO DATE TITLE REPORT.

References:
Surveys: Vol. 29, Page 172; Vol. 3, Page 477;
Vol. 2, Page 96;
Tax Map: Bethel Twp. Plat No. 11
Deed: Book 721, Page 752

STATE OF OHIO
THOMAS KEITH MARSH 7735
REGISTERED PROFESSIONAL SURVEYOR

CERTIFICATION:

I HEREBY CERTIFY THAT THE DRAWING HEREIN IS REPRESENTATIVE OF A TRUE AND ACCURATE SURVEY MADE BY McDOUGALL, MARSH & CHICO, THAT THE PREMISES WAS ESTABLISHED BY ACTUAL FIELD MEASUREMENTS, THAT ALL PROPERTIES SURVEYED AND DESCRIBED ARE CONTIGUOUS ALONG THEIR ENTIRE BOUNDARIES AND ARE ENCLOSED WITHIN THE PERIMETERS THEREIN.

McDOUGALL, MARSH & CHICO

Thomas K. Marsh

Thomas K. Marsh, P.S. # 7735

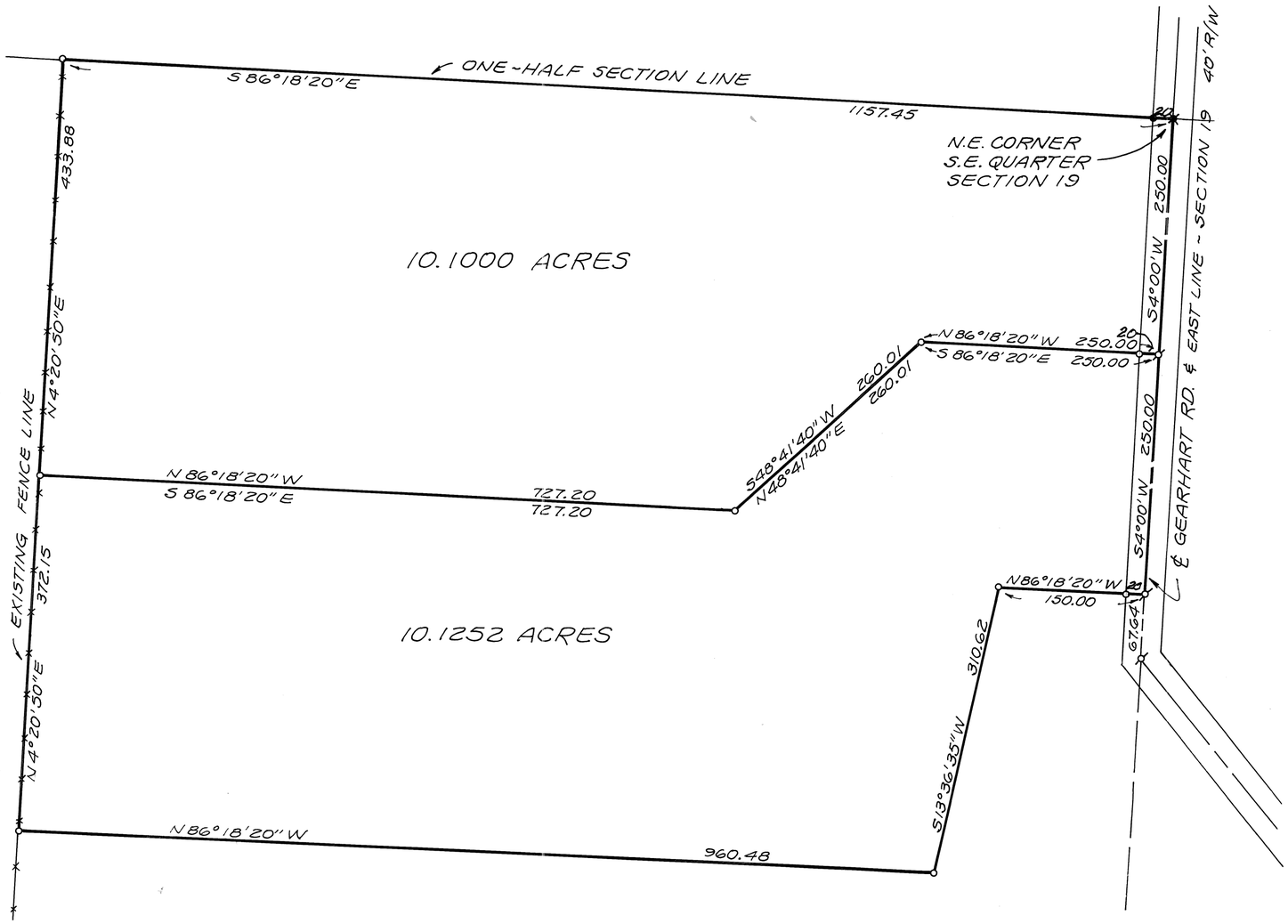
McDougall, Marsh & Chico
Surveyors and Civil Engineers
8529 Byers Road
Miamisburg, Ohio 45342
Tel: 937-847-2660
Fax 937-847-2670

Job # 3243

ELIZABETH TOWNSHIP | S.E. QTR~19 SECTION | 2 TOWN | 10 RANGE

VOLUME 48 PLAT 66
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 12 JUNE 2004



N

0 25 100
10 50 200
SCALE: 1"=100'

REFERENCE
LAND SURVEY VOL. 2, PLAT 193
LAND SURVEY VOL. 23, PLAT 48

LEGEND
- ● = IRON PIN FOUND
- o = IRON PIN SET
- ✖ = RAILROAD SPIKE FOUND
- ø = MAG NAIL SET

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED PROFESSIONAL SURVEYOR

DIVISION OF 20.2252 ACRES IN ELIZABETH TOWNSHIP FOR BENNIE & A.R. WIDENER.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

UNION TOWNSHIP | 24 NE 1/4 SECTION | 7 TOWN | 4 RANGE

VOLUME 48 PAGE 67

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

NORTHWEST CORNER NORTHEAST QUARTER SECTION 24

R/W

CENTERLINE MILTON – POTSDAM ROAD (60' ROW) & NORTH LINE OF SECTION 24

CENTERLINE MILTON – POTSDAM ROAD (60' ROW)

NORTHEAST CORNER NORTHEAST QUARTER SECTION 24

3 TRACTS TOTALING 41.4325 ACRES
SURV. VOL 48 PG 54

R/W

S 00°02'16" W 1459.26'

(S 89°22'54" E 1324.11')
S 89°22'54" E 1324.11'

[30.00']

ONE HALF SECTION LINE

J. DENLEY & STANLEY DDA, TRUSTEES
DB 654 PG 205-207
79.383 ACRES

N 00°00'29" W (2638.66') 2638.26'

N 00°00'29" W 1184.81'

TRACT I
25.281 ACRES

S 00°02'16" W 640.71'

CENTERLINE RANGE LINE ROAD (60' ROW) & EAST LINE OF SECTION 24

S 89°23'44" E 858.33'
614.33'

244.00'
(244.00')

[30.00']

S 00°02'16" W 128.10' (128.10')

ELWOOD F. HELMICK
DB ~~573-323~~ 572-323
0.718 ACRES

[30.00']

S 89°23'44" E
244.00'
(244.00')

TRACT II
10.001 ACRES

R/W

N 00°02'16" E 543.88'

S 00°02'16" W 415.99' (416.15')

FOUND STONE
SOUTHWEST CORNER
NORTHEAST QUARTER
SECTION 24

SOUTHEAST CORNER
NORTHEAST QUARTER
SECTION 24

[0.58']

464.83' N 89°22'54" W

ONE HALF SECTION LINE

N 89°22'54" W 858.34'

[30.00']

S 89°22'54" E 1309.11'
(1309.35')

HENRIETTA K. COUGHLIN
DB 686-643

LEGEND

- O IRON PIN SET
- ● IRON PIN FOUND
- ⌀ P.K. NAIL SET OVER SPIKE
- ⌀ P.K. NAIL FOUND
- ⌑ RAILROAD SPIKE SET
- ⌑ RAILROAD SPIKE FOUND
- ▩ MONUMENT BOX FOUND
- (244.00') BEARING & DISTANCE OF RECORD

REFERENCES

LAND SURVEYS:

VOLUME 48, PAGE 54
VOLUME 25, PAGE 102
VOLUME 29, PAGE 79
VOLUME 14, PAGE 187

DEED BOOK 262–85
393 -39, 41

BASIS OF BEARING IS THE NORTH LINE OF SECTION 24 AND THE CENTERLINE OF MILTON – POTSDAM ROAD AS RECORDED IN VOLUME 48 PAGE 54 IN THE MIAMI COUNTY REC. OF LAND SURVEYS.

0′ 120′ 240′ 360′

GRAPHIC SCALE IN FEET
1" = 120'

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

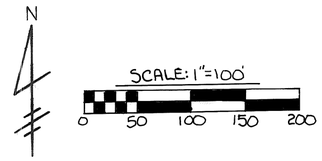
SURVEY SPLIT CREATING 2 TRACTS FOR ELWOOD HELMICK REFERENCE DEED BOOK 262 PAGE 85 IN MIAMI COUNTY ~ JUNE 14 , 2004

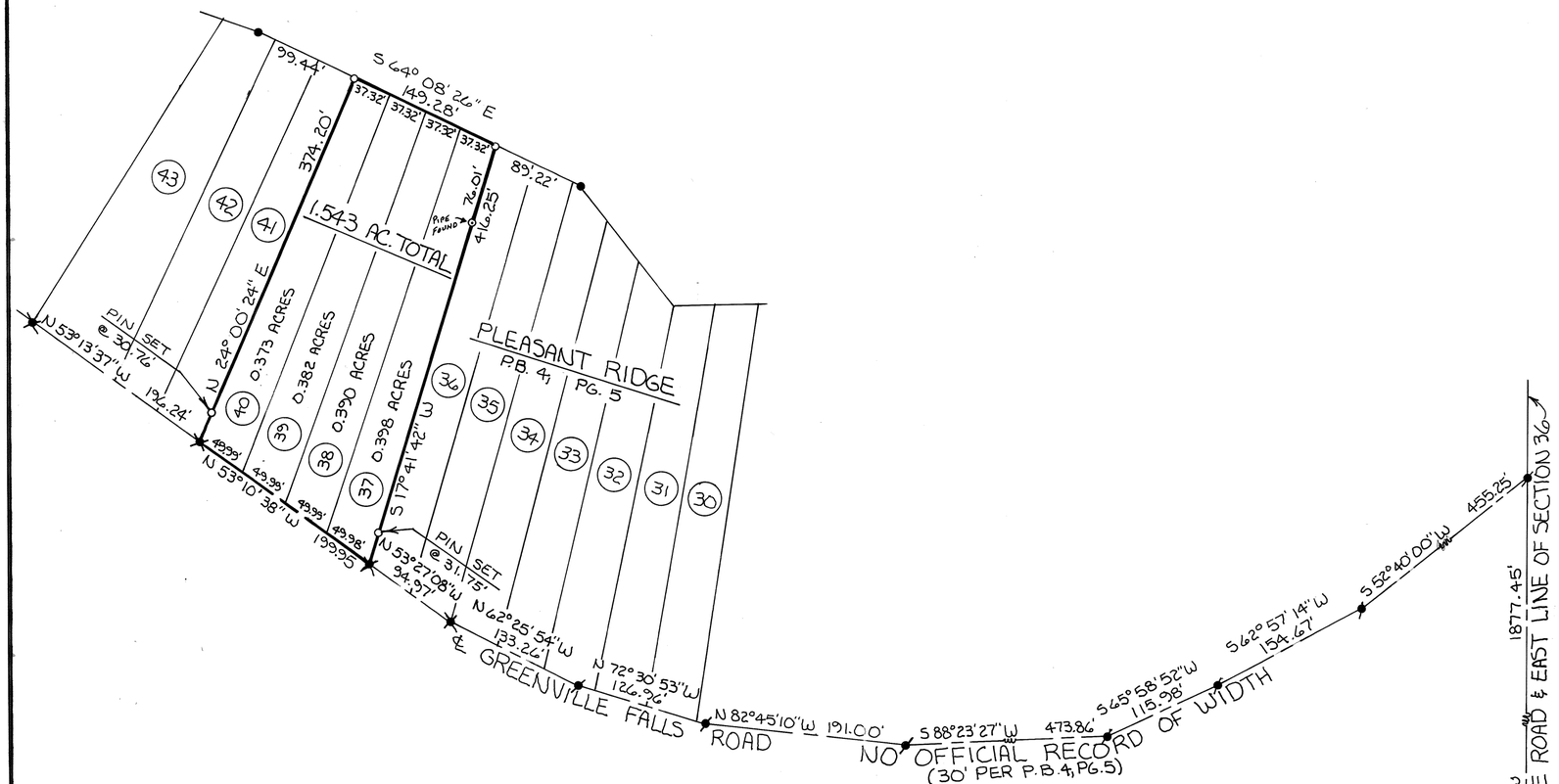
STATE OF OHIO
PHILIP C. BRUMBAUGH
5057
REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698–3000

9	4E	SE1/4 ~ 36	NEW BERRY	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 68
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS





LEGEND

- ● IRON PIN FOUND
- ✓ MAG NAIL FOUND
- ✖ R.R. SPIKE FOUND
- o 5/8" ø CAPPED IRON PIN FOUND (COZATT, S6001)

REFERENCES

VOL. 36, PG. 53
VOL. 40, PG. 56
VOL. 43, PG. 101
VOL. 48, PG. 26
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

P.B. 4, PG. 5 { MIAMI COUNTY RECORDER'S PLAT RECORDS

SURVEY OF 1.543 ACRES
FOR MARVIN MCDOWELL

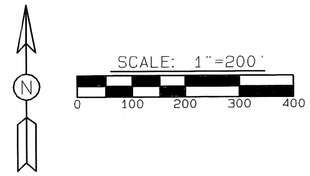
STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED
SURVEYOR

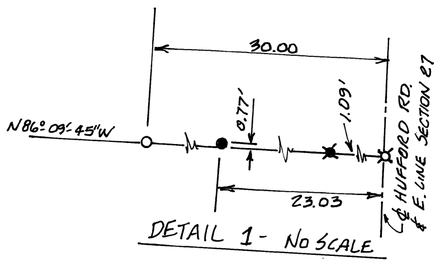
Michael W. Cozatt 4-06-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 28502

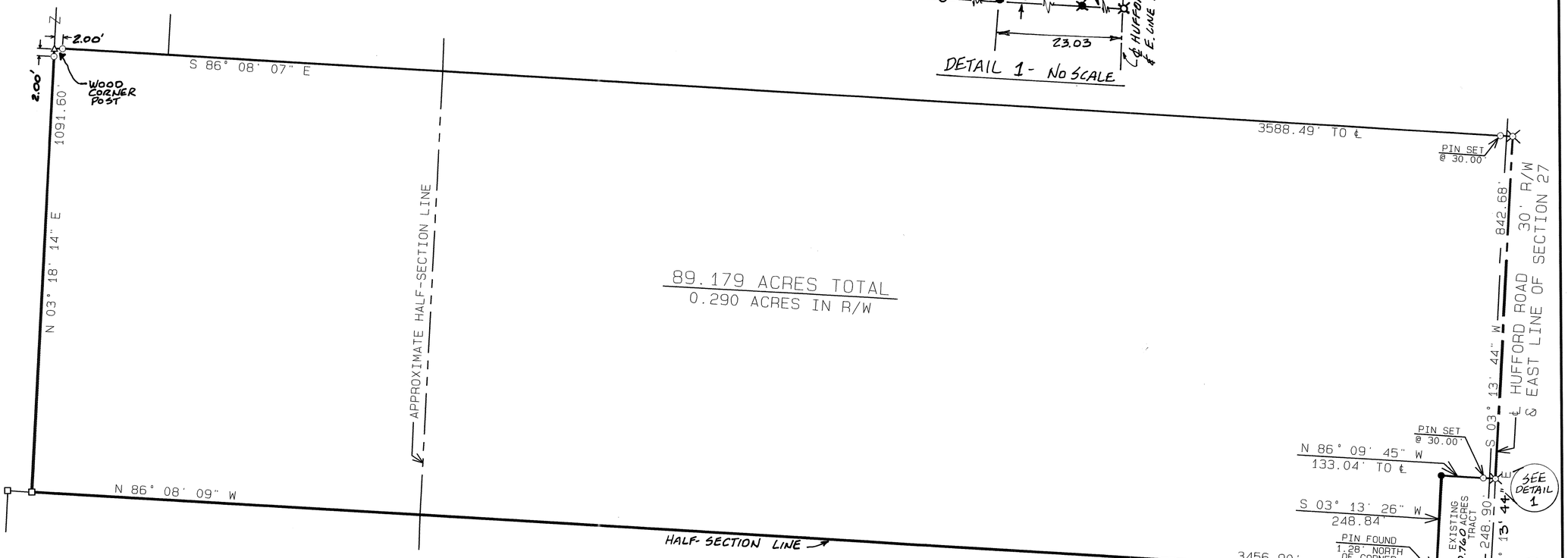
2	10BTMRS	NW 1/4 & NE 1/4~27	ELIZABETH	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 69
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



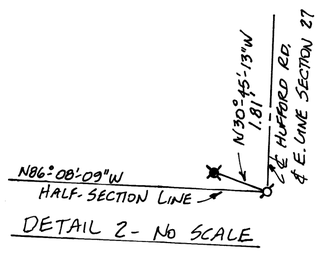


DETAIL 1- NO SCALE



89.179 ACRES TOTAL
0.290 ACRES IN R/W

SURVEY OF 89.179 ACRES
FOR WILLIAM & MARJORIE MOTT.



DETAIL 2- NO SCALE

LEGEND

- ● IRON PIN FOUND
- ✕ R.R. SPIKE FOUND
- ✕ PK NAIL FOUND
- ✕ MAG NAIL FOUND
- □ STONE FOUND
- ✕ GIN SPINDLE SET
- ○ 5/8" ⊕ CAPPED IRON PIN SET (COZATT, P.S. #6001)

REFERENCES

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

VOL.	1,	PG. 67
VOL.	1,	PG. 238
VOL.	2,	PG. 96
VOL.	2,	PG. 215
VOL.	4,	PG. 121
VOL.	16,	PG. 46
VOL.	26,	PG. 102
VOL.	32,	PG. 111
VOL.	38,	PG. 129

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 6-08-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 11204

2	11 BTMRS	33 NW 1/4	LOST CREEK	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 70
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS





0 100 200 400
Graphic Scale in Feet
1"=200'

LEGEND

- ● IRON PIN FOUND
- ○ 5/8" CAPPED IRON PIN SET (COZATT, S6001)
- ⌀ P.K. NAIL FOUND
- ⌀ MAG NAIL SET OVER SPIKE
- ✖ R.R. SPIKE FOUND
- ⌑ GIN SPINDLE SET
- △ FENCE POST FOUND
- □ STONE FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
VOLUME 2, PAGE 133
VOLUME 24, PAGE 195

SURVEY OF 80.346 Acres
FOR CHRISTY REES HOWARD

STATE OF OHIO
MICHAEL W. COZATT S-6001
REGISTERED PROFESSIONAL SURVEYOR

Michael W. Cozatt 6-21-04
MICHAEL W. COZATT
P.S. #6001

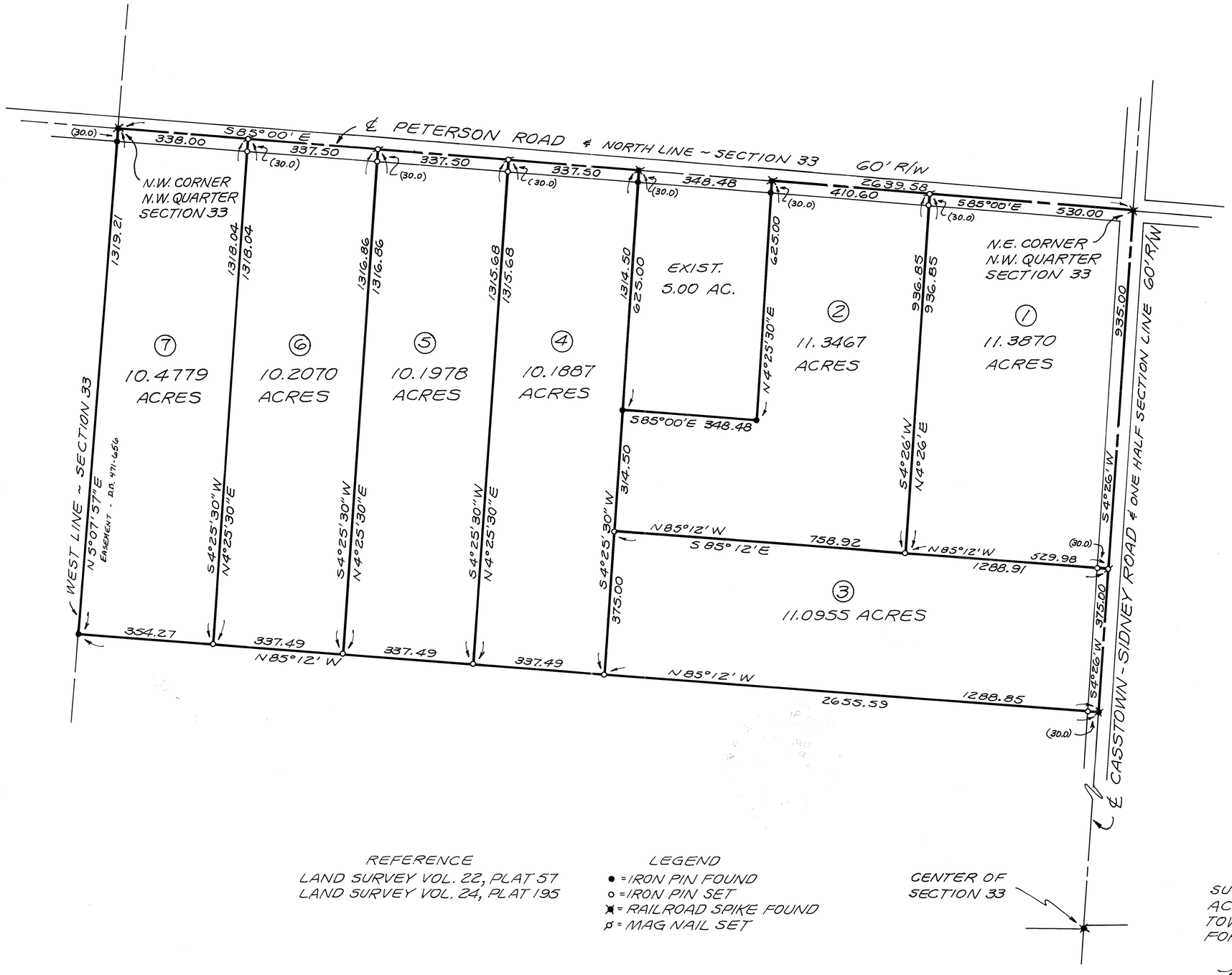
COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 15204 — (937)-339-2921
File Name: C:\Surveys\howard15204.dwg
Drawn by: DMC ~ Checked by: MWC

LOSTCREEK TOWNSHIP | N.W. QTR ~ 33 SECTION | 2 TOWN | 11 RANGE

VOLUME 48 PLAT 71
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 27 MAY, 2004

NOTE: SEE LAND SURVEY 49 PG. 42 FOR DRAINAGE EASEMENTS



REFERENCE
LAND SURVEY VOL. 22, PLAT 57
LAND SURVEY VOL. 24, PLAT 195

LEGEND
● = IRON PIN FOUND
o = IRON PIN SET
✱ = RAILROAD SPIKE FOUND
ø = MAG NAIL SET

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED PROFESSIONAL SURVEYOR

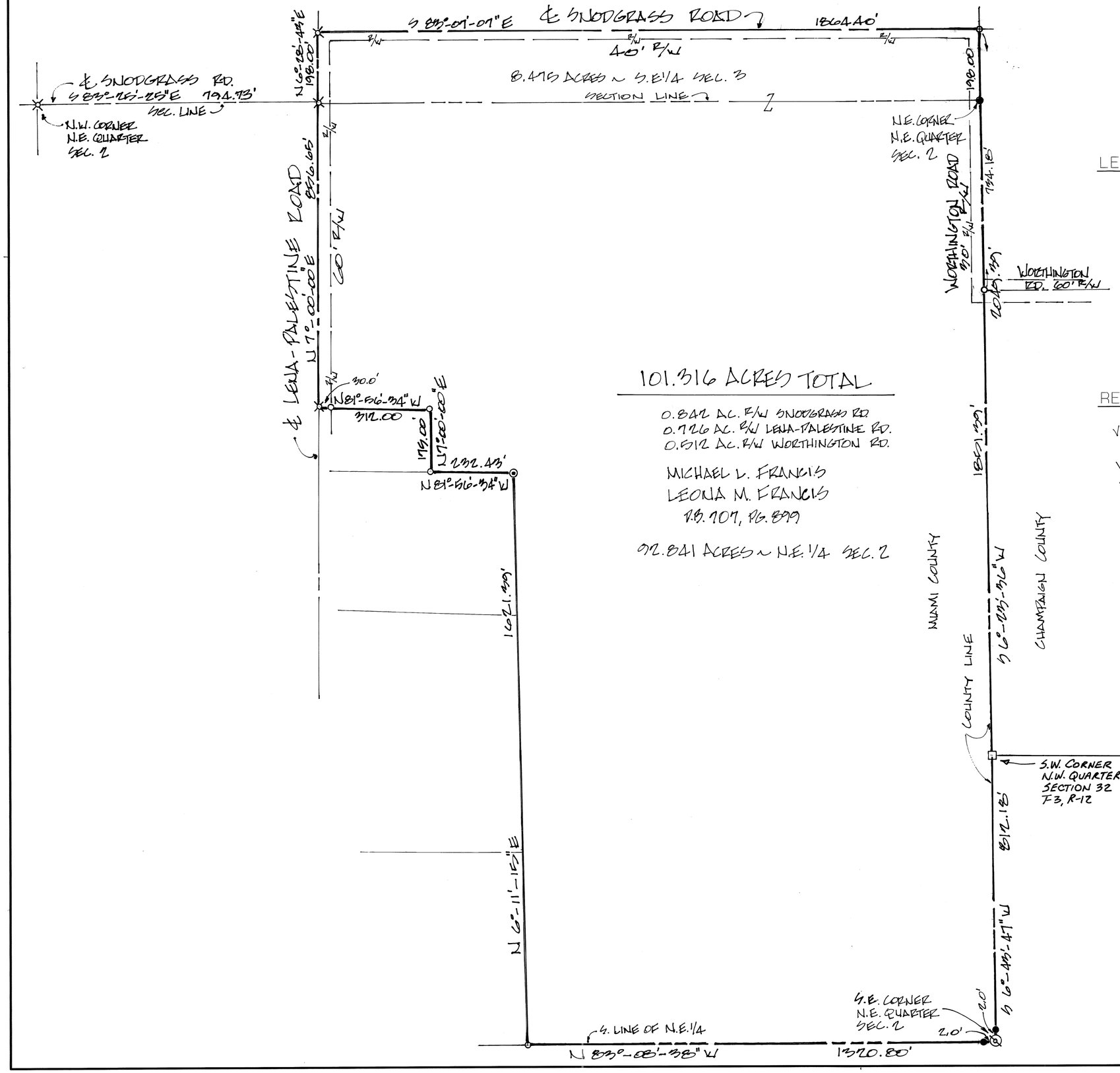
SURVEY OF DIVISION OF 74.0006 ACRES IN SECTION 33, LOSTCREEK TOWNSHIP INTO SEVEN (7) PARCELS FOR MARVIN & JOYCE GISH.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

2	12 BTMRS	2 NE1/4 & 3 SE1/4	BROWN	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 72
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



101.316 ACRES TOTAL

0.842 AC. R/W SNODGRASS RD.
0.726 AC. R/W LENA-PALESTINE RD.
0.512 AC. R/W WORTHINGTON RD.

MICHAEL L. FRANCIS
LEONA M. FRANCIS
R.B. 707, PG. 899

97.841 ACRES ~ N.E. 1/4 SEC. 2

N
SCALE: 1" = 200'
0 100 200 400

LEGEND

- ⊗ RAILROAD SPIKE FOUND
- ○ IRON PIN FOUND
- ● 5/8" ϕ CAPPED IRON PIN SET
- ⊙ PIPE POST
- ⊛ MAG NAIL FOUND IN WOOD POST
- □ STONE

REFERENCES

VOL. 45, PG. 44A MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS
VOL. 42, PG. 117 " " " "
VOL. 42, PG. 60
VOL. 42, PG. 35
VOL. 41, PG. 125 " " " "
VOL. 42, PG. 34
VOL. 34, PG. 136
VOL. 22, PG. 31
VOL 24, PG. 14 " " " "

DEED BK. 243, PG. 323 MIAMI COUNTY RECORDER'S DEED RECORDS

SURVEYS PERFORMED BY W.L. GELY P.S. IN SEC.'S 32 & 33, T-3, R-12, JOHNSON TWP., CHAMPAIGN COUNTY

SURVEY OF 101.316 ACRES FOR
MICHAEL L. & LEONA M. FRANCIS

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 6-08-04
MICHAEL W. COZATT P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO.

1	10 BTMRS	12 N.W.1/4	STAUNTON	MIAMI
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY

VOLUME 48 PAGE 73
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
JUNE, 2004



20.888 ACRES
0.241 AC. R/W

M. E. HAINES-BROWN & L. E. BROWN
CO-TRUSTEES
DEED BOOK 632, PAGE 301

NORTH

0 50 100 200

SCALE: 1"=100'

LEGEND:

- ● IRON PIN FOUND
- ○ 5/8" CAPPED IRON PIN SET
- ✕ RAILROAD SPIKE FOUND
- ⌀ MAG SPINDLE SET
- □ STONE FOUND

SURVEY REFERENCES:

PLAT BK. 13, PAGE 131 MIAMI COUNTY RECORDER'S PLAT RECORDS
VOL. 10, PAGE 11 MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS
VOL. 12, PAGE 141 MIAMI COUNTY ENGINEER'S RECORD OF LOT SURVEYS

SURVEY OF 20.888 ACRES FOR M. ELIZABETH HAINES-BROWN AND LEON E. BROWN CO-TRUSTEES

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 6-21-04

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB # 18104 MBS

BROWN TOWNSHIP | 2 SE 1/4 SECTION | 2 TOWN | 12 RANGE

VOLUME 48 PAGE 74

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

NORTHWEST CORNER SOUTHEAST QUARTER SECTION 2, TOWN 2, RANGE 12

NO MONUMENT AT CORNER, IRON PINS FOUND 2.00 FEET NORTH AND 2.00 FEET EAST, PER LAND SURVEY 42–117.

S 83°23'48" E 907.39'

(30.36') (30.36')

S 83°23'48" E 428.59'

ONE – HALF SECTION LINE

S 83°09'10" E 1321.13'

ONE–HALF SECTION LINE ESTABLISHED FROM EXISTING MONUMENTS ON SURVEYS OF RECORD, AND CONSISTENT WITH OLD EXISTING FENCES.

IRON PIN FOUND ON WIRE SIDE OF OLD WOOD CORNER POST, ON ONE–HALF SECTION LINE PER LAND SURVEY 42–34.

WORTHINGTON ROAD

N 06°31'50" E 2127.28'

NORTHEAST CORNER SOUTHEAST QUARTER SECTION 2, TOWN 2, RANGE 12

OLD 6" SQUARE CORNER POST FOUND, PER LAND SURVEY 45–33. NO FENCE RUNNING NORTH, EAST OR SOUTH. NEAREST FENCE TO WEST IS APPROXIMATELY 400 FEET. NO OTHER MONUMENTS OF RECORD ON COUNTY LINE FROM RESEARCH IN MIAMI COUNTY ENGINEER'S OFFICE AND ALSO CHAMPAIGN COUNTY ENGINEER'S OFFICE.

DEEDED PARCEL LINE PER DEED VOLUME 615, PAGE 419, FORMERLY DESCRIBED AS A 1,749 x 25 FT. STRIP OF LAND CONTAINING ONE (1) ACRE, MORE OR LESS.

℄ LENA–PALESTINE ROAD 60' R/W

N 02°23'50" W 444.97'

S 02°23'50" E 950.43'

N 83°42'47" W 307.25'

(30.35')

N 06°58'47" E 378.77'

(30.31')

S 84°08'25" E 244.55'

29.289 ACRES

(INCLUDES 0.036AC.OVERLAP)

2.405 AC. LND. 46–58

47.914 ACRES

1322.81'

ONE – HALF SECTION LINE

N 06°29'55" E

IRON PIN FOUND PER LAND SURVEY 45–33 AT THE BASE ON THE WEST FACE OF A 6" SQUARE WOOD CORNER POST. GOOD FENCES RUNNING NORTH, SOUTH, AND EAST FROM POST.

IPF, RESET

N 83°23'50" W 378.02'

(IPF, RESET AT 30.37')

S 02°23'50" E 175.00'

1.5 AC. LND. 26–62

(IPF, RESET AT 30.37')

IPF, RESET

S 83°23'50" E 378.02'

N 02°23'50" W 516.42'

220.94'

N 83°02'16" W 1115.63' (IPF TO C/L)

SURVEY OVERLAP 0.036 AC.

N 83°21'30" W 271.08'

S 01°11'44" W 5.07'

(6.64')

(30.36')

N 83°02'16" W 271.56'

DETAIL N.T.S.

SEE DETAIL

OVERLAP IN DEEDS AND SURVEY DISCOVERED. MONUMENTS WERE FOUND FROM ESTABLISHED 2.000 ACRE TRACT, PER LAND SURVEY 26–56. ACCORDING TO MONUMENTS FOUND PER LAND SURVEY 45–33 ESTABLISHING THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION TWO (2), A 0.036 ACRE PORTION OVERLAPS INTO THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION TWO (2).

2.0 AC. LND. 26–56

(30.37')

N 83°02'16" W 1541.36'

1343.93'

N 06°29'55" E

79.744 AC.

LND. 45–33

N 83°15'21" W 1292.21'

RRSF OVER STONE AT SOUTHWEST CORNER SOUTHEAST QUARTER SECTION 2, TOWN 2, RANGE 12

℄ SNYDER ROAD 60' R/W & SOUTH LINE SECTION 2

N 83°15'21" W 1364.52'

RRSF OVER STONE AT SOUTHEAST CORNER SOUTHEAST QUARTER SECTION 2, TOWN 2, RANGE 12

1333.82'

S 06°30'24" W

EAST LINE SECTION 2

1333.82'

S 06°30'24" W

JOHNSON TOWNSHIP SEC. 32, T. 3, R. 12

MIAMI COUNTY

CHAMPAIGN COUNTY

PROPERTY CORNER ESTABLISHED BY SPLITTING INTO TWO EQUAL PARTS EAST LINE OF SECTION TWO (2) AND COUNTY LINE FROM RAILROAD SPIKE FOUND IN SNYDER ROAD TO 6" SQUARE OLD WOOD FENCE POST. IRON PIN PER LAND SURVEY 45–33 FOUND SOUTH 79°18'56" EAST 3.92 FEET FROM IRON PIN SET AT PROPERTY CORNER.

N

0 100 200 400

GRAPHIC SCALE IN FEET
1" = 200'

LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ✕ RAILROAD SPIKE FOUND
- ◎ WOOD CORNER POST FOUND

REFERENCES

LAND SURVEYS:

VOLUME 26, PAGE 56
VOLUME 26, PAGE 62
VOLUME 38, PAGE 177
VOLUME 42, PAGE 34
VOLUME 42, PAGE 117
VOLUME 45, PAGE 33
VOLUME 46, PAGE 58

DEED BOOK:

VOLUME 247, PAGE 520
VOLUME 615, PAGE 419
" 750 " 210
" 750 " 516

SURVEY FOR CLELA HALL, LOIS DEATON & EVELYN MARRS, CO–TRUSTEES, IN MIAMI COUNTY, OHIO ~ JUNE 9, 2004

STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

THOMAS R. ZECHMAN
OHIO REGISTERED PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773–9479

31 (S.W. 1/4) SECTION | 7 TOWN | 5 RANGE | NEWTON TOWNSHIP

CORPORATION | SECTION

VOL. 48 PLAT NO. 75

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 100 FEET

HALF SEC. LINE

S 88° 23' 23" E
806.12

(15.00)

HALF SEC. LINE

HALF SEC. LINE

N.E. COR. OF S.W. QR. OF SEC. 31

60' R/W

N 1° 07' 15" E
479.29

13.824 Ac.

℄

S 88° 33' 45" E
215.88

146.54
N 87° 38' 40" W

N 2° 35' 45" E
243.79

882.84
S 1° 04' 00" W

73

NO.

ROAD

686.46
N 75° 05' 40" W

L.S. VOL. 41, P. 93

N 1° 07' 15" E
674.75

(20.00)

270.23
S 1° 04' 00" W

STICHTER

10.885 Ac.

℄

1023.08
N 88° 28' 52" W

(30.00)

HALF SEC. LINE

N

SCALE: 1" = 100'

NOTE

- o = IRON PIN SET
- ⊗ = IRON PIN FOUND
- ✖ = R.R. SPIKE FOUND
- ● = P.K. NAIL SET

Basis of Brgs.: L.S. VOL. 41, P. 93

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

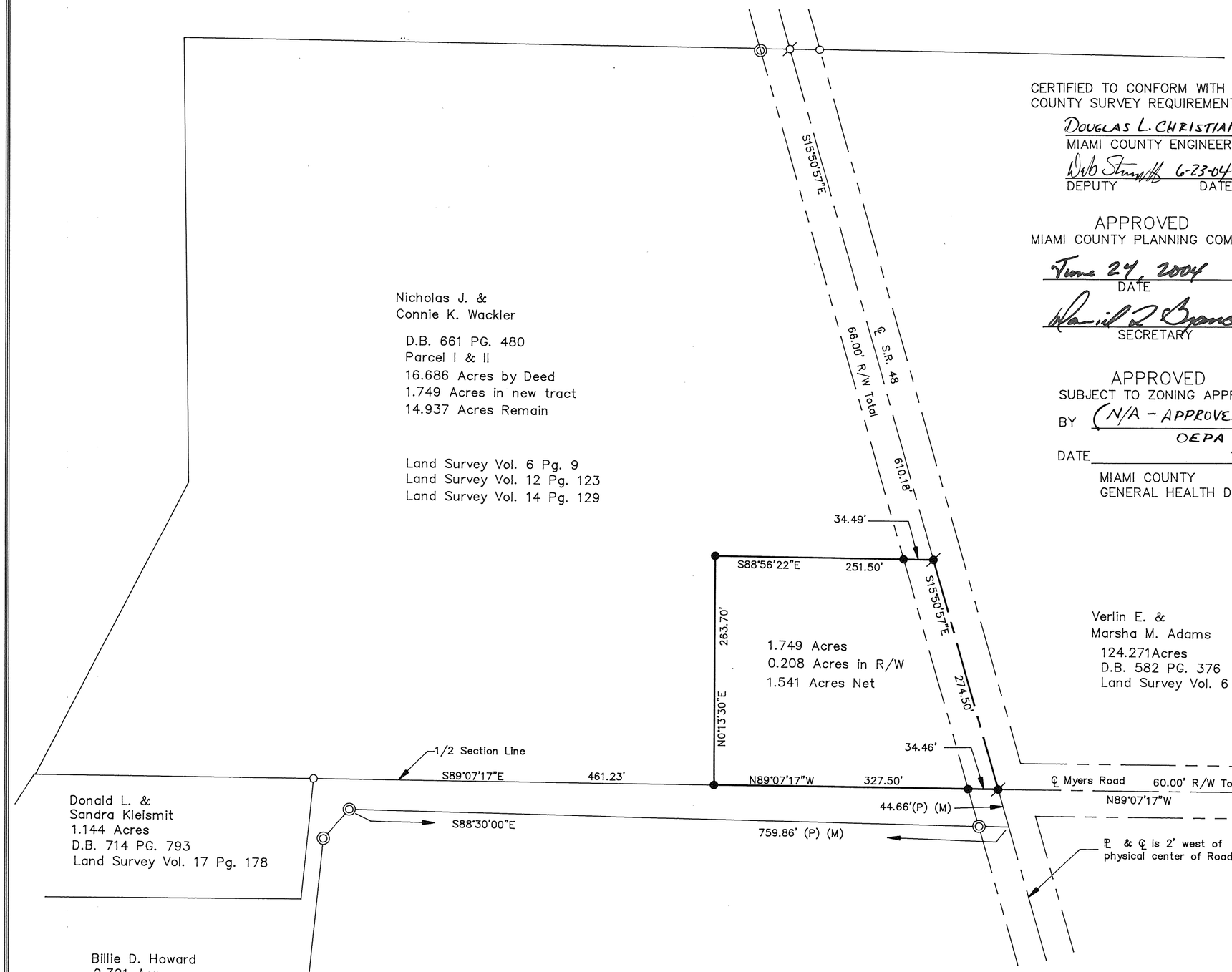
SURVEY OF TWO TRACTS
FOR
RICK SERGENT
WEST MILTON - OHIO

DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	SHEET NO.
JUNE - 2004	D.T.	1/1
FILE NO. 170604	TRACKED BY	
	CHECKED BY D.T.	

NW 1/4 SEC. 5	7	5 EAST	NEWTON	MIAMI	OHIO
SECTION	TOWN	RANGE	TOWNSHIP	COUNTY	STATE

VOLUME NO. 48 PLAT NO. 76
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
DATE: MAY 2004



Nicholas J. &
Connie K. Wackler

D.B. 661 PG. 480
Parcel I & II
16.686 Acres by Deed
1.749 Acres in new tract
14.937 Acres Remain

Land Survey Vol. 6 Pg. 9
Land Survey Vol. 12 Pg. 123
Land Survey Vol. 14 Pg. 129

Verlin E. &
Marsha M. Adams
124.271Acres
D.B. 582 PG. 376
Land Survey Vol. 6 Pg. 9

Donald L. &
Sandra Kleismit
1.144 Acres
D.B. 714 PG. 793
Land Survey Vol. 17 Pg. 178

Billie D. Howard
2.321 Acres
D.B. 646 PG. 744
Land Survey Vol. 12 Pg. 123

CERTIFIED TO CONFORM WITH MIAMI
COUNTY SURVEY REQUIREMENTS

Douglas L. Christian
MIAMI COUNTY ENGINEER

Deb Stumpf 6-23-04
DEPUTY DATE

APPROVED
MIAMI COUNTY PLANNING COMMISSION

June 24, 2004
DATE

Harold L Brandewie
SECRETARY

APPROVED
SUBJECT TO ZONING APPROVAL
BY (N/A - APPROVED BY OEPA)
DATE
MIAMI COUNTY
GENERAL HEALTH DEPT.

N

SCALE: 1" = 100'
0 50 100 150 200

BASIS OF BEARING IS ASSUMED AND IS USED
TO DENOTE ANGULAR MEASUREMENT ONLY.

LEGEND

- □ STONE FOUND
- ⌀ MAG NAIL OR PK NAIL FOUND
- ○ REBAR OR PIN FOUND
- ◎ IRON PIPE FOUND
- ⌀ MAG NAIL SET
- ● 5/8" X 30" REBAR SET W/ CAP STAMPED "LJBILL PS 7557"

ALL MONUMENTS IN GOOD CONDITION
UNLESS NOTED OTHERWISE.

SURVEY REFERENCES

Miami County Engineer's Record of Land Surveys

Survey Volume	6	Page 9
Survey Volume	12	Page 123
Survey Volume	13	Page 113
Survey Volume	14	Page 125
Survey Volume	14	Page 129
Survey Volume	17	Page 178
Survey Volume	37	Page 83
Survey Volume	37	Page 87

Miami County Recorder's Deed Records
Deed Book 661 Page 480

SURVEY FOR JASON WACKLER

BY

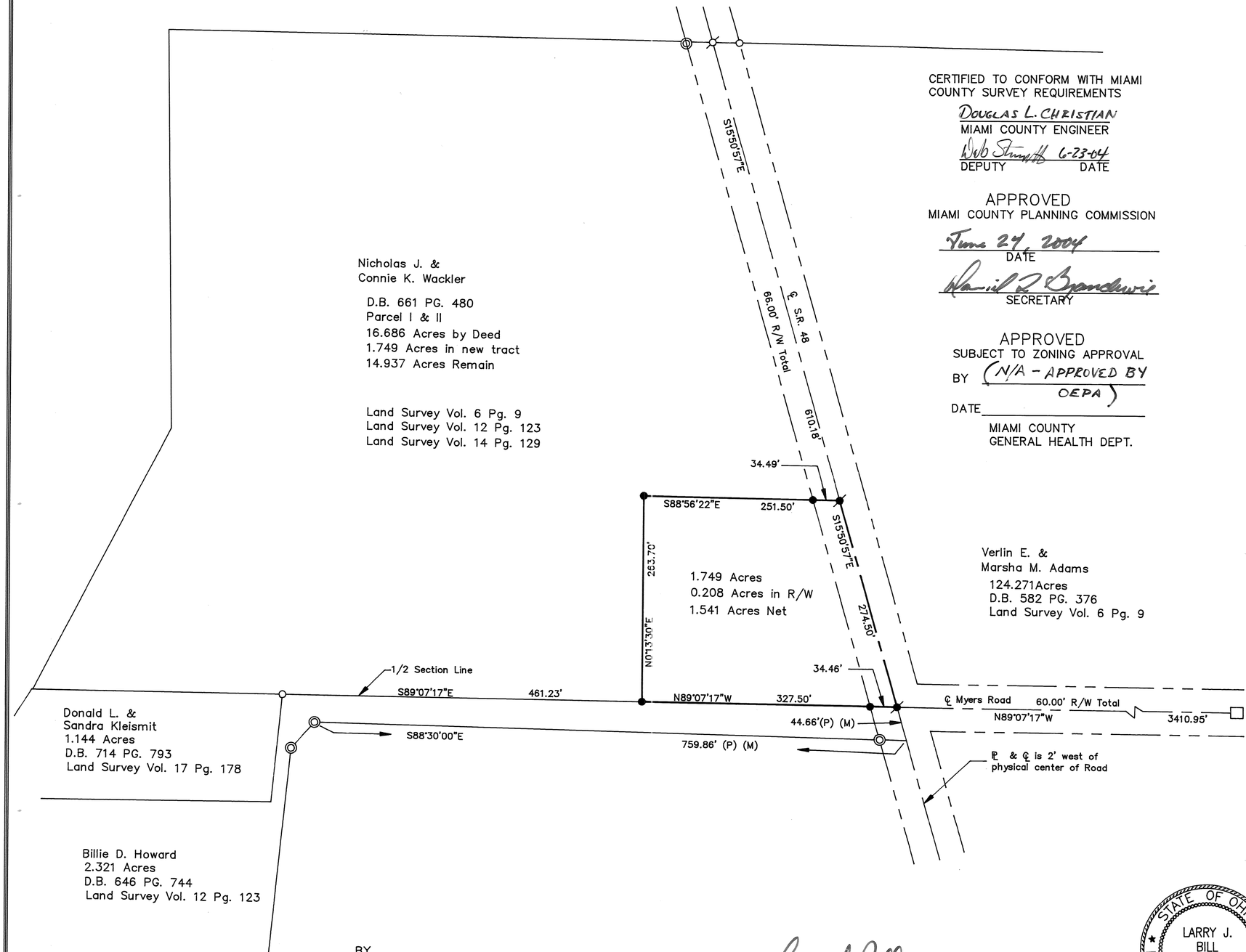
Larry J. Bill June 23, 2004
LARRY J. BILL, P.S. #7557 DATE

STATE OF OHIO
LARRY J. BILL
S-7557
REGISTERED
PROFESSIONAL SURVEYOR

Larry J. Bill
Professional Surveyor
9826 New Harrison–Bradford Road
Bradford, Ohio 45308
Phone (937) 448–6320
Fax (937) 448–6323
e–mail larrybill@bright.net

NW 1/4 SEC. 5	7	5 EAST	NEWTON	MIAMI	OHIO
SECTION	TOWN	RANGE	TOWNSHIP	COUNTY	STATE

VOLUME NO. 48 PLAT NO. 76
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
DATE: MAY 2004



CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS

Douglas L. Christian
MIAMI COUNTY ENGINEER

Bob Stumbo 6-23-04
DEPUTY DATE

APPROVED
MIAMI COUNTY PLANNING COMMISSION

June 24, 2004
DATE

Daniel L Brandewie
SECRETARY

APPROVED
SUBJECT TO ZONING APPROVAL
BY (N/A - APPROVED BY OEPA)
DATE _____
MIAMI COUNTY
GENERAL HEALTH DEPT.

N

SCALE: 1" = 100'

0 50 100 150 200

BASIS OF BEARING IS ASSUMED AND IS USED TO DENOTE ANGULAR MEASUREMENT ONLY.

LEGEND

- □ STONE FOUND
- ⌀ MAG NAIL OR PK NAIL FOUND
- ○ REBAR OR PIN FOUND
- ◎ IRON PIPE FOUND
- ⌀ MAG NAIL SET
- ● 5/8" X 30" REBAR SET W/ CAP STAMPED "LJBILL PS 7557"

ALL MONUMENTS IN GOOD CONDITION UNLESS NOTED OTHERWISE.

SURVEY REFERENCES

Miami County Engineer's Record of Land Surveys

Survey Volume 6	Page 9
Survey Volume 12	Page 123
Survey Volume 13	Page 113
Survey Volume 14	Page 125
Survey Volume 14	Page 129
Survey Volume 17	Page 178
Survey Volume 37	Page 83
Survey Volume 37	Page 87

Miami County Recorder's Deed Records
Deed Book 661 Page 480

SURVEY FOR JASON WACKLER

BY

Larry J. Bill June 23, 2004
LARRY J. BILL, P.S. #7557 DATE

STATE OF OHIO
LARRY J. BILL
S-7557
REGISTERED PROFESSIONAL SURVEYOR

Larry J. Bill
Professional Surveyor
9826 New Harrison–Bradford Road
Bradford, Ohio 45308
Phone (937) 448–6320
Fax (937) 448–6323
e–mail larrybill@bright.net

21 (S.W. 1/4) SECTION | 1 TOWN | 11 RANGE | STAUNTON TOWNSHIP

VOL. 48 PLAT NO. 77

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 100 FEET

CORPORATION

SECTION

L.S. VOL. 40, P. 16

L.S. VOL. 47, P. 26

60' R/W

15

NO. PIQUA ROAD

N 12°39'24" W 240.06

(30.09)

N 81°53'41" E 375.03

1.502 Ac.

N 12°39'24" W 175.00

S 12°39'24" E 175.00

375.03 S 81°53'41" W

(30.09)

L.S. VOL. 40, P. 16

TROY - PIQUA ROAD NO. 1

N 12°35'24" W 411.00

60' R/W

SECTION LINE

960.08 N 80°56'50" W

RUSK ROAD NO. 187

S.E. COR. OF S.W. QR. OF SEC. 21

ORBISON ROAD NO. 189

30' R/W

SECTION LINE

HALF SECTION LINE

SCALE: 1" = 100'

N

APPROVED
Miami County Planning Commission
Date June 30th 2004
David L. Brandewie

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY RECORDS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Deb Sinnott 6-28-04
DEPUTY

APPROVED
Subject To Zoning Approval
By Penny Foster, R.S.
Date 6/28/04
Miami County Health District

NOTE

- o = IRON PIN SET
- ⊗ = IRON PIN FOUND
- • = P.K. NAIL SET
- ✓ = P.K. NAIL FOUND
- ✗ = GIN SPINDLE FOUND

BASIS OF BRGS. ℄ SEC. COR. TIE: L.S. VOL. 47, P. 26

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF 1.502 AC. TRACT
FOR
MARK KINDELL
TROY - OHIO

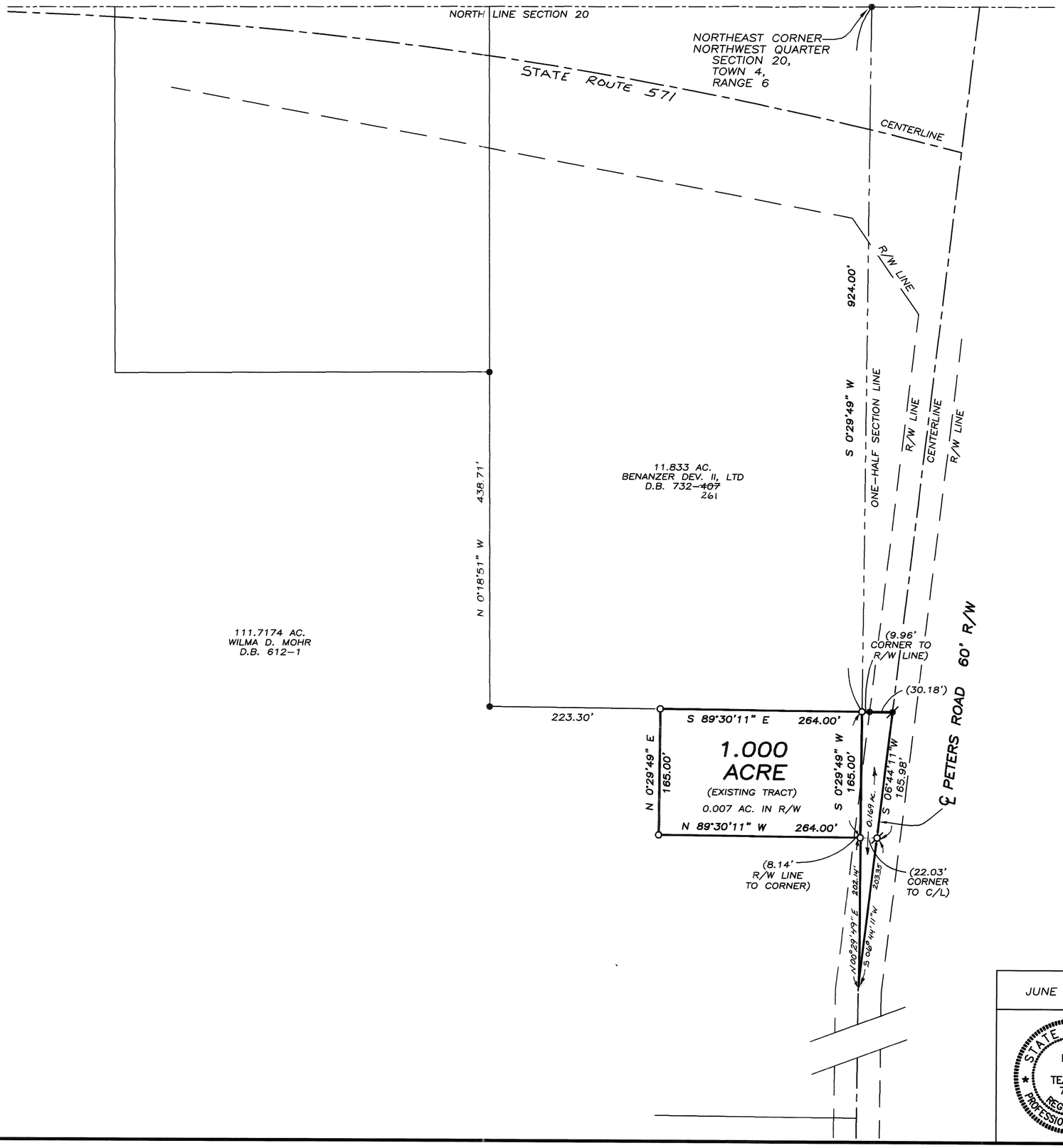
DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	SHEET NO.
JUNE - 2004	D.T.	1/1
FILE NO. 120504	TRACKED BY	
	CHECKED BY D.T.	

MONROE TOWNSHIP | 20 NW 1/4 & NE 1/4 SECTION | 4 TOWN | 6 RANGE

VOLUME 48 PAGE 78

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



LEGEND

- ○ CAPPED IRON PIN SET
- ● IRON PIN FOUND
- ⌀ P.K. NAIL SET
- ⌀ P.K. NAIL FOUND

BASIS OF BEARINGS:
EAST LINE NORTHWEST QUARTER PER LAND SURVEY 47-53

REFERENCES

LAND SURVEYS:
VOLUME 34, PAGE 94
VOLUME 47, PAGE 53

DEED BOOK:
VOLUME 612, PAGE 1
VOLUME 749, PAGE 407

RECORD PLAT:
VOLUME 8, PAGE 104

0 50 100 200
GRAPHIC SCALE IN FEET
1" = 100'

0.169 AC. ADDED JULY 23, 2004

JUNE 26, 2004	SURVEY FOR JONATHAN & ANGELA WOODWARD IN MIAMI COUNTY, OHIO
STATE OF OHIO NEIL E. TEAFORD 7724 REGISTERED PROFESSIONAL SURVEYOR	Neil E. Teaford, P.S. NEIL E. TEAFORD 5620 TROY-URBANA ROAD CASSTOWN, OHIO 45312 OHIO REGISTERED PROFESSIONAL SURVEYOR # 7724

SPRINGCREEK / TOWNSHIP | S.E. QTR ~ 9 / SECTION | 1 / TOWN | 12 / RANGE

VOLUME 48 PLAT 79
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 29 JUN, 2004



LEGEND

- ● = IRON PIN FOUND
- ○ = IRON PIN SET
- ✱ = RAILROAD SPIKE FOUND
- ⌀ = MAG NAIL SET

REFERENCE

LAND SURVEY VOL. 37; PLAT 168
LAND SURVEY VOL. 43; PLAT 192
LAND SURVEY VOL. 44; PLAT 65

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED PROFESSIONAL SURVEYOR

SURVEY OF 48.556 ACRES IN
SPRINGCREEK TOWNSHIP FOR
JEAN R. REDINBO, TRUSTEE.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

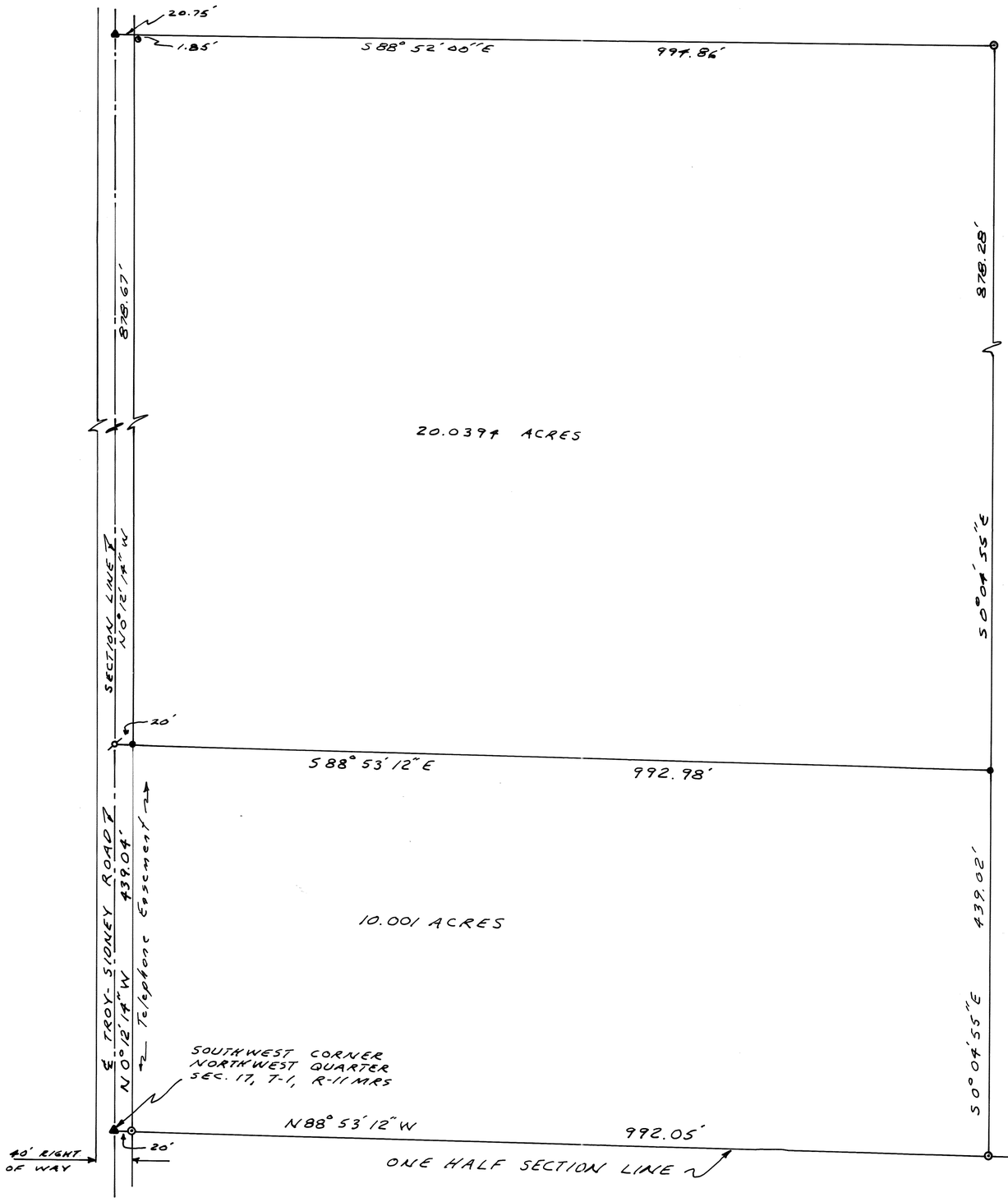
1	11 MRS	17	N.W.	SPRINGCREEK
TOWN	RANGE	SECTION	QUARTER	TOWNSHIP

VOLUME NO. 48 PLAT NO 80
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

JULY, 2004

SCALE: 1 INCH = 100 FEET

0 100 200



N

REFERENCES

DEED BOOK NO. 600 PAGE NO. 338
LAND SURVEY VOL. 35 PLAT 161

LEGEND

- ⊙ 5/8" IRON PIN FOUND ~ INSIDE PIPE
- ▲ MAG NAIL SET OVER RAILROAD SPIKE
- ● 5/8" CAPPED IRON PIN SET
- ⊗ 1" MONUMENT SPIKE SET

NOTE:
DIMENSIONS ADDED TO 20.0397 ACRE
TRACT ON 30 JULY 2004
Michael H. Treon P.S.

STATE OF OHIO
MICHAEL
HENRY
TREON
5621
REGISTERED
SURVEYOR

SURVEY FOR
MARVIN L. & REBECCA A. ELY

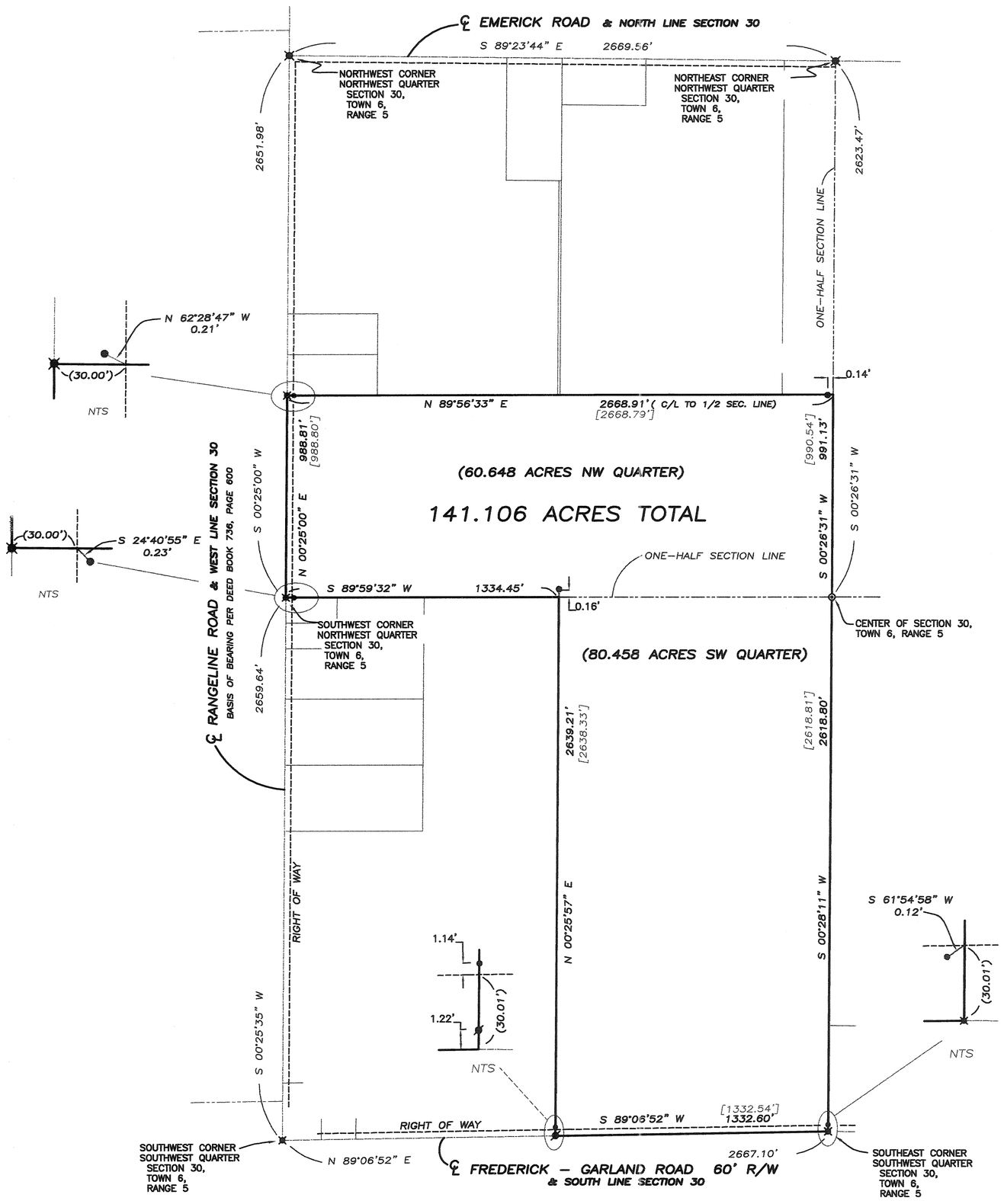
MICHAEL H. TREON TROY, OHIO

Michael H. Treon
REGISTERED SURVEYOR NO. 5621

UNION TOWNSHIP | 30 NW,SW 1/4 SECTION | 6 TOWN | 5 RANGE

VOLUME 48 PAGE 81

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



LEGEND

- ● IRON PIN FOUND
- ⊙ IRON PIPE FOUND
- ◪ P.K. NAIL FOUND
- ⌑ RAILROAD SPIKE SET
- ⌑ RAILROAD SPIKE FOUND

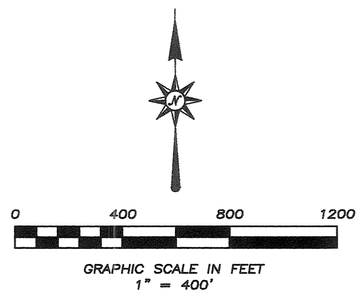
[244.00'] BEARING / DISTANCE OF RECORD

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:

VOLUME 3, PAGE 321
VOLUME 4, PAGE 57
VOLUME 14, PAGE 44
VOLUME 18, PAGE 184
VOLUME 24, PAGE 14
VOLUME 29, PAGE 111
VOLUME 31, PAGE 137
VOLUME 34, PAGE 143
VOLUME 38, PAGE 140
VOLUME 40, PAGE 6
VOLUME 46, PAGE 49

DEED BOOK 736, PAGE 599



GRAPHIC SCALE IN FEET
1" = 400'

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

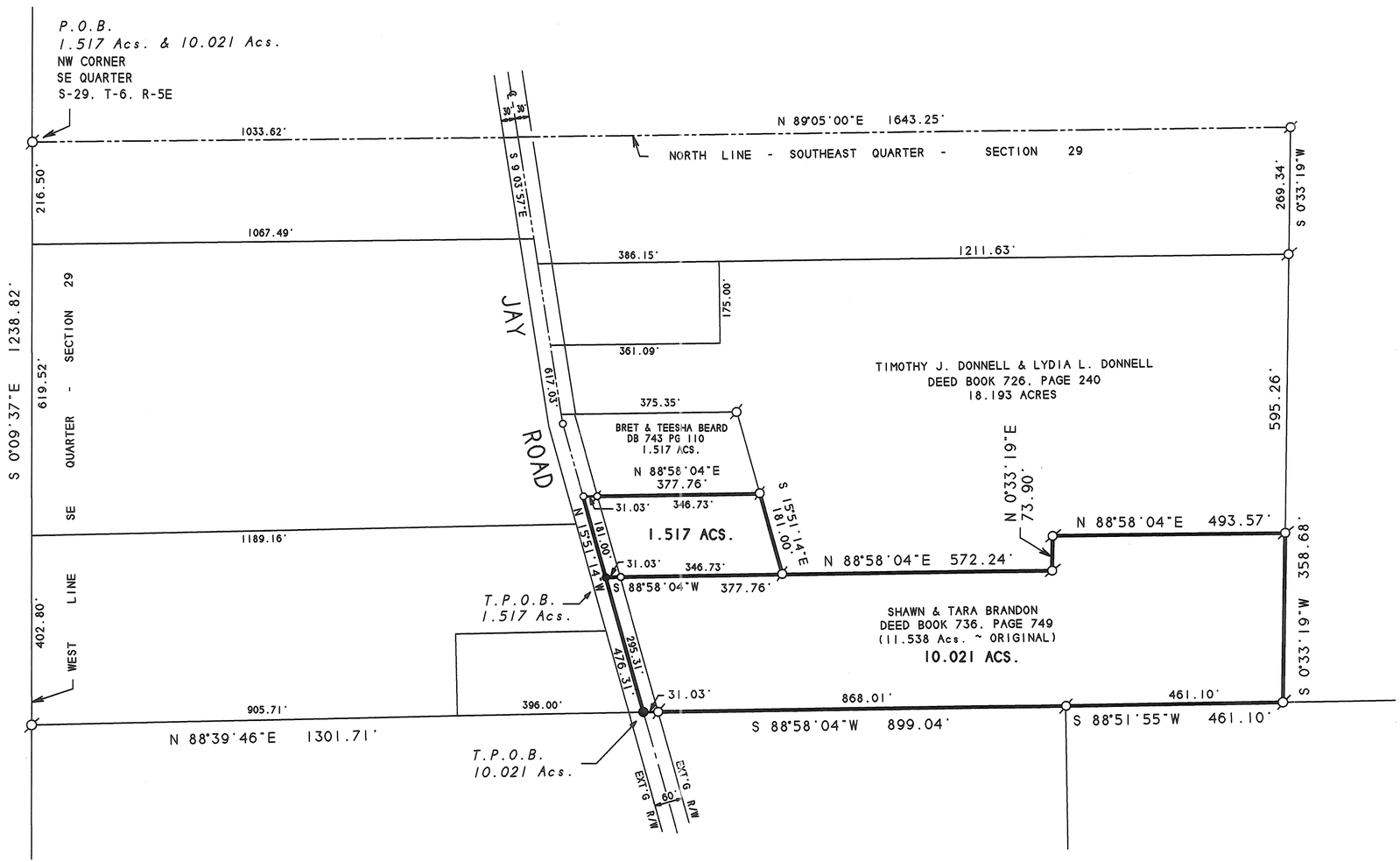
BOUNDARY SURVEY FOR BILL GRILLIOT
DEED BOOK 736 PAGE 599 IN MIAMI COUNTY ~ JUNE 22, 2004

STATE OF OHIO
PHILIP C. BRUMBAUGH 5057
REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698-3000

VOLUME 48 PAGE 82
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

29	6	5 EAST	UNION	MIAMI	OHIO
SECTION	TOWN	RANGE	TOWNSHIP	COUNTY	STATE



NORTH
1"=200'

0' 100' 200' 300' 400'
graphic scale

BEARINGS WERE MADE TO
AGREE WITH PRIOR SURVEYS
(VOLUME 47, PAGE 102)

LEGEND

- ○ – RAILROAD SPIKE FOUND
- ⌀ – IRON PIN FOUND (5/8" dia.)
- ● – PK NAIL FOUND

SURVEY REFERENCES

VOLUME 42, PAGE 121
VOLUME 43, PAGE 172
VOLUME 45, PAGE 130
VOLUME 46, PAGE 138
VOLUME 47, PAGE 102

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

OWNERS

SHAWN & TARA BRANDON
DEED BOOK 736, PAGE 749

OCCUPATION APPEARS TO
AGREE WITH OWNERSHIP

STATE OF OHIO
DAVID R. WINEMILLER
7197
REGISTERED PROFESSIONAL SURVEYOR

DAVID R. WINEMILLER
OHIO REG. LAND SURVEYOR No. 7197

APPROVED
Subject To Zoning Approval
By _____
Date July 13, 2004
Miami County Health District

APPROVED
Miami County Planning Commission
Date July 19, 2004
Secretary _____

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY RECORD EVENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Dennis A. Vendley 7-13-04
DEPUTY DATE

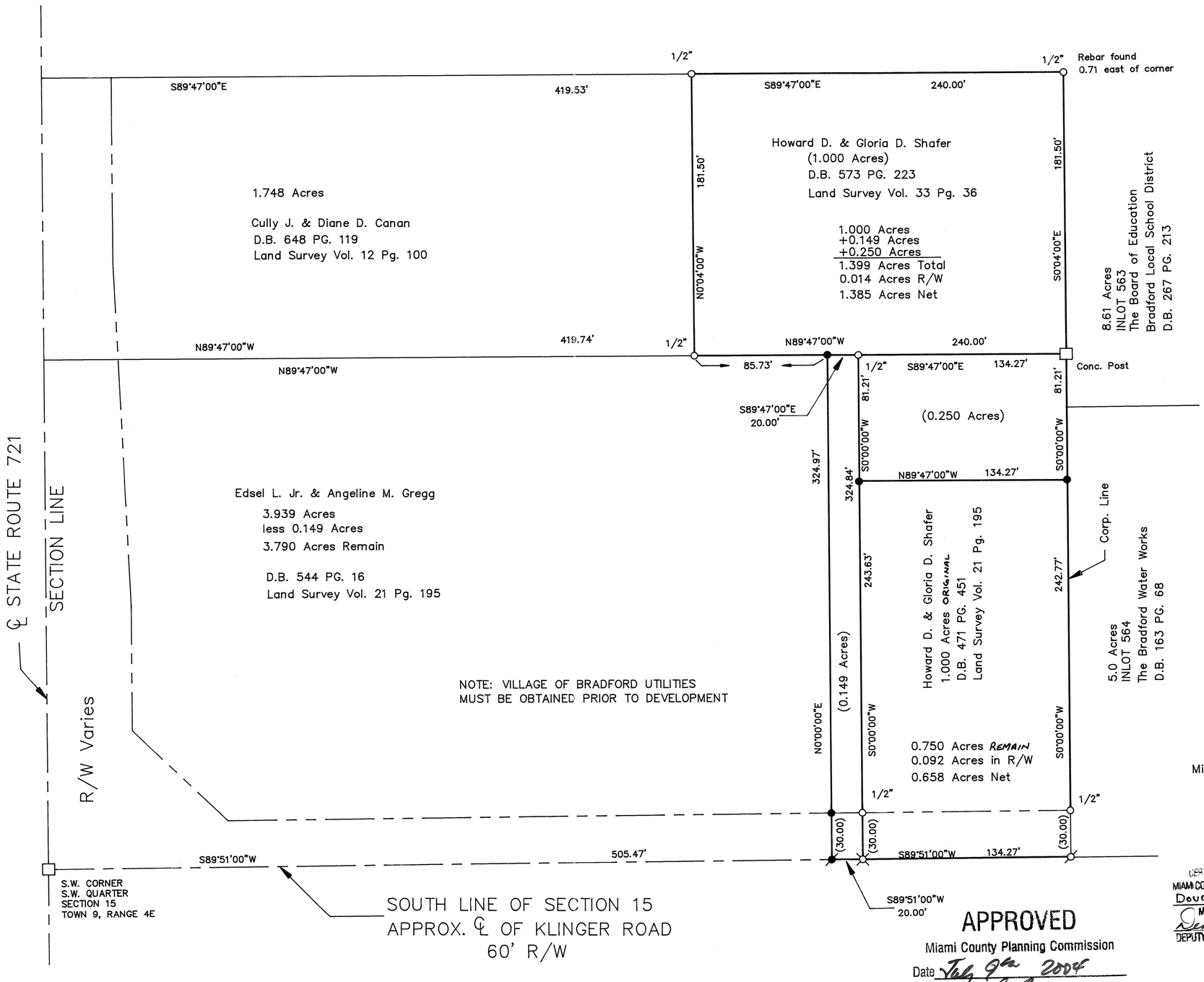
PLAT OF SURVEY
~for~
SHAWN & TARA BRANDON

JULY 6, 2004

THOMAS WINEMILLER & ASSOCIATES, INC.
CIVIL ENGINEERS - LAND SURVEYORS
34 EAST NATIONAL ROAD
VANDALIA, OHIO 45377
1-(937)-898-5862
FAX: 898-5716

S.W. 1/4 SEC. 15	9	4E	NEWBERRY	MIAMI	OHIO
SECTION	TOWNSHIP	RANGE	TOWNSHIP	COUNTY	STATE

VOLUME NO. 48 PLAT NO. 83
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
DATE: JUNE 2004



BASIS OF BEARING IS THE SOUTH LINE OF THE SOUTHWEST QUARTER BEING S89°51'00"W AS SHOWN IN LAND SURVEY VOLUME 21 PAGE 195

N

SCALE: 1" = 50'

0 25 50 75 100

LEGEND

- MON. BOX
- MAG NAIL OR PK NAIL FOUND
- MAG NAIL SET
- R.R. SPIKE FOUND
- REBAR OR PIN FOUND (SIZE SHOWN)
- IRON PIPE FOUND (SIZE SHOWN)
- 5/8" X 30" REBAR SET W/ CAP STAMPED "LJBILL PLS 7557"

ALL MONUMENTS IN GOOD CONDITION UNLESS NOTED OTHERWISE.

SURVEY REFERENCES

Miami County Engineer's Record of Land Surveys

Survey Volume 12 Page 100
Survey Volume 21 Page 195
Survey Volume 33 Page 36

CERTIFIED TO BE ACCURATE
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTMAS
MIAMI COUNTY ENGINEER
DEPUTY 7-7-2004 DATE

APPROVED
Miami County Planning Commission
Date July 9th 2004
Secretary [signature]

APPROVED
MIAMI COUNTY PLANNING COMMISSION

DATE

SECRETARY

STATE OF OHIO
LARRY J. BILL
S-7557
REGISTERED
PROFESSIONAL SURVEYOR

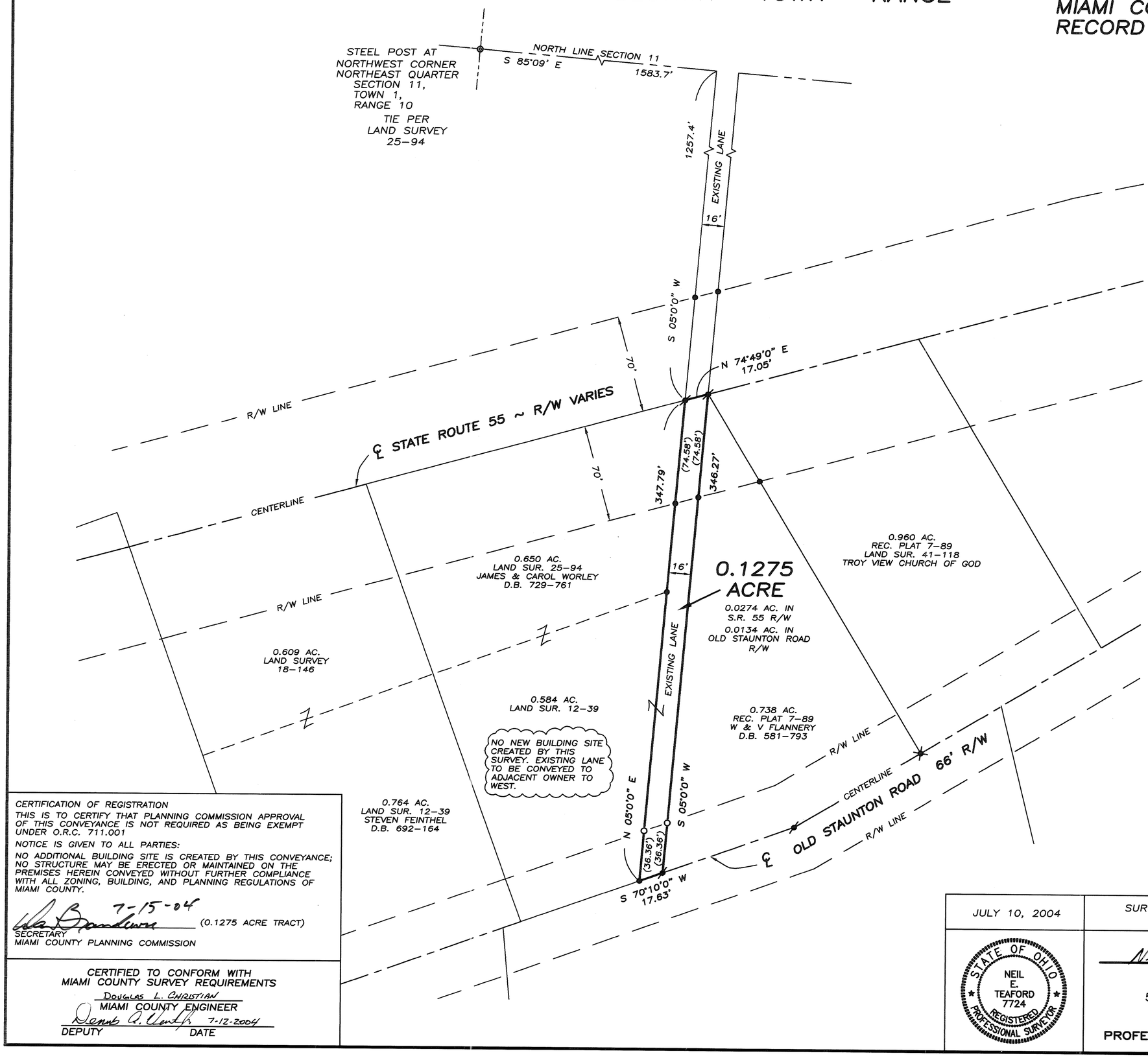
Larry J. Bill July 6, 2004
LARRY J. BILL, P.S. #7557 DATE

Larry J. Bill
Professional Surveyor
9826 New Harrison–Bradford Road
Bradford, Ohio 45308
Phone (937) 448–6320
Fax (937) 448–6323
e–mail larrybill@bright.net

STAUNTON TOWNSHIP | 11 NE ¼ SECTION | 1 TOWN | 10 RANGE

VOLUME 48 PAGE 84

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



LEGEND

- ○ CAPPED IRON PIN SET
- ● IRON PIN FOUND
- ⊘ P.K. NAIL FOUND
- ✕ GIN SPINDLE FOUND
- ◎ STEEL POST

BASIS OF BEARINGS:
LAND SURVEY 47–53

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:

VOLUME 8, PAGE 131
VOLUME 12, PAGE 39
VOLUME 18, PAGE 146
VOLUME 21, PAGE 76
VOLUME 25, PAGE 94
VOLUME 29, PAGE 177
VOLUME 38, PAGE 53
VOLUME 41, PAGE 62
VOLUME 41, PAGE 118

MIAMI COUNTY RECORDER'S DEED BOOK RECORDS:

VOLUME 639, PAGE 789, 791
VOLUME 729, PAGE 761

MIAMI COUNTY RECORDER'S PLAT RECORDS:

VOLUME 7, PAGE 89

0 25 50 100
GRAPHIC SCALE IN FEET
1" = 50'

CERTIFICATION OF REGISTRATION

THIS IS TO CERTIFY THAT PLANNING COMMISSION APPROVAL OF THIS CONVEYANCE IS NOT REQUIRED AS BEING EXEMPT UNDER O.R.C. 711.001

NOTICE IS GIVEN TO ALL PARTIES:

NO ADDITIONAL BUILDING SITE IS CREATED BY THIS CONVEYANCE; NO STRUCTURE MAY BE ERECTED OR MAINTAINED ON THE PREMISES HEREIN CONVEYED WITHOUT FURTHER COMPLIANCE WITH ALL ZONING, BUILDING, AND PLANNING REGULATIONS OF MIAMI COUNTY.

7-15-04
(0.1275 ACRE TRACT)
SECRETARY
MIAMI COUNTY PLANNING COMMISSION

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS

DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY
7-12-2004
DATE

JULY 10, 2004

SURVEY FOR STEVE & CAROL WORLEY IN MIAMI COUNTY, OHIO

STATE OF OHIO
NEIL E. TEAFORD 7724
REGISTERED PROFESSIONAL SURVEYOR

Neil E. Teaford

NEIL E. TEAFORD
5620 TROY–URBANA ROAD
CASSTOWN, OHIO 45312
OHIO REGISTERED
PROFESSIONAL SURVEYOR # 7724

4	6	30	S.E.	MONROE
TOWN	RANGE	SECTION	QUARTER	TOWNSHIP

VOLUME 48 PAGE 85
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

DATE: JUNE 12, 2004

NOTE: THIS SURVEY SUPERCEDES THE NORTHERN TWO TRACTS SHOWN ON LAND SURVEY 45 PAGE 43.

N 01° 43' 01" E
161.71'
S 88° 10' 44" E
445.50'
N 13° 27' 45" E
115.50'
S 89° 08' 16" E
1230.70'
N 89° 29' 37" W
S 89° 29' 37" E
308.53'
N 01° 43' 01" E
N 89° 29' 37" W
747.73'
741.73'
S 00° 30' 24" W, 90.30'
N 00° 30' 24" E, 90.30'
N 89° 29' 37" W
305.0'
S 89° 29' 37" E
10.0906 Ac.
10.0783 Ac.
EXISTING RESIDENCE & FARM BUILDINGS
15' X 200' EASEMENT FOR EXISTING DRIVE FOR 10.0783 ACRE TRACT
200.0'
749.77'
749.77'
208.71'
S 00° 48' 10" W
EXISTING 1.0 Ac.
N 87° 16' 14" W
205.86'
(30.0')
145.95'
S 00° 56' 00" W
208.71'
S 87° 16' 32" E
205.38'
(30.0')
1707.68'
(30.0')
210.22'
S 00° 56' 00" W
770.55'
N 00° 56' 00" E
S.E. CORNER S.E. QUARTER S. 30, T. 4, R. 6
℄ BARD ROAD (NO RECORD OF WIDTH) & SECTION LINE

N

0 50' 100' 150' 200'

SCALE: 1" = 100'

LEGEND
- ● IRON PIN FOUND
- ○ IRON PIN SET
- ✕ RAILROAD SPIKE FOUND

REFERENCE
LAND SURVEY 45 PG. 43

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED
PROFESSIONAL SURVEYOR

RE-SURVEY OF 2 TRACTS, MONROE TWP.,
FOR CHARLOTTE BARGO.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOCIATES, INC.
CIVIL ENGINEERING & LAND SURVEYING
16 EAST WATER STREET
TROY, OHIO 45373 (937) 339-5331

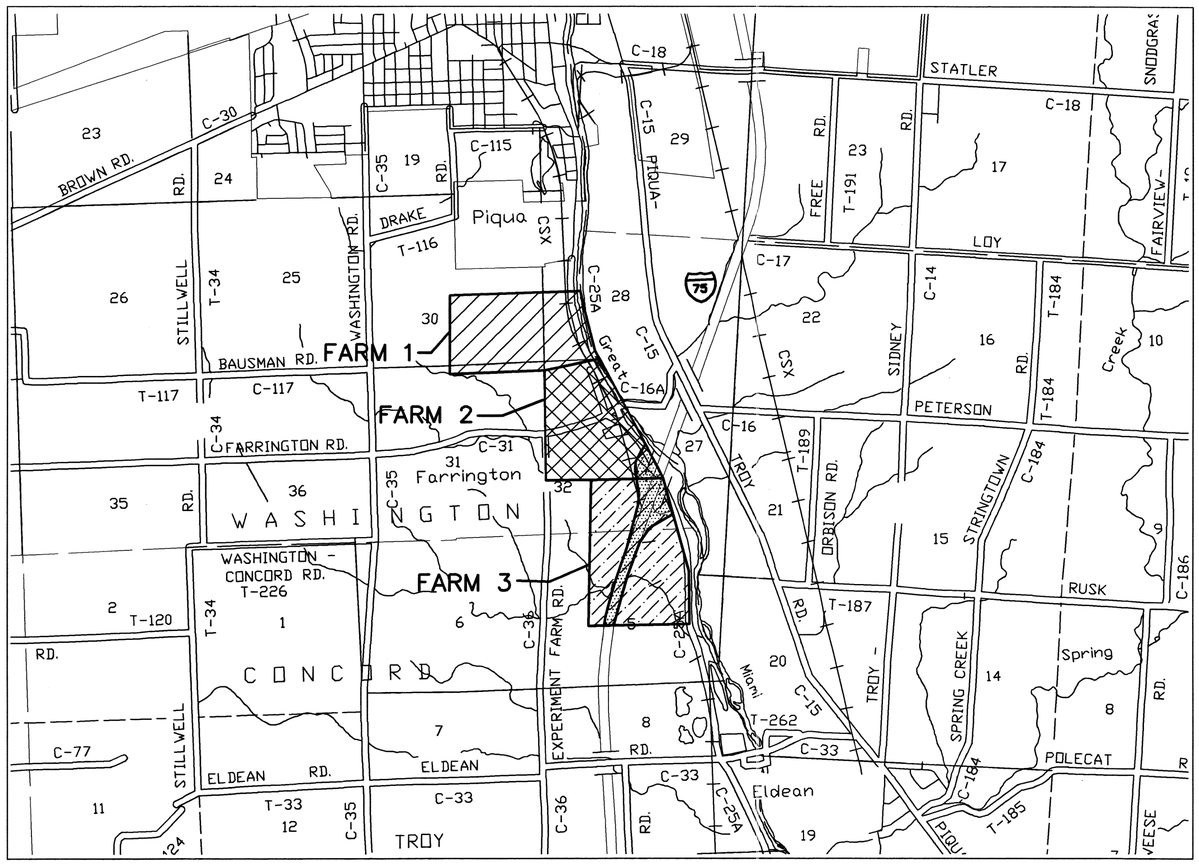
STATLER PLAT OF SURVEY

VOLUME 48 PAGES 86

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEY

30, 31, FRAC 32, AND FRAC 29	6 N	6 E	WASHINGTON	MIAMI
SECTION	TOWN	RANGE	TOWNSHIP	COUNTY
FRAC 5	5 N	6 E	CONCORD	MIAMI
SECTION	TOWN	RANGE	TOWNSHIP	COUNTY

VICINITY MAP
NO SCALE



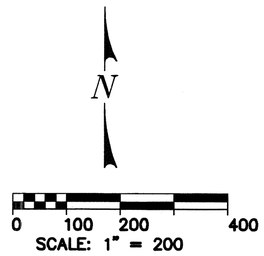
NOTE:
AMBIGUITIES AND CONFLICTS OCCUR BETWEEN THE ORIGINAL 25A CENTERLINE PLAT (PV 12, PG 79), ANNEXATION PLAT (PV 19, PG 66) AND THE I-75 (PV 12, PG 125) CENTERLINE DRAWINGS. THE ALIGNMENT FOR THE CURRENT RIGHT-OF-WAYS AND CENTERLINE OF COUNTY ROAD 25-A SHOWN HEREON IS BASED UPON THE BEST FIT OF THOSE DRAWING WITH EXISTING MONUMENTS FOUND AND CONCURRENCE AMONG EXISTING RECORDED DOCUMENTS.

THE TOWNSHIP LINE (WASHINGTON\CONCORD) SHOWN HEREON IS BASED UPON LAND SURVEY VOLUME 30, PAGE 168 PERFORMED BY DAN TURNER AND A SURVEY PERFORMED BY J.H. ROUZER IN JANUARY 29, 1879. CONFLICTS AND AMBIGUITIES EXIST IN THE LOCATION OF THE TOWNSHIP LINE BASED UPON THE THE RIGHT OF WAY PLANS FOR I-75, THE RIGHT OF WAY PLANS FOR THE B&O RAILROAD (PIQUA AND TROY BRANCH), THE RIGHT OF WAY PLANS FOR COUNTY ROAD 25A, THE 1920 SURVEY OF THE MIAMI AND ERIE CANAL AND LAND SURVEY VOLUME 21, PAGE 156 BY MIKE COZATT. THIS WOULD APPEAR TO HAVE HAPPENED BY HOLDING THE SOUTH LINE OF THE 1879 SURVEY AS THE TOWNSHIP LINE. THE STATIONING OF THE TOWNSHIP LINE AS IT CROSSES THE CANAL, RAILROAD, C.R. 25A AND INTERSTATE ARE SHOWN BASED UPON THE ABOVE MENTIONED DOCUMENTS FOR CLARIFICATION PURPOSED ONLY.

THE SURVEY SHOWN HEREON WAS CREATED BASED UPON FIELD WORK AND CALCULATIONS PERFORMED OCTOBER 2002 TO JUNE 2003 BY MARK B. STUDEBAKER PS # 7074 AND MYSELF.

Christopher S. Harmon 7/16/04
CHRISTOPHER S. HARMON P.S. #7988 DATE





BASIS OF BEARING: ASSUMED

LEGEND

- 5/8"X30" CAPPED IRON PIN (SET) STAMPED FBA
- MAG NAIL (SET)
- P.K. NAIL (FOUND)
- 5\8" IRON PIN (FOUND)
- RAILROAD SPIKE (FOUND)
- MON BOX (FOUND)
- STONE (FOUND)
- POST FENCE POST
- CONC MON
- FLOOD PLAIN AS PER F.E.M.A MAPS
- LA RIGHT-OF-WAY I-75

SURVEY REFERENCES

DEED BOOKS

D.B. 35\35
D.B. 172\636
D.B. 254\222
D.B. 364\521-525
D.B. 435\269
D.B. 437\241
D.B. 437\244
D.B. 524\555
D.B. 524\558
D.B. 524\897
D.B. 538\606
D.B. 542\129
D.B. 543\282
D.B. 549\860
D.B. 551\402
D.B. 569\558
D.B. 574\13
D.B. 569\558
D.B. 608\83
D.B. 614\23
D.B. 623\51
D.B. 627\896
D.B. 642\568
D.B. 648\498
D.B. 669\421
D.B. 676\32
D.B. 676\870
D.B. 676\873
D.B. 689\25
D.B. 723\652

LAND SURVEY

LND. 1\99
LND. 2\187
LND. 3\54
LND. 3\334
LND. 4\136
LND. 4\322
LND. 19\76
LND. 21\104
LND. 21\156
LND. 25\28
LND. 27\121
LND. 30\168
LND. 32\31
LND. 36\75
LND. 36\115
LND. 39\63
LND. 40\70
LND. 42\49
LND. 45\156

F.E.M.A.

ZONE A, A6 & C
COMMUNITY PANEL No. 390398 0020 B
COMMUNITY PANEL No. 390398 0040 B
COMMUNITY PANEL No. 390398 0060 B
COMMUNITY PANEL No. 390398 0076 B
DATED, JANUARY 19, 1983

RECORDED PLATS

REC. 12\79
REC. 12\125B
REC. 19\66

ROAD RECORD

REC. 8\34

DRAWN BY JLS		CADD FILE PLAT		
JOB NO. 5100-01		DATE 6/3/03		
NO.	REVISION DATA	DATE	BY	APP'D

FLOYD BROWNE ASSOCIATES, INC
FBA
* Contact Office
Sidney, Ohio
937.492.7636
Marion, Ohio 740.383.2187
Dayton, Ohio 937.431.1004
Delaware, Ohio 740.363.6792

VOLUME 48 PAGE 86 A

5\8" IRON PIN FD
AS CALLED FOR IN LND 45\156

NW COR
SE 1\4
SEC 30

1\2 SECTION

1\2 SECTION LINE (AS PER LND 45\156)

N 01°18'41" E 1283.56

6" WOOD
POST

789.49

SOUTH, 2.32
8" WOOD POST

POST 223.63

SOUTH, 0.40

N 88°31'52" E, 2287.31

CORPORATION LINE

1273.51

S 88°26'47" W, 6.62

552.59

N 88°26'52" E
1380.72

463.37

364.76

SEE DETAIL "A"

EAST, 13.96

1\2 SECTION LINE (AS PER LND 36\75)

N 01°56'04" E 1396.35

N 02°32'36" E, 1313.29

JEB. LTD
PT IL 8463
DB 691\432 (1\3 INT)
DB 691\435 (1\3 INT)
DB 691\438 (1\3 INT)
LND 45\156

101.735 AC NET

JEB. LTD
PT IL 8463
DB 691\432 (1\3 INT)
DB 691\435 (1\3 INT)
DB 691\438 (1\3 INT)
LND 45\156
101.735 AC NET

SEC 30
SEC 29

SEC 30
SEC 29

SECTION LINE
N 01°12'46" W 1493.78

MIAMI AND ERIE
CANAL TRANSIT LINE

℄ COUNTY RD 25A

D.P. & L. CO.
D.B. 676\32
IL 8474

GREAT MIAMI RIVER

ZONE AE
ELEV. 946

ZONE C

N 88°33'33" E
13.43
T.P.O.B. TRACT II FARM 1
N 38°03'40" E, 0.43
N 88°33'33" E
241.34

CORPORATION LINE

100.69

PC STA. 261+93.29
30' LT

SEE DETAIL "B"
Ic = 18°22'03"
R = 3173.57
L = 1017.36
CH = N 19°41'36" W
CD = 1013.01

POT STA. 258+00
30' LT

S 10°40'57" E 312.81

TRACT II
FARM 1
0.760 AC

N 10°48'50" W
295.29

N 14°54'45" W
377.03

Ic = 14°48'59"
R = 3233.57
L = 836.18
CH = S 17°44'57" E
CD = 833.86

P.C.B. & O. RAILROAD R.R. R\W

S 12°35'33" E 374.54

POT STA. 244+00
30' LT

S 11°43'02" E 472.20

41.714 AC FRAC. SEC 29

℄ OLD 25A

℄ COUNTY RD 25A

CS STA. 249+21.12
30' LT

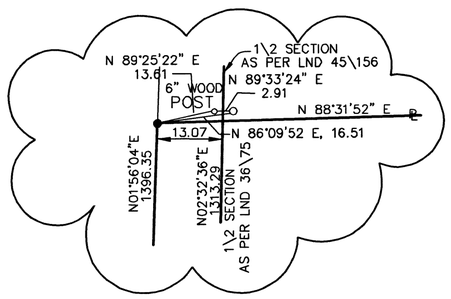
N 29°07'59" W 200.30

S 23°51'42" E 488.59

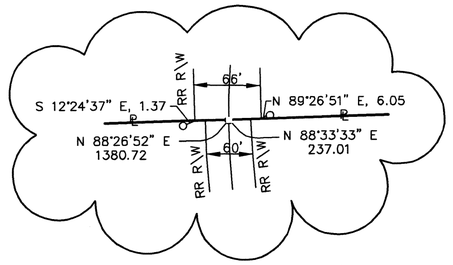
N 26°21'21" W

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

DETAIL "A"
NO SCALE



DETAIL "B"
NO SCALE



NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

42.4737 AC FRAC. SEC 29
95.423 AC SEC 30
19.138 AC SEC 31
5.1913 AC FRAC. SEC 32

FARM 1

TRACT I 161.466 AC
TRACT II 0.760 AC

162.226 AC TOTAL

TRACT I FARM 1
161.466 AC

95.423 AC SEC 30

T.P.O.B.
TRACT I FARM 1
5\8" IRON PIN FD
AS CALLED FOR IN LND 36\75

SW COR
SE 1\4
SEC 30

NW COR
NE 1\4
SEC 31

N 03°29'38" W
282.20

N 03°29'38" W
2070.89

SEC 30
SEC 31

N 89°31'23" W, 2917.80

19.138 AC SEC 31

NORTH, 0.30
RAILROAD TIE ON END

POST

N 89°19'55" W
2904.84

N 65°12'58" W, 20.27

NOTE: RRS FOUND AS PER
LND. 25\28

℄ FARRINGTON RD.

IP SET BELOW
PLOW LINE

P.O.B.
TRACT II FARM 1

SE COR
SE 1\4
SEC 30

SW COR
FRAC. SEC 29

SEC 29
SEC 32

S 88°51'38" W

NE COR
NE 1\4
SEC 31

NW COR
FRAC. SEC 32

P.O.B.
TRACT I, IV & V FARM 2

5.191 AC FRAC. SEC 32

S 00°48'52" E
291.29

SOUTH LINE FARM #1
NORTH LINE FARM #2

N 78°19'47" E, 1456.41

T.P.O.B. TRACT I
FARM 2

SEC 31
FRAC.SEC 32

K. SCHAURER
D.B. 642\568
D.B. 669\421
LND. 25\28

N

0 100 200 400
SCALE: 1" = 200

ADJOINING OWNERS

Ⓐ W. & M. STEWART
D.B. 732\307
0.147 AC
(LOT 8471)

Ⓑ MIAMI CONSERVANCY DISTRICT
D.B. 435\269
1.630 AC (LOT 8472)
4.774 AC (NET, TOTAL)

Ⓒ MIAMI COUNTY BOARD
OF COMMISSIONERS
D.B. 524\897
0.390 AC (LOT 8475)
2.494 AC

Ⓓ MIAMI COUNTY BOARD
OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓔ W. & M. STEWART
D.B. 732\307
1.363 AC
(LOT 8470)

Ⓕ MIAMI COUNTY BOARD
OF COMMISSIONERS
D.B. 549\860
1.050 AC (TOTAL)

Ⓖ MIAMI COUNTY BOARD
OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓗ MIAMI COUNTY BOARD
OF COMMISSIONERS
D.B. 524\895
1.200 AC

Ⓘ MIAMI COUNTY BOARD
OF COMMISSIONERS
D.B. 549\860
0.120 AC

REFERENCE MONUMENTS 25A

STATIONING	AS LOCATED	REF TO PL FROM LOCATED MON.
1. CS 159+59.38, 35' RT		39.21' LT
30' LT		25.76' RT
2. ST 161+59.38, 30' LT		63.87' RT
3. ST 225+51.56, 42.65 LT		75.32' LT
4. PC 227+46.03, 42.65' LT		53.28' RT
30' RT		71.05' RT
5. PT 233+84.00, 30' RT	S 86°12'26" W, 0.29'	52.14' LT, 38.40' RT
6. TS 241+01.15, 30' RT	S 58°51'13" W, 0.78'	75.70' LT, 42.15' RT
7. SC 243+01.15, 30' LT	N 85°03'08" W, 1.15'	10.10' LT
30' RT	S 27°33'01" W, 1.42'	41.17' RT
8. CS 249+21.12, 30' LT	S 21°06'51" E, 1.52'	21.84' RT
9. ST 251+21.12, 30' LT	S 33°14'56" E, 0.86'	30.1497' RT
30' RT	S 33°02'25" E, 0.96'	29.86' LT
10. POT 254+00.00, 30' LT	S 28°32'09" E, 1.51'	46.14' RT
11. POT 258+00.00, 30' LT	S 34°15'15" E, 1.36'	55.14' RT

LEGEND

- ● 5/8"X30" CAPPED IRON PIN (SET) STAMPED FBA
- MAG NAIL (SET)
- P.K. NAIL (FOUND)
- ○ 5\8" IRON PIN (FOUND)
- RAILROAD SPIKE (FOUND)
- MON BOX (FOUND)
- STONE (FOUND)
- ⌖POST FENCE POST
- ◎ CONC MON (FOUND)
- FLOOD PLAIN AS PER F.E.M.A MAPS
- LA RIGHT-OF-WAY I-75

1 OF 5

FLOYD BROWNE ASSOCIATES, INC. FBA

* Contact Office
Sidney, Ohio
937.492.7636

Marion, Ohio 740.383.2187
Dayton, Ohio 937.431.1004
Delaware, Ohio 740.363.6792

VOLUME 48 PAGE 86 B

SEC 30 | SEC 29

SECTION LINE — N 01°12'46" W 1493.78

41.714 AC FRAC. SEC 29

℄ OLD 25A

℄ COUNTY RD 25A

CS STA. 249+21.12 30' LT

N 29°07'59" W 200.30

S 23°51'42" E 468.59

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

IP SET BELOW PLOW LINE

P.O.B. TRACT II FARM 1

SE COR SE 1\4 SEC 30

SW COR FRAC. SEC 29

NE COR NE 1\4 SEC 31

NW COR FRAC. SEC 32

P.O.B. TRACT I, IV & V FARM 2

SEC 29 / SEC 32

S 88°51'38" W

5.191 AC FRAC. SEC 32

S 00°48'52" E 291.29

SOUTH LINE FARM #1 / NORTH LINE FARM #2 N 78°19'47" E, 1458.41

T.P.O.B. TRACT I FARM 2

T.P.O.B. TRACT IV FARM 2

1.64 AC

S 25°42'06" E 62.78

Ic = 03°04'27"
R = 5704.65
L = 306.08
CH = S 28°19'07" E
CD = 306.04

Ic = 01°42'55"
R = 5759.65
L = 172.40
CH = S 28°59'30" E
CD = 172.39

NOTE:
THE 1.20 ACRE R/W EASEMENT THAT WAS PURCHASED AS PER DB 549/861 WAS RELINQUISHED BACK TO STATLER FARMS AS PER DB 632/134.

ZONE C

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

194.672 AC FRAC. SEC 32

FARM 2

TRACT I	179.289 AC
TRACT II	7.707 AC
TRACT III	6.831 AC LIMITED ACCESS R\W I-75
TRACT IV	0.845 AC

194.672 AC TOTAL

TRACT I FARM 2
179.289 AC

N 00°48'52" W, 2365.71 FRAC. SEC 31 / SEC 32 — 1870.15

℄ NOTE: CURVE INFORMATION AS PER LND. 25\28
Ic = 17°30'00"
R = 716.20
L = 218.75
T = 110.23

℄ FARRINGTON RD. 60' R\W

N 71°54'16" E, 1026.30

N 75°52'58" E, 632.41

30.71'

1" W

MIAMI AND ERIE CANAL TRANSIT LINE

POT STA. 254+00 30' LT

ST STA. 251+21.12 30' RT & LT

S 13°03'59" E 135.15

S 11°43'02" E 472.85

S 10°25'55" E 228.11

N 11°25'10" W 482.85

TRACT II FARM 1
0.760 AC

S 17°05'46" E 265.86

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

N 27°35'07" W 263.97

S 22°40'45" E 300.81

N 29°35'26" W 141.66

ZONE A6

Ic = 01°26'54"
R = 5704.65
L = 144.20
CH = S 26°03'27" E
CD = 144.20

S 25°46'05" E 217.47

SC STA. 243+00.85 30' LT

CSC STA. 243+01.15 30' RT

SE COR FRAC. SEC 29

SEE DETAIL "C"

S 29°18'18" E 147.85

ST STA. 241+01.15 30' RT

S 33°32'37" E 225.81

S 30°50'08" E 269.87

TRACT IV FARM 2
0.845 AC

℄ COUNTY RD 25A

S 25°17'44" E 65.54

S 36°56'40" E 102.29

S 17°50'02" E 106.55

S 31°08'50" E 113.39

S 28°41'58" E 74.69

S 37°23'41" E 85.17

S 25°13'22" E 211.30

S 29°33'59" E 213.48

GREAT MIAMI RIVER

PT STA. 233+84.00 30' RT

Ic = 04°29'02"
R = 3844.83
L = 300.89
CH = S 27°36'46" E
CD = 300.81

℄ B & O RAILROAD

Ic = 06°49'26"
R = 3789.83
L = 451.37
CH = S 26°25'54" E
CD = 451.10

Ic = 03°27'43"
R = 9579.30
L = 578.80
CH = N 25°13'03" W
CD = 578.72

S 29°54'41" E 848.25

S 27°47'14" E 151.48

60' R\W

PC STA. 227+46.03 30' RT

PC STA. 227+46.03 42.65' LT

N 72°56'33" E

Ic = 02°11'12"
R = 428.37
L = 16.35
CH = S 72°31'59" W
CD = 16.35

STA. 8009+00

Ic = 12°09'49"
R = 458.37
L = 97.31
CH = N 66°51'28" E
CD = 97.13

ST STA. 225+51.56 42.65' LT

D.P. & L. CO. D.B. 576\37

MIAMI AND ERIE CANAL TRANSIT LINE

ZONE A6

Ic = 02°24'22"
R = 9519.30
L = 380.81
CH = N 20°56'28" W
CD = 380.78

S 62°35'22" W 60.45

N 60°46'20" E, 579.23

N 43°04'42" W 1.26

Ic = 33°07'55"
R = 548.12
L = 316.96
CH = S 50°34'40" E
CD = 312.56

MIAMI COUNTY COMMISSIONERS
D.B. 172\636

S 67°08'38" E 44.07

B. & C. PELLMAN
D.B. 574\13
LND. 32\31
0.670 AC

S 33°32'30" E 185.09

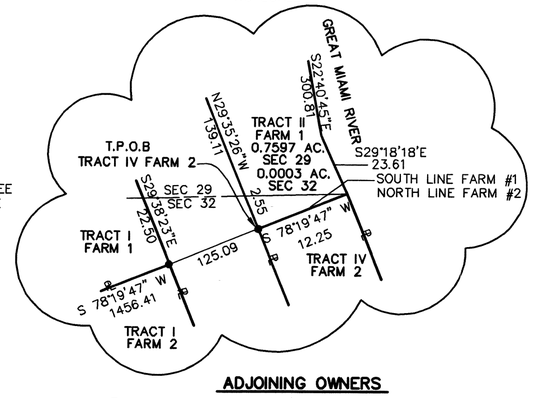
S 34°32'09" E 220.29

H. & J. HORNBECK
D.B. 623\51
LND. 32\31

STA. 8018+00

N 55°26'03" E 33.01

DETAIL "C"
NO SCALE



ADJOINING OWNERS

Ⓐ W. & M. STEWART
D.B. 732\307
0.147 AC
(LOT 8471)

Ⓑ MIAMI CONSERVANCY DISTRICT
D.B. 435\269
1.630 AC (LOT 8472)
4.774 AC (NET, TOTAL)

Ⓒ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 524\897
0.390 AC (LOT 8475)
2.494 AC

Ⓓ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓔ W. & M. STEWART
D.B. 732\307
1.363 AC
(LOT 8470)

Ⓕ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 549\860
1.050 AC (TOTAL)

Ⓖ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓗ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 524\895
1.200 AC

Ⓘ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 549\860
0.120 AC

N

0 100 200 400
SCALE: 1" = 200

LEGEND

- 5/8"X30" CAPPED IRON PIN (SET) STAMPED FBA
- MAG NAIL (SET)
- P.K. NAIL (FOUND)
- 5\8" IRON PIN (FOUND)
- RAILROAD SPIKE (FOUND)
- MON BOX (FOUND)
- STONE (FOUND)
- °POST FENCE POST
- CONC MON (FOUND)
- FLOOD PLAIN AS PER F.E.M.A MAPS
- LA RIGHT-OF-WAY I-75

REFERENCE MONUMENTS 25A

STATIONING	AS LOCATED	REF TO PL FROM LOCATED MON.
1. CS 159+59.38, 35' RT	———	39.21' LT
30' LT	———	25.76' RT
2. ST 161+59.38, 30' LT	———	63.87' RT
3. ST 225+51.56, 42.65 LT	———	75.32' LT
4. PC 227+46.03, 42.65' LT	———	53.28' RT
30' RT	———	71.05' RT
5. PT 233+84.00, 30' RT	S 86°12'26" W, 0.29'	52.14' LT, 38.40' RT
6. TS 241+01.15, 30' RT	S 58°51'13" W, 0.78'	75.70' LT, 42.15' RT
7. SC 243+01.15, 30' LT	N 85°03'08" W, 1.15'	10.10' LT
30' RT	S 27°33'01" W, 1.42'	41.17' RT
8. CS 249+21.12, 30' LT	S 21°06'51" E, 1.52'	21.84' RT
9. ST 251+21.12, 30' LT	S 33°14'56" E, 0.86'	30.1497' RT
30' RT	S 33°02'25" E, 0.96'	29.86' LT
10. POT 254+00.00, 30' LT	S 28°32'09" E, 1.51'	46.14' RT
11. POT 258+00.00, 30' LT	S 34°15'15" E, 1.36'	55.14' RT

TRACT I FARM 2

① S 22°19'50" E, 131.78
② S 04°46'00" E, 270.00
③ S 70°35'37" W, 10.18
④ Ic = 01°19'50"
R = 9579.30
L = 222.46
CH = N 20°15'14" W
CD = 222.45
⑤ N 20°44'19" E, 44.85
⑥ N 20°34'43" W, 158.35
⑦ S 60°46'22" W, 93.40
⑧ Ic = 02°00'32"
R = 9519.30
L = 333.76
CH = S 20°59'18" E
CD = 333.75
⑨ N 67°08'38" W, 90.06
⑩ Ic = 32°18'59"
R = 488.12
L = 275.31
CH = N 50°59'09" W
CD = 271.68

2 OF 5

FLOYD BROWNE ASSOCIATES, INC. FBA
* Contact Office Sidney, Ohio 937.492.7636
Marion, Ohio 740.383.2187
Dayton, Ohio 937.431.1004
Delaware, Ohio 740.363.6792

VOLUME 48 PAGE 86C

D.B. 623\51
LND. 32\31

STA. 8018+00

STATE OF OHIO
0.287 AC
D.B. 542\129

J. STEWART
D.B. 588\269
LND. 21\104

POST

N 55°26'03" E
33.03

N 86°45'56" E
16.82

12" CONC POST

N 86°45'56" E
266.72

N 39°35'35" W
40.88

N 50°37'33" E
64.61

lc = 04°27'21"
R = 9519.30
L = 740.31
CH = S 15°20'19" E
CD = 740.12

60' R\W

SEC 31 FRAC.SEC 32

N 00°48'52" W
495.56

1\2 SECTION LINE

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

lc = 02°09'02"
R = 9579.30
L = 359.55
CH = N 14°11'09" W
CD = 359.53

194.672 AC FRAC. SEC 32

FARM 2

TRACT I	179.289 AC	
TRACT II	7.707 AC	
TRACT III	6.831 AC	LIMITED ACCESS R\W I-75
TRACT IV	0.845 AC	
	194.672 AC TOTAL	

TRACT I FARM 2
179.289 AC

ZONE C

ZONE A

℄ EXPERIMENT FARM RD.

SECTION LINE
N 00°51'46" W 1017.29

N 00°51'46" W
1620.65

S 88°52'22" W, 2204.37

SOUTH LINE FARM #2

POST

12" CONC POST

537.64

NORTH LINE FARM #3

NEAL FARMS. INC.
D.B. 648\498
LND 30\168
62.024 AC

P.O.B.
TRACT II, & III
FARM 2

SE COR
SE 1\4
SEC 31

SW COR
FRAC. SEC 32

P.O.B.
TRACT I, II, III & IV
FARM 3

NW COR
FRAC. SEC 5

N 01°00'23" W
1618.43

TRACT I FARM 3
84.370 AC

45.710 AC FRAC. SEC 32

D.B. 514\15
LND. 32\31
0.670 AC

J. STEWART
D.B. 588\269
LND. 21\104

POST

S 37°47'16" E
322.32

N 29°09'47" W
322.32

ZONE A6

OHIO DEPARTMENT
OF TRANSPORTATION
10.090 AC
D.B. 543\282

STATE OF OHIO
2.399 AC
D.B. 551\402

S 30°35'06" E
415.24

D.P. & L. CO. D.B. 676\32

S 13°06'38" E
166.30

TRACT II
FARM 2
7.707 AC

POST

S 19°27'05" E
186.89

N 17°03'08" W
195.91

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

MIAMI AND ERIE CANAL TRANSIT LINE

S 29°10'39" E
515.85

S 23°12'45" E
456.29

N 13°06'38" W
179.31

S 17°37'38" W
469.99

N 17°30'12" E
499.31

TRACT III
FARM 2
6.831 AC
LIMITED ACCESS
R\W I-75

S 01°21'51" E
119.01

ZONE C

N 04°34'47" W
110.14

T.P.O.B. TRACT II
FARM 2

S 89°07'26" W
503.89

692.63

127.35

29.38

S 89°07'26" W
582.50

T.P.O.B. TRACT III
FARM 2

61.39

S 01°21'51" E
42.55

N 04°34'47" W
55.38

S 23°12'45" E
642.29

S 24°06'00" E
713.37

LA R/W

℄ HYDRAULIC CHANNEL

B & O RAILROAD N 13°06'38" W, 2378.20

S 14°33'18" E
427.23

N 21°05'41" W
457.55

S 09°42'40" W
326.30

N 02°00'08" E
158.11

N 20°26'14" E
305.23

N 13°06'38" W
45.52

℄ INTERSTATE ROUTE 75

N 20°26'14" E

TRACT III FARM 3
26.237 AC
LIMITED ACCESS R\W I-75

℄ COUNTY RD 25A

S 37°32'24" W
138.01

N 46°34'19" W
148.95

551\402

POST

MAG NAIL SET IN
THE. R\W POST
CROSS BRACE

N

0 100 200 400
SCALE: 1" = 200

LEGEND

- ● 5/8"X30" CAPPED IRON PIN (SET) STAMPED FBA
- MAG NAIL (SET)
- P.K. NAIL (FOUND)
- ○ 5\8" IRON PIN (FOUND)
- RAILROAD SPIKE (FOUND)
- MON BOX (FOUND)
- STONE (FOUND)
- POST FENCE POST
- ◎ CONC MON (FOUND)
- FLOOD PLAIN AS PER F.E.M.A MAPS
- LA RIGHT-OF-WAY I-75

REFERENCE MONUMENTS 25A

STATIONING	AS LOCATED	REF TO PL FROM LOCATED MON.
1. CS 159+59.38, 35' RT	———	39.21' LT
30' LT	———	25.76' RT
2. ST 161+59.38, 30' LT	———	63.87' RT
3. ST 225+51.56, 42.65 LT	———	75.32' LT
4. PC 227+46.03, 42.65' LT	———	53.28' RT
30' RT	———	71.05' RT
5. PT 233+84.00, 30' RT	S 86°12'26" W, 0.29'	52.14' LT, 38.40' RT
6. TS 241+01.15, 30' RT	S 58°51'13" W, 0.78'	75.70' LT, 42.15' RT
7. SC 243+01.15, 30' LT	N 85°03'08" W, 1.15'	10.10' LT
30' RT	S 27°33'01" W, 1.42'	41.17' RT
8. CS 249+21.12, 30' LT	S 21°06'51" E, 1.52'	21.84' RT
9. ST 251+21.12, 30' LT	S 33°14'56" E, 0.86'	30.1497' RT
30' RT	S 33°02'25" E, 0.96'	29.86' LT
10. POT 254+00.00, 30' LT	S 28°32'09" E, 1.51'	46.14' RT
11. POT 258+00.00, 30' LT	S 34°15'15" E, 1.36'	55.14' RT

ADJOINING OWNERS

Ⓐ W. & M. STEWART
D.B. 732\307
0.147 AC
(LOT 8471)

Ⓑ MIAMI CONSERVANCY DISTRICT
D.B. 435\269
1.630 AC (LOT 8472)
4.774 AC (NET, TOTAL)

Ⓒ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 524\897
0.390 AC (LOT 8475)
2.494 AC

Ⓓ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓔ W. & M. STEWART
D.B. 732\307
1.363 AC
(LOT 8470)

Ⓕ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 549\860
1.050 AC (TOTAL)

Ⓖ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓗ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 524\895
1.200 AC

Ⓘ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 549\860
0.120 AC

TRACT I FARM 3

① S 13°06'38" E, 378.68
② S 20°26'14" W, 108.57
③ N 13°06'38" W, 280.48

3 OF 5

FLOYD BROWNE ASSOCIATES, INC. FBA
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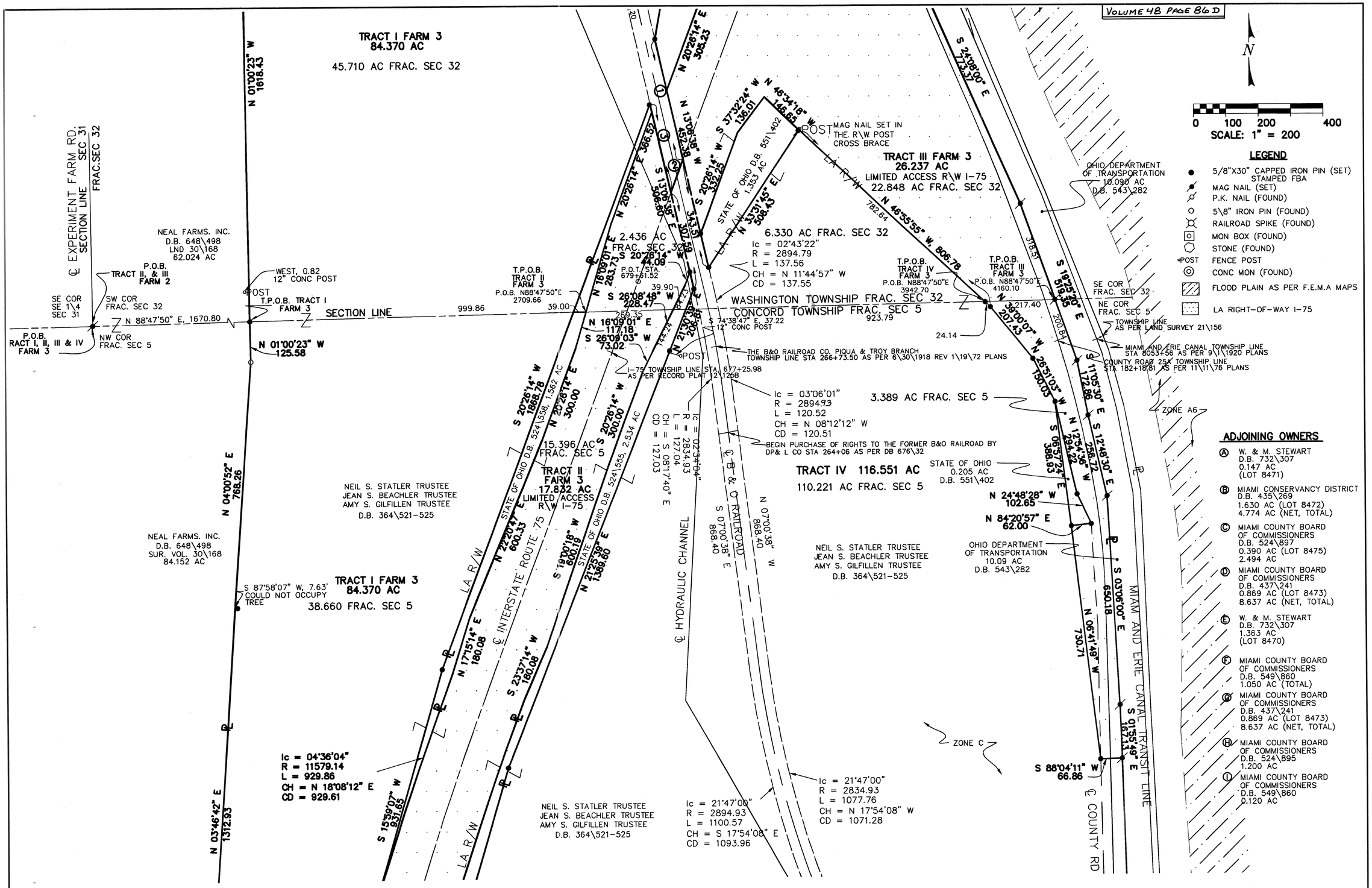


REFERENCE MONUMENTS 25A

STATIONING	AS LOCATED	REF TO PL FROM LOCATED MON.
1. CS 159+59.38, 35' RT	———	39.21' LT
30' LT	———	25.76' RT
2. ST 161+59.38, 30' LT	———	63.87' RT
3. ST 225+51.56, 42.65 LT	———	75.32' LT
4. PC 227+46.03, 42.65' LT	———	53.28' RT
30' RT	———	71.05' RT
5. PT 233+84.00, 30' RT	S 86°12'26" W, 0.29'	52.14' LT, 38.40' RT
6. TS 241+01.15, 30' RT	S 58°51'13" W, 0.78'	75.70' LT, 42.15' RT
7. SC 243+01.15, 30' LT	N 85°03'08" W, 1.15'	10.10' LT
30' RT	S 27°33'01" W, 1.42'	41.17' RT

REFERENCE MONUMENTS 25A

STATIONING	AS LOCATED	REF TO PL FROM LOCATED MON.
8. CS 249+21.12, 30' LT	S 21°06'51" E, 1.52'	21.84' RT
9. ST 251+21.12, 30' LT	S 33°14'56" E, 0.86'	30.1497' RT
30' RT	S 33°02'25" E, 0.96'	29.86' LT
10. POT 254+00.00, 30' LT	S 28°32'09" E, 1.51'	46.14' RT
11. POT 258+00.00, 30' LT	S 34°15'15" E, 1.36'	55.14' RT

TRACT I FARM 3

① S 13°06'38" E, 378.68
② S 20°26'14" W, 108.57
③ N 13°06'38" W, 280.48

FLOYD BROWNE ASSOCIATES, INC. FBA
* Contact Office
Sidney, Ohio
937.492.7636
Marion, Ohio 740.383.2187
Dayton, Ohio 937.431.1004
Delaware, Ohio 740.363.6792

Ic = 04°36'04"
R = 11579.14
L = 929.86
CH = N 18°08'12" E
CD = 929.61

N 03°46'42" E
1312.93

S 15°39'07" W
931.65

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

Ic = 21°47'00"
R = 2894.93
L = 1100.57
CH = S 17°54'08" E
CD = 1093.96

Ic = 21°47'00"
R = 2834.93
L = 1077.76
CH = N 17°54'08" W
CD = 1071.28

ZONE C

S 88°04'11" W
66.86

℄ COUNTY RD 25A

TANSIT LINE

S 01°55'49" E
832.95

Ic = 06°06'04"
R = 11344.14
L = 1207.97
CH = S 17°23'12" W
CD = 1207.40

TRACT I FARM 3
84.370 AC

TRACT II
FARM 3
17.833 AC
LIMITED ACCESS
R\W I-75

S 12°30'08" W
202.25

N 15°15'36" E
1379.88

STATE OF OHIO D.B. 524\555 2.534 AC

LA R/W

℄ HYDRAULIC CHANNEL

℄ B & O RAILROAD

N 28°47'38" W
648.03

S 28°47'38" E
617.50

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

77.324 AC FRAC. SEC 32
167.666 AC FRAC. SEC 5

FARM 3

TRACT I 84.370 AC
TRACT II 17.832 AC LIMITED ACCESS R\W I-75
TRACT III 26.237 AC LIMITED ACCESS R\W I-75
TRACT IV 116.551 AC
244.990 AC TOTAL

TRACT IV 116.551 AC

ZONE C

OHIO DEPARTMENT OF TRANSPORTATION
10.09 AC
D.B. 543\282

ZONE A6

ST STA. 161+59.38
30' LT

CS STA. 159+59.38
30' RT

CS STA. 159+59.38
35' LT

S 22°27'30" W
183.42

S 16°04'30" E
226.05

S 11°32'30" E
63.77

10" WOOD
N 85°02'00" W, 0.46'

POST

S. JOHNSON & R. HARTMAN
TRUSTEE
D.B. 723\652
SUR. VOL. 11\125
102.77 AC

N 04°06'34" E
525.45

356.30

Ic = 02°45'39"
R = 11569.14
L = 557.47
CH = S 13°27'21" W
CD = 557.41

℄ INTERSTATE ROUTE 75

S 15°16'57" W
198.10

Ic = 01°00'32"
R = 11349.14
L = 199.84
CH = S 12°49'54" W
CD = 199.84

20.47

169.15

S 33°44'10" W, 1.50'

POST

P.O.C. STA.
650+00.07

S 89°18'06" W
332.54

S 89°18'06" W
225.70

S 89°18'06" W
775.25

16' ACCESS EASEMENT
D.B. 35\35

12" WOOD POST

POST

S 87°58'22" W
1542.70

5/8" "COZAT"

SC STA. 154+86.00
45' LT

8" WOOD
S 03°47'48" W, 1.25'

SUR. VOL. 11\190
12.874 AC

UPPER VALLEY MEDICAL CENTER
D.B. 535\605 TITLE DEED
D.B. 689\25
LND 29\8
LND 32\124
LND 42\49
59.281 AC TOTAL

U.V.M.C NURSING CARE INC.
D.B. 614\23
SUR. VOL. 27\81
10.00 AC

L. SNYDER
D.B. 608\83
SUR. VOL. 36\115
5.309 AC

0.36 AC

TS STA 152+86.00
45' LT

℄ COUNTY RD 25A

STATE OF OHIO D.B. 524\555 1.017 AC

N

0 100 200 400
SCALE: 1" = 200

LEGEND

- ● 5/8"X30" CAPPED IRON PIN (SET) STAMPED FBA
- MAG NAIL (SET)
- P.K. NAIL (FOUND)
- ○ 5\8" IRON PIN (FOUND)
- RAILROAD SPIKE (FOUND)
- MON BOX (FOUND)
- STONE (FOUND)
- POST FENCE POST
- ◎ CONC MON (FOUND)
- FLOOD PLAIN AS PER F.E.M.A MAPS
- LA RIGHT-OF-WAY I-75

ADJOINING OWNERS

Ⓐ W. & M. STEWART
D.B. 732\307
0.147 AC
(LOT 8471)

Ⓑ MIAMI CONSERVANCY DISTRICT
D.B. 435\269
1.630 AC (LOT 8472)
4.774 AC (NET, TOTAL)

Ⓒ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 524\897
0.390 AC (LOT 8475)
2.494 AC

Ⓓ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓔ W. & M. STEWART
D.B. 732\307
1.363 AC
(LOT 8470)

Ⓕ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 549\860
1.050 AC (TOTAL)

Ⓖ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓗ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 524\895
1.200 AC

Ⓘ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 549\860
0.120 AC

REFERENCE MONUMENTS 25A

STATIONING	AS LOCATED	REF TO PL FROM LOCATED MON.
1. CS 159+59.38, 35' RT	_____	39.21' LT
30' LT	_____	25.76' RT
2. ST 161+59.38, 30' LT	_____	63.87' RT
3. ST 225+51.56, 42.65 LT	_____	75.32' LT
4. PC 227+46.03, 42.65' LT	_____	53.28' RT
30' RT	_____	71.05' RT
5. PT 233+84.00, 30' RT	S 86°12'26" W, 0.29'	52.14' LT, 38.40' RT
6. TS 241+01.15, 30' RT	S 58°51'13" W, 0.78'	75.70' LT, 42.15' RT
7. SC 243+01.15, 30' LT	N 85°03'08" W, 1.15'	10.10' LT
30' RT	S 27°33'01" W, 1.42'	41.17' RT
8. CS 249+21.12, 30' LT	S 21°06'51" E, 1.52'	21.84' RT
9. ST 251+21.12, 30' LT	S 33°14'56" E, 0.86'	30.1497' RT
30' RT	S 33°02'25" E, 0.96'	29.86' LT
10. POT 254+00.00, 30' LT	S 28°32'09" E, 1.51'	46.14' RT
11. POT 258+00.00, 30' LT	S 34°15'15" E, 1.36'	55.14' RT

5 OF 5

FLOYD BROWNE ASSOCIATES, INC. FBA
* Contact Office Sidney, Ohio 937.492.7636
Marion, Ohio 740.383.2187
Dayton, Ohio 937.431.1004
Delaware, Ohio 740.363.6792

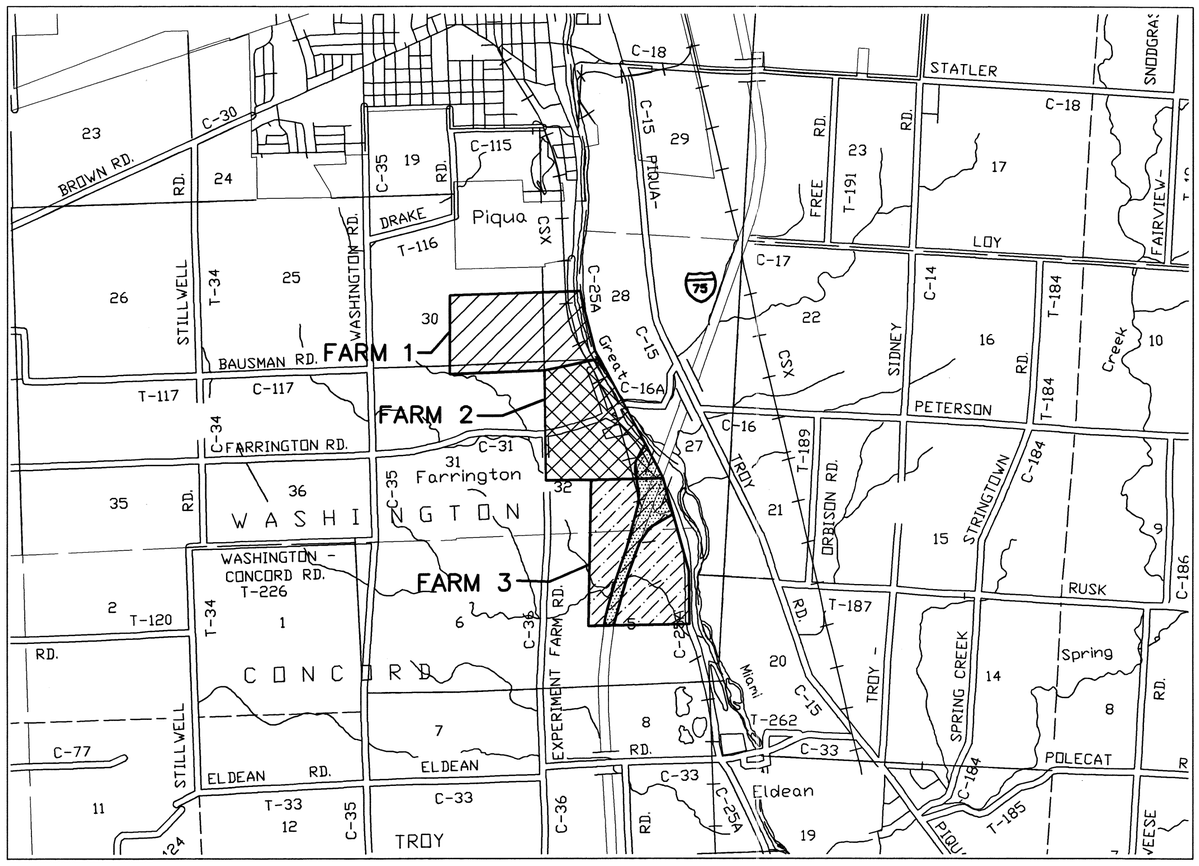
STATLER PLAT OF SURVEY

VOLUME 48 PAGES 86

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEY

30, 31, FRAC 32, AND FRAC 29	6 N	6 E	WASHINGTON	MIAMI
SECTION	TOWN	RANGE	TOWNSHIP	COUNTY
FRAC 5	5 N	6 E	CONCORD	MIAMI
SECTION	TOWN	RANGE	TOWNSHIP	COUNTY

VICINITY MAP
NO SCALE



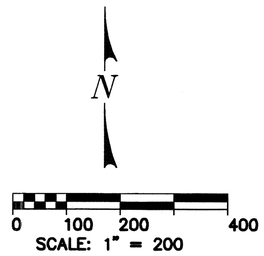
NOTE:
AMBIGUITIES AND CONFLICTS OCCUR BETWEEN THE ORIGINAL 25A CENTERLINE PLAT (PV 12, PG 79), ANNEXATION PLAT (PV 19, PG 66) AND THE I-75 (PV 12, PG 125) CENTERLINE DRAWINGS. THE ALIGNMENT FOR THE CURRENT RIGHT-OF-WAYS AND CENTERLINE OF COUNTY ROAD 25-A SHOWN HEREON IS BASED UPON THE BEST FIT OF THOSE DRAWING WITH EXISTING MONUMENTS FOUND AND CONCURRENCE AMONG EXISTING RECORDED DOCUMENTS.

THE TOWNSHIP LINE (WASHINGTON\CONCORD) SHOWN HEREON IS BASED UPON LAND SURVEY VOLUME 30, PAGE 168 PERFORMED BY DAN TURNER AND A SURVEY PERFORMED BY J.H. ROUZER IN JANUARY 29, 1879. CONFLICTS AND AMBIGUITIES EXIST IN THE LOCATION OF THE TOWNSHIP LINE BASED UPON THE THE RIGHT OF WAY PLANS FOR I-75, THE RIGHT OF WAY PLANS FOR THE B&O RAILROAD (PIQUA AND TROY BRANCH), THE RIGHT OF WAY PLANS FOR COUNTY ROAD 25A, THE 1920 SURVEY OF THE MIAMI AND ERIE CANAL AND LAND SURVEY VOLUME 21, PAGE 156 BY MIKE COZATT. THIS WOULD APPEAR TO HAVE HAPPENED BY HOLDING THE SOUTH LINE OF THE 1879 SURVEY AS THE TOWNSHIP LINE. THE STATIONING OF THE TOWNSHIP LINE AS IT CROSSES THE CANAL, RAILROAD, C.R. 25A AND INTERSTATE ARE SHOWN BASED UPON THE ABOVE MENTIONED DOCUMENTS FOR CLARIFICATION PURPOSED ONLY.

THE SURVEY SHOWN HEREON WAS CREATED BASED UPON FIELD WORK AND CALCULATIONS PERFORMED OCTOBER 2002 TO JUNE 2003 BY MARK B. STUDEBAKER PS # 7074 AND MYSELF.

Christopher S. Harmon 7/16/04
CHRISTOPHER S. HARMON P.S. #7988 DATE





BASIS OF BEARING: ASSUMED

LEGEND

- 5/8"X30" CAPPED IRON PIN (SET) STAMPED FBA
- MAG NAIL (SET)
- P.K. NAIL (FOUND)
- 5\8" IRON PIN (FOUND)
- RAILROAD SPIKE (FOUND)
- MON BOX (FOUND)
- STONE (FOUND)
- POST FENCE POST
- CONC MON
- FLOOD PLAIN AS PER F.E.M.A MAPS
- LA RIGHT-OF-WAY I-75

SURVEY REFERENCES

DEED BOOKS

D.B. 35\35
D.B. 172\636
D.B. 254\222
D.B. 364\521-525
D.B. 435\269
D.B. 437\241
D.B. 437\244
D.B. 524\555
D.B. 524\558
D.B. 524\897
D.B. 538\606
D.B. 542\129
D.B. 543\282
D.B. 549\860
D.B. 551\402
D.B. 569\558
D.B. 574\13
D.B. 569\558
D.B. 608\83
D.B. 614\23
D.B. 623\51
D.B. 627\896
D.B. 642\568
D.B. 648\498
D.B. 669\421
D.B. 676\32
D.B. 676\870
D.B. 676\873
D.B. 689\25
D.B. 723\652

LAND SURVEY

LND. 1\99
LND. 2\187
LND. 3\54
LND. 3\334
LND. 4\136
LND. 4\322
LND. 19\76
LND. 21\104
LND. 21\156
LND. 25\28
LND. 27\121
LND. 30\168
LND. 32\31
LND. 36\75
LND. 36\115
LND. 39\63
LND. 40\70
LND. 42\49
LND. 45\156

F.E.M.A.

ZONE A, A6 & C
COMMUNITY PANEL No. 390398 0020 B
COMMUNITY PANEL No. 390398 0040 B
COMMUNITY PANEL No. 390398 0060 B
COMMUNITY PANEL No. 390398 0076 B
DATED, JANUARY 19, 1983

RECORDED PLATS

REC. 12\79
REC. 12\125B
REC. 19\66

ROAD RECORD

REC. 8\34

DRAWN BY JLS		CADD FILE PLAT		
JOB NO. 5100-01		DATE 6/3/03		
NO.	REVISION DATA	DATE	BY	APP'D

FLOYD BROWNE ASSOCIATES, INC
FBA
* Contact Office
Sidney, Ohio
937.492.7636
Marion, Ohio 740.383.2187
Dayton, Ohio 937.431.1004
Delaware, Ohio 740.363.6792

VOLUME 48 PAGE 86 A

5\8" IRON PIN FD
AS CALLED FOR IN LND 45\156

NW COR
SE 1\4
SEC 30

1\2 SECTION

1\2 SECTION LINE (AS PER LND 45\156)

N 01°18'41" E 1283.56

6" WOOD
POST

789.49

SOUTH, 2.32
8" WOOD POST

POST 223.63

SOUTH, 0.40

N 88°31'52" E, 2287.31

CORPORATION LINE

1273.51

S 88°26'47" W, 6.62

552.59

N 88°26'52" E
1380.72

463.37

364.76

SEE DETAIL "A"

EAST, 13.96

1\2 SECTION LINE (AS PER LND 36\75)

N 01°56'04" E 1396.35

N 02°32'36" E, 1313.29

JEB. LTD
PT IL 8463
DB 691\432 (1\3 INT)
DB 691\435 (1\3 INT)
DB 691\438 (1\3 INT)
LND 45\156

101.735 AC NET

JEB. LTD
PT IL 8463
DB 691\432 (1\3 INT)
DB 691\435 (1\3 INT)
DB 691\438 (1\3 INT)
LND 45\156
101.735 AC NET

SEC 30
SEC 29

SEC 30
SEC 29

SECTION LINE
N 01°12'46" W 1493.78

MIAMI AND ERIE
CANAL TRANSIT LINE

℄ COUNTY RD 25A

D.P. & L. CO.
D.B. 676\32
IL 8474

GREAT MIAMI RIVER

ZONE AE
ELEV. 946

ZONE C

N 88°33'33" E
13.43
T.P.O.B. TRACT II FARM 1
N 38°03'40" E, 0.43
N 88°33'33" E
241.34

CORPORATION LINE

100.69

PC STA. 261+93.29
30' LT

SEE DETAIL "B"
Ic = 18°22'03"
R = 3173.57
L = 1017.36
CH = N 19°41'36" W
CD = 1013.01

POT STA. 258+00
30' LT

S 10°40'57" E 312.81

TRACT II
FARM 1
0.760 AC

N 10°48'50" W
295.29

N 14°54'45" W
377.03

Ic = 14°48'59"
R = 3233.57
L = 836.18
CH = S 17°44'57" E
CD = 833.86

P.C.B. & O. RAILROAD R.R. R\W

S 12°35'33" E 374.54

POT STA. 244+00
30' LT

S 11°43'02" E 472.20

41.714 AC FRAC. SEC 29

℄ OLD 25A

℄ COUNTY RD 25A

CS STA. 249+21.12
30' LT

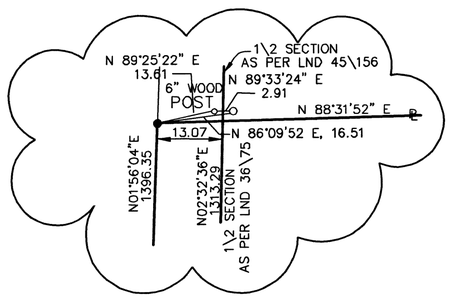
N 29°07'59" W 200.30

S 23°51'42" E 488.59

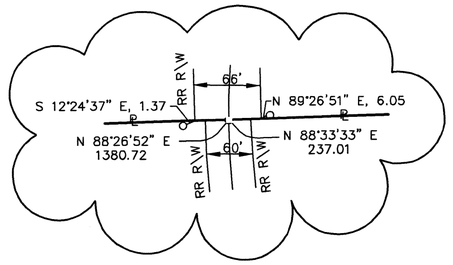
N 26°21'21" W

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

DETAIL "A"
NO SCALE



DETAIL "B"
NO SCALE



NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

42.4737 AC FRAC. SEC 29
95.423 AC SEC 30
19.138 AC SEC 31
5.1913 AC FRAC. SEC 32

FARM 1

TRACT I 161.466 AC
TRACT II 0.760 AC

162.226 AC TOTAL

TRACT I FARM 1
161.466 AC

95.423 AC SEC 30

T.P.O.B.
TRACT I FARM 1
5\8" IRON PIN FD
AS CALLED FOR IN LND 36\75

SW COR
SE 1\4
SEC 30

NW COR
NE 1\4
SEC 31

N 03°29'38" W
2070.89

N 03°29'38" W
282.20

SEC 30
SEC 31

N 89°31'23" W, 2917.80

19.138 AC SEC 31

NORTH, 0.30
RAILROAD TIE ON END

POST

N 89°19'55" W
2904.84

N 65°12'58" W, 20.27

NOTE: RRS FOUND AS PER
LND. 25\28

℄ FARRINGTON RD.

IP SET BELOW
PLOW LINE

P.O.B.
TRACT II FARM 1

SE COR
SE 1\4
SEC 30

SW COR
FRAC. SEC 29

SEC 29
SEC 32

S 88°51'38" W

NE COR
NE 1\4
SEC 31

NW COR
FRAC. SEC 32

P.O.B.
TRACT I, IV & V FARM 2

5.191 AC FRAC. SEC 32

S 00°48'52" E
291.29

SOUTH LINE FARM #1
NORTH LINE FARM #2

N 78°19'47" E, 1456.41

T.P.O.B. TRACT I
FARM 2

SEC 31
FRAC.SEC 32

K. SCHAURER
D.B. 642\568
D.B. 669\421
LND. 25\28

N

0 100 200 400
SCALE: 1" = 200

ADJOINING OWNERS

Ⓐ W. & M. STEWART
D.B. 732\307
0.147 AC
(LOT 8471)

Ⓑ MIAMI CONSERVANCY DISTRICT
D.B. 435\269
1.630 AC (LOT 8472)
4.774 AC (NET, TOTAL)

Ⓒ MIAMI COUNTY BOARD
OF COMMISSIONERS
D.B. 524\897
0.390 AC (LOT 8475)
2.494 AC

Ⓓ MIAMI COUNTY BOARD
OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓔ W. & M. STEWART
D.B. 732\307
1.363 AC
(LOT 8470)

Ⓕ MIAMI COUNTY BOARD
OF COMMISSIONERS
D.B. 549\860
1.050 AC (TOTAL)

Ⓖ MIAMI COUNTY BOARD
OF COMMISSIONERS
D.B. 437\241
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D.B. 524\895
1.200 AC

Ⓘ MIAMI COUNTY BOARD
OF COMMISSIONERS
D.B. 549\860
0.120 AC

REFERENCE MONUMENTS 25A

STATIONING	AS LOCATED	REF TO PL FROM LOCATED MON.
1. CS 159+59.38, 35' RT		39.21' LT
30' LT		25.76' RT
2. ST 161+59.38, 30' LT		63.87' RT
3. ST 225+51.56, 42.65 LT		75.32' LT
4. PC 227+46.03, 42.65' LT		53.28' RT
30' RT		71.05' RT
5. PT 233+84.00, 30' RT	S 86°12'26" W, 0.29'	52.14' LT, 38.40' RT
6. TS 241+01.15, 30' RT	S 58°51'13" W, 0.78'	75.70' LT, 42.15' RT
7. SC 243+01.15, 30' LT	N 85°03'08" W, 1.15'	10.10' LT
30' RT	S 27°33'01" W, 1.42'	41.17' RT
8. CS 249+21.12, 30' LT	S 21°06'51" E, 1.52'	21.84' RT
9. ST 251+21.12, 30' LT	S 33°14'56" E, 0.86'	30.1497' RT
30' RT	S 33°02'25" E, 0.96'	29.86' LT
10. POT 254+00.00, 30' LT	S 28°32'09" E, 1.51'	46.14' RT
11. POT 258+00.00, 30' LT	S 34°15'15" E, 1.36'	55.14' RT

LEGEND

- ● 5/8"X30" CAPPED IRON PIN (SET) STAMPED FBA
- MAG NAIL (SET)
- P.K. NAIL (FOUND)
- ○ 5\8" IRON PIN (FOUND)
- RAILROAD SPIKE (FOUND)
- MON BOX (FOUND)
- STONE (FOUND)
- ⌖POST FENCE POST
- ◎ CONC MON (FOUND)
- FLOOD PLAIN AS PER F.E.M.A MAPS
- LA RIGHT-OF-WAY I-75

1 OF 5

FLOYD BROWNE ASSOCIATES, INC. FBA

* Contact Office
Sidney, Ohio
937.492.7636

Marion, Ohio 740.383.2187
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VOLUME 48 PAGE 86 B

SEC 30 | SEC 29

SECTION LINE — N 01°12'46" W 1493.78

41.714 AC FRAC. SEC 29

℄ OLD 25A

℄ COUNTY RD 25A

CS STA. 249+21.12 30' LT

N 29°07'59" W 200.30

S 23°51'42" E 468.59

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

IP SET BELOW PLOW LINE

P.O.B. TRACT II FARM 1

SE COR SE 1\4 SEC 30

SW COR FRAC. SEC 29

NE COR NE 1\4 SEC 31

NW COR FRAC. SEC 32

P.O.B. TRACT I, IV & V FARM 2

SEC 29 / SEC 32

S 88°51'38" W

5.191 AC FRAC. SEC 32

S 00°48'52" E 291.29

SOUTH LINE FARM #1 / NORTH LINE FARM #2 N 78°19'47" E, 1458.41

T.P.O.B. TRACT I FARM 2

T.P.O.B. TRACT IV FARM 2

1.64 AC

S 25°42'06" E 62.78

Ic = 03°04'27"
R = 5704.65
L = 306.08
CH = S 28°19'07" E
CD = 306.04

Ic = 01°42'55"
R = 5759.65
L = 172.40
CH = S 28°59'30" E
CD = 172.39

NOTE:
THE 1.20 ACRE R/W EASEMENT THAT WAS PURCHASED AS PER DB 549/861 WAS RELINQUISHED BACK TO STATLER FARMS AS PER DB 632/134.

ZONE C

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

194.672 AC FRAC. SEC 32

FARM 2

TRACT I	179.289 AC
TRACT II	7.707 AC
TRACT III	6.831 AC LIMITED ACCESS R\W I-75
TRACT IV	0.845 AC

194.672 AC TOTAL

TRACT I FARM 2
179.289 AC

N 00°48'52" W, 2365.71 FRAC. SEC 31 / SEC 32 — 1870.15

℄ NOTE: CURVE INFORMATION AS PER LND. 25\28
Ic = 17°30'00"
R = 716.20
L = 218.75
T = 110.23

℄ FARRINGTON RD. 60' R\W

N 71°54'16" E, 1026.30

N 75°52'58" E, 632.41

30.71'

1" W

MIAMI AND ERIE CANAL TRANSIT LINE

POT STA. 254+00 30' LT

ST STA. 251+21.12 30' RT & LT

S 13°03'59" E 135.15

S 11°43'02" E 472.85

S 10°25'55" E 228.11

N 11°25'10" W 482.85

TRACT II FARM 1
0.760 AC

S 17°05'46" E 265.86

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

N 27°35'07" W 263.97

S 22°40'45" E 300.81

N 29°35'26" W 141.66

ZONE A6

Ic = 01°26'54"
R = 5704.65
L = 144.20
CH = S 26°03'27" E
CD = 144.20

S 25°46'05" E 217.47

SC STA. 243+00.85 30' LT

CSC STA. 243+01.15 30' RT

SE COR FRAC. SEC 29

SEE DETAIL "C"

S 29°18'18" E 147.85

ST STA. 241+01.15 30' RT

S 33°32'37" E 225.81

S 30°50'08" E 269.87

TRACT IV FARM 2
0.845 AC

℄ COUNTY RD 25A

S 25°17'44" E 65.54

S 36°56'40" E 102.29

S 17°50'02" E 106.55

S 31°08'50" E 113.39

S 28°41'58" E 74.69

S 37°23'41" E 85.17

S 25°13'22" E 211.30

S 29°33'59" E 213.48

GREAT MIAMI RIVER

PT STA. 233+84.00 30' RT

Ic = 04°29'02"
R = 3844.83
L = 300.89
CH = S 27°36'46" E
CD = 300.81

℄ B & O RAILROAD

Ic = 06°49'26"
R = 3789.83
L = 451.37
CH = S 26°25'54" E
CD = 451.10

Ic = 03°27'43"
R = 9579.30
L = 578.80
CH = N 25°13'03" W
CD = 578.72

S 29°54'41" E 848.25

S 27°47'14" E 151.48

60' R\W

PC STA. 227+46.03 30' RT

PC STA. 227+46.03 42.65' LT

N 72°56'33" E

Ic = 02°11'12"
R = 428.37
L = 16.35
CH = S 72°31'59" W
CD = 16.35

STA. 8009+00

Ic = 12°09'49"
R = 458.37
L = 97.31
CH = N 66°51'28" E
CD = 97.13

ST STA. 225+51.56 42.65' LT

D.P. & L. CO. D.B. 576\37

MIAMI AND ERIE CANAL TRANSIT LINE

ZONE A6

Ic = 02°24'22"
R = 9519.30
L = 380.81
CH = N 20°56'28" W
CD = 380.78

S 62°35'22" W 60.45

N 60°46'20" E, 579.23

N 43°04'42" W 1.26

Ic = 33°07'55"
R = 548.12
L = 316.96
CH = S 50°34'40" E
CD = 312.56

MIAMI COUNTY COMMISSIONERS
D.B. 172\636

S 67°08'38" E 44.07

B. & C. PELLMAN
D.B. 574\13
LND. 32\31
0.670 AC

S 33°32'30" E 185.09

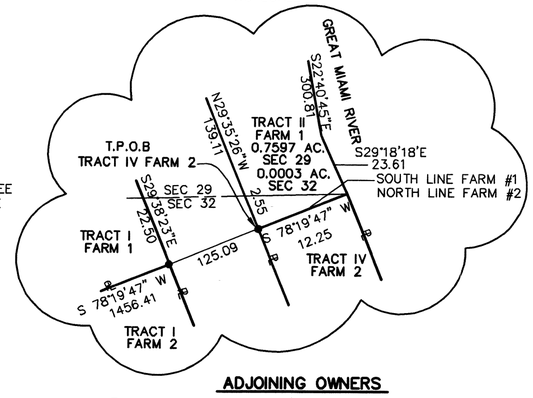
S 34°32'09" E 220.29

H. & J. HORNBECK
D.B. 623\51
LND. 32\31

STA. 8018+00

N 55°26'03" E 33.01

DETAIL "C"
NO SCALE



ADJOINING OWNERS

Ⓐ W. & M. STEWART
D.B. 732\307
0.147 AC
(LOT 8471)

Ⓑ MIAMI CONSERVANCY DISTRICT
D.B. 435\269
1.630 AC (LOT 8472)
4.774 AC (NET, TOTAL)

Ⓒ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 524\897
0.390 AC (LOT 8475)
2.494 AC

Ⓓ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓔ W. & M. STEWART
D.B. 732\307
1.363 AC
(LOT 8470)

Ⓕ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 549\860
1.050 AC (TOTAL)

Ⓖ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓗ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 524\895
1.200 AC

Ⓘ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 549\860
0.120 AC

N

0 100 200 400
SCALE: 1" = 200

LEGEND

- 5/8"X30" CAPPED IRON PIN (SET) STAMPED FBA
- MAG NAIL (SET)
- P.K. NAIL (FOUND)
- 5\8" IRON PIN (FOUND)
- RAILROAD SPIKE (FOUND)
- MON BOX (FOUND)
- STONE (FOUND)
- °POST FENCE POST
- CONC MON (FOUND)
- FLOOD PLAIN AS PER F.E.M.A MAPS
- LA RIGHT-OF-WAY I-75

REFERENCE MONUMENTS 25A

STATIONING	AS LOCATED	REF TO PL FROM LOCATED MON.
1. CS 159+59.38, 35' RT	———	39.21' LT
30' LT	———	25.76' RT
2. ST 161+59.38, 30' LT	———	63.87' RT
3. ST 225+51.56, 42.65 LT	———	75.32' LT
4. PC 227+46.03, 42.65' LT	———	53.28' RT
30' RT	———	71.05' RT
5. PT 233+84.00, 30' RT	S 86°12'26" W, 0.29'	52.14' LT, 38.40' RT
6. TS 241+01.15, 30' RT	S 58°51'13" W, 0.78'	75.70' LT, 42.15' RT
7. SC 243+01.15, 30' LT	N 85°03'08" W, 1.15'	10.10' LT
30' RT	S 27°33'01" W, 1.42'	41.17' RT
8. CS 249+21.12, 30' LT	S 21°06'51" E, 1.52'	21.84' RT
9. ST 251+21.12, 30' LT	S 33°14'56" E, 0.86'	30.1497' RT
30' RT	S 33°02'25" E, 0.96'	29.86' LT
10. POT 254+00.00, 30' LT	S 28°32'09" E, 1.51'	46.14' RT
11. POT 258+00.00, 30' LT	S 34°15'15" E, 1.36'	55.14' RT

TRACT I FARM 2

① S 22°19'50" E, 131.78
② S 04°46'00" E, 270.00
③ S 70°35'37" W, 10.18
④ Ic = 01°19'50"
R = 9579.30
L = 222.46
CH = N 20°15'14" W
CD = 222.45
⑤ N 20°44'19" E, 44.85
⑥ N 20°34'43" W, 158.35
⑦ S 60°46'22" W, 93.40
⑧ Ic = 02°00'32"
R = 9519.30
L = 333.76
CH = S 20°59'18" E
CD = 333.75
⑨ N 67°08'38" W, 90.06
⑩ Ic = 32°18'59"
R = 488.12
L = 275.31
CH = N 50°59'09" W
CD = 271.68

2 OF 5

FLOYD BROWNE ASSOCIATES, INC. FBA
* Contact Office Sidney, Ohio 937.492.7636
Marion, Ohio 740.383.2187
Dayton, Ohio 937.431.1004
Delaware, Ohio 740.363.6792

VOLUME 48 PAGE 86C

D.B. 623\51
LND. 32\31

STA. 8018+00

STATE OF OHIO
0.287 AC
D.B. 542\129

J. STEWART
D.B. 588\269
LND. 21\104

POST

N 55°26'03" E
33.03

N 86°45'56" E
16.82

12" CONC POST

N 86°45'56" E
266.72

N 39°35'35" W
40.88

N 50°37'33" E
64.61

lc = 04°27'21"
R = 9519.30
L = 740.31
CH = S 15°20'19" E
CD = 740.12

60' R\W

SEC 31 FRAC.SEC 32

N 00°48'52" W
495.56

1\2 SECTION LINE

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

lc = 02°09'02"
R = 9579.30
L = 359.55
CH = N 14°11'09" W
CD = 359.53

194.672 AC FRAC. SEC 32

FARM 2

TRACT I	179.289 AC	
TRACT II	7.707 AC	
TRACT III	6.831 AC	LIMITED ACCESS R\W I-75
TRACT IV	0.845 AC	
	194.672 AC TOTAL	

TRACT I FARM 2
179.289 AC

ZONE C

ZONE A

℄ EXPERIMENT FARM RD.

SECTION LINE
N 00°51'46" W 1017.29

N 00°51'46" W
1620.65

S 88°52'22" W, 2204.37

SOUTH LINE FARM #2

POST

12" CONC POST

537.64

NORTH LINE FARM #3

NEAL FARMS. INC.
D.B. 648\498
LND 30\168
62.024 AC

P.O.B.
TRACT II, & III
FARM 2

SE COR
SE 1\4
SEC 31

SW COR
FRAC. SEC 32

P.O.B.
TRACT I, II, III & IV
FARM 3

NW COR
FRAC. SEC 5

N 01°00'23" W
1618.43

TRACT I FARM 3
84.370 AC

45.710 AC FRAC. SEC 32

D.B. 514\15
LND. 32\31
0.670 AC

J. STEWART
D.B. 588\269
LND. 21\104

POST

S 37°47'16" E
322.32

N 29°09'47" W
322.32

ZONE A6

OHIO DEPARTMENT
OF TRANSPORTATION
10.090 AC
D.B. 543\282

STATE OF OHIO
2.399 AC
D.B. 551\402

S 30°35'06" E
415.24

D.P. & L. CO. D.B. 676\32

S 13°06'38" E
166.30

TRACT II
FARM 2
7.707 AC

POST

S 19°27'05" E
186.89

N 17°03'08" W
195.91

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

MIAMI AND ERIE CANAL TRANSIT LINE

S 29°10'39" E
515.85

S 23°12'45" E
456.29

N 13°06'38" W
179.31

S 17°37'38" W
469.99

N 17°30'12" E
499.31

TRACT III
FARM 2
6.831 AC
LIMITED ACCESS
R\W I-75

S 01°21'51" E
119.01

ZONE C

N 04°34'47" W
110.14

T.P.O.B. TRACT II
FARM 2

S 89°07'26" W
503.89

692.63

127.35

29.38

S 89°07'26" W
582.50

T.P.O.B. TRACT III
FARM 2

61.39

S 01°21'51" E
42.55

N 04°34'47" W
55.38

S 23°12'45" E
642.29

S 24°06'00" E
713.37

LA R/W

℄ HYDRAULIC CHANNEL

B & O RAILROAD N 13°06'38" W, 2378.20

S 14°33'18" E
427.23

N 21°05'41" W
457.55

S 09°42'40" W
326.30

N 02°00'08" E
158.11

N 20°26'14" E
305.23

N 13°06'38" W
45.52

℄ INTERSTATE ROUTE 75

N 20°26'14" E

TRACT III FARM 3
26.237 AC
LIMITED ACCESS R\W I-75

℄ COUNTY RD 25A

S 37°32'24" W
138.01

N 46°34'19" W
148.95

551\402

POST

MAG NAIL SET IN
THE. R\W POST
CROSS BRACE

N

0 100 200 400
SCALE: 1" = 200

LEGEND

- ● 5/8"X30" CAPPED IRON PIN (SET) STAMPED FBA
- MAG NAIL (SET)
- P.K. NAIL (FOUND)
- ○ 5\8" IRON PIN (FOUND)
- RAILROAD SPIKE (FOUND)
- MON BOX (FOUND)
- STONE (FOUND)
- POST FENCE POST
- ◎ CONC MON (FOUND)
- FLOOD PLAIN AS PER F.E.M.A MAPS
- LA RIGHT-OF-WAY I-75

REFERENCE MONUMENTS 25A

STATIONING	AS LOCATED	REF TO PL FROM LOCATED MON.
1. CS 159+59.38, 35' RT	———	39.21' LT
30' LT	———	25.76' RT
2. ST 161+59.38, 30' LT	———	63.87' RT
3. ST 225+51.56, 42.65 LT	———	75.32' LT
4. PC 227+46.03, 42.65' LT	———	53.28' RT
30' RT	———	71.05' RT
5. PT 233+84.00, 30' RT	S 86°12'26" W, 0.29'	52.14' LT, 38.40' RT
6. TS 241+01.15, 30' RT	S 58°51'13" W, 0.78'	75.70' LT, 42.15' RT
7. SC 243+01.15, 30' LT	N 85°03'08" W, 1.15'	10.10' LT
30' RT	S 27°33'01" W, 1.42'	41.17' RT
8. CS 249+21.12, 30' LT	S 21°06'51" E, 1.52'	21.84' RT
9. ST 251+21.12, 30' LT	S 33°14'56" E, 0.86'	30.1497' RT
30' RT	S 33°02'25" E, 0.96'	29.86' LT
10. POT 254+00.00, 30' LT	S 28°32'09" E, 1.51'	46.14' RT
11. POT 258+00.00, 30' LT	S 34°15'15" E, 1.36'	55.14' RT

ADJOINING OWNERS

Ⓐ W. & M. STEWART
D.B. 732\307
0.147 AC
(LOT 8471)

Ⓑ MIAMI CONSERVANCY DISTRICT
D.B. 435\269
1.630 AC (LOT 8472)
4.774 AC (NET, TOTAL)

Ⓒ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 524\897
0.390 AC (LOT 8475)
2.494 AC

Ⓓ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓔ W. & M. STEWART
D.B. 732\307
1.363 AC
(LOT 8470)

Ⓕ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 549\860
1.050 AC (TOTAL)

Ⓖ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓗ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 524\895
1.200 AC

Ⓘ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 549\860
0.120 AC

TRACT I FARM 3

① S 13°06'38" E, 378.68
② S 20°26'14" W, 108.57
③ N 13°06'38" W, 280.48

3 OF 5

FLOYD BROWNE ASSOCIATES, INC. FBA
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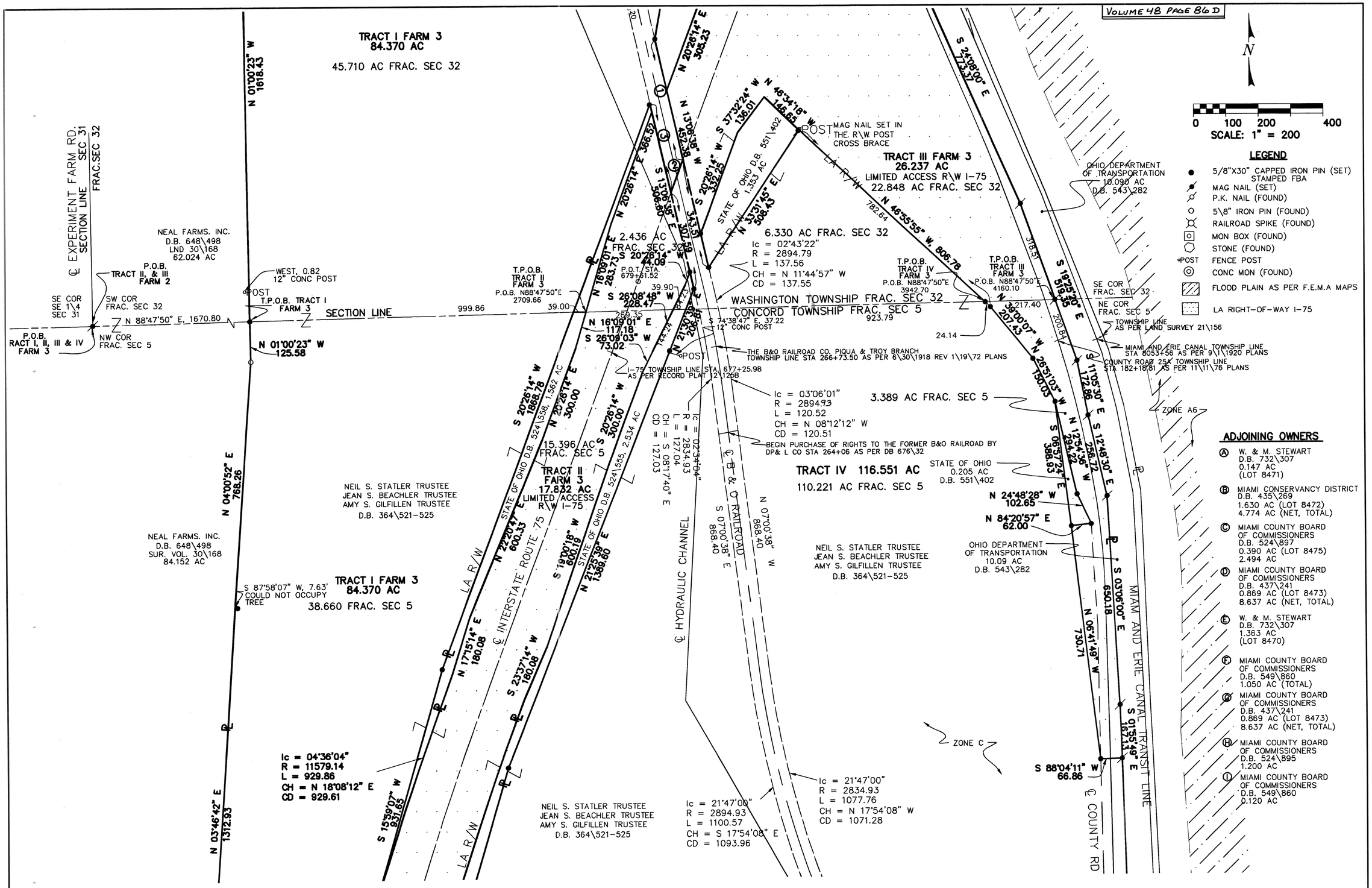
Dayton, Ohio 937.431.1004
Delaware, Ohio 740.363.6792



REFERENCE MONUMENTS 25A

STATIONING	AS LOCATED	REF TO PL FROM LOCATED MON.
1. CS 159+59.38, 35' RT	———	39.21' LT
30' LT	———	25.76' RT
2. ST 161+59.38, 30' LT	———	63.87' RT
3. ST 225+51.56, 42.65 LT	———	75.32' LT
4. PC 227+46.03, 42.65' LT	———	53.28' RT
30' RT	———	71.05' RT
5. PT 233+84.00, 30' RT	S 86°12'26" W, 0.29'	52.14' LT, 38.40' RT
6. TS 241+01.15, 30' RT	S 58°51'13" W, 0.78'	75.70' LT, 42.15' RT
7. SC 243+01.15, 30' LT	N 85°03'08" W, 1.15'	10.10' LT
30' RT	S 27°33'01" W, 1.42'	41.17' RT

REFERENCE MONUMENTS 25A

STATIONING	AS LOCATED	REF TO PL FROM LOCATED MON.
8. CS 249+21.12, 30' LT	S 21°06'51" E, 1.52'	21.84' RT
9. ST 251+21.12, 30' LT	S 33°14'56" E, 0.86'	30.1497' RT
30' RT	S 33°02'25" E, 0.96'	29.86' LT
10. POT 254+00.00, 30' LT	S 28°32'09" E, 1.51'	46.14' RT
11. POT 258+00.00, 30' LT	S 34°15'15" E, 1.36'	55.14' RT

TRACT I FARM 3

① S 13°06'38" E, 378.68
② S 20°26'14" W, 108.57
③ N 13°06'38" W, 280.48

FLOYD BROWNE ASSOCIATES, INC. FBA
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Sidney, Ohio
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Marion, Ohio 740.383.2187
Dayton, Ohio 937.431.1004
Delaware, Ohio 740.363.6792

Ic = 04°36'04"
R = 11579.14
L = 929.86
CH = N 18°08'12" E
CD = 929.61

N 03°46'42" E
1312.93

S 15°39'07" W
931.65

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

Ic = 21°47'00"
R = 2894.93
L = 1100.57
CH = S 17°54'08" E
CD = 1093.96

Ic = 21°47'00"
R = 2834.93
L = 1077.76
CH = N 17°54'08" W
CD = 1071.28

ZONE C

S 88°04'11" W
66.86

℄ COUNTY RD 25A

TANSIT LINE

S 01°55'49" E
832.95

Ic = 06°06'04"
R = 11344.14
L = 1207.97
CH = S 17°23'12" W
CD = 1207.40

TRACT I FARM 3
84.370 AC

TRACT II
FARM 3
17.833 AC
LIMITED ACCESS
R\W I-75

S 12°30'08" W
202.25

N 15°15'36" E
1379.88

STATE OF OHIO D.B. 524\555 2.534 AC

LA R/W

℄ HYDRAULIC CHANNEL

℄ B & O RAILROAD

N 28°47'38" W
648.03

S 28°47'38" E
617.50

NEIL S. STATLER TRUSTEE
JEAN S. BEACHLER TRUSTEE
AMY S. GILFILLEN TRUSTEE
D.B. 364\521-525

77.324 AC FRAC. SEC 32
167.666 AC FRAC. SEC 5

FARM 3

TRACT I 84.370 AC
TRACT II 17.832 AC LIMITED ACCESS R\W I-75
TRACT III 26.237 AC LIMITED ACCESS R\W I-75
TRACT IV 116.551 AC
244.990 AC TOTAL

TRACT IV 116.551 AC

ZONE C

OHIO DEPARTMENT OF TRANSPORTATION
10.09 AC
D.B. 543\282

ZONE A6

ST STA. 161+59.38
30' LT

CS STA. 159+59.38
30' RT

CS STA. 159+59.38
35' LT

S 22°27'30" W
183.42

S 16°04'30" E
226.05

S 11°32'30" E
63.77

10" WOOD
N 85°02'00" W, 0.46'

POST

S. JOHNSON & R. HARTMAN
TRUSTEE
D.B. 723\652
SUR. VOL. 11\125
102.77 AC

N 04°06'34" E
525.45

356.30

Ic = 02°45'39"
R = 11569.14
L = 557.47
CH = S 13°27'21" W
CD = 557.41

℄ INTERSTATE ROUTE 75

S 15°16'57" W
198.10

Ic = 01°00'32"
R = 11349.14
L = 199.84
CH = S 12°49'54" W
CD = 199.84

20.47

169.15

S 33°44'10" W, 1.50'

POST

P.O.C. STA.
650+00.07

S 89°18'06" W
332.54

S 89°18'06" W
225.70

S 89°18'06" W
775.25

16' ACCESS EASEMENT
D.B. 35\35

12" WOOD POST

POST

S 87°58'22" W
1542.70

5/8" "COZAT"

SC STA. 154+86.00
45' LT

8" WOOD
S 03°47'48" W, 1.25'

SUR. VOL. 11\190
12.874 AC

UPPER VALLEY MEDICAL CENTER
D.B. 535\605 TITLE DEED
D.B. 689\25
LND 29\8
LND 32\124
LND 42\49
59.281 AC TOTAL

U.V.M.C NURSING CARE INC.
D.B. 614\23
SUR. VOL. 27\81
10.00 AC

L. SNYDER
D.B. 608\83
SUR. VOL. 36\115
5.309 AC

0.36 AC

TS STA 152+86.00
45' LT

℄ COUNTY RD 25A

STATE OF OHIO D.B. 524\555 1.017 AC

N

0 100 200 400
SCALE: 1" = 200

LEGEND

- ● 5/8"X30" CAPPED IRON PIN (SET) STAMPED FBA
- MAG NAIL (SET)
- P.K. NAIL (FOUND)
- ○ 5\8" IRON PIN (FOUND)
- RAILROAD SPIKE (FOUND)
- MON BOX (FOUND)
- STONE (FOUND)
- POST FENCE POST
- ◎ CONC MON (FOUND)
- FLOOD PLAIN AS PER F.E.M.A MAPS
- LA RIGHT-OF-WAY I-75

ADJOINING OWNERS

Ⓐ W. & M. STEWART
D.B. 732\307
0.147 AC
(LOT 8471)

Ⓑ MIAMI CONSERVANCY DISTRICT
D.B. 435\269
1.630 AC (LOT 8472)
4.774 AC (NET, TOTAL)

Ⓒ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 524\897
0.390 AC (LOT 8475)
2.494 AC

Ⓓ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓔ W. & M. STEWART
D.B. 732\307
1.363 AC
(LOT 8470)

Ⓕ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 549\860
1.050 AC (TOTAL)

Ⓖ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 437\241
0.869 AC (LOT 8473)
8.637 AC (NET, TOTAL)

Ⓗ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 524\895
1.200 AC

Ⓘ MIAMI COUNTY BOARD OF COMMISSIONERS
D.B. 549\860
0.120 AC

REFERENCE MONUMENTS 25A

STATIONING	AS LOCATED	REF TO PL FROM LOCATED MON.
1. CS 159+59.38, 35' RT	_____	39.21' LT
30' LT	_____	25.76' RT
2. ST 161+59.38, 30' LT	_____	63.87' RT
3. ST 225+51.56, 42.65 LT	_____	75.32' LT
4. PC 227+46.03, 42.65' LT	_____	53.28' RT
30' RT	_____	71.05' RT
5. PT 233+84.00, 30' RT	S 86°12'26" W, 0.29'	52.14' LT, 38.40' RT
6. TS 241+01.15, 30' RT	S 58°51'13" W, 0.78'	75.70' LT, 42.15' RT
7. SC 243+01.15, 30' LT	N 85°03'08" W, 1.15'	10.10' LT
30' RT	S 27°33'01" W, 1.42'	41.17' RT
8. CS 249+21.12, 30' LT	S 21°06'51" E, 1.52'	21.84' RT
9. ST 251+21.12, 30' LT	S 33°14'56" E, 0.86'	30.1497' RT
30' RT	S 33°02'25" E, 0.96'	29.86' LT
10. POT 254+00.00, 30' LT	S 28°32'09" E, 1.51'	46.14' RT
11. POT 258+00.00, 30' LT	S 34°15'15" E, 1.36'	55.14' RT

5 OF 5

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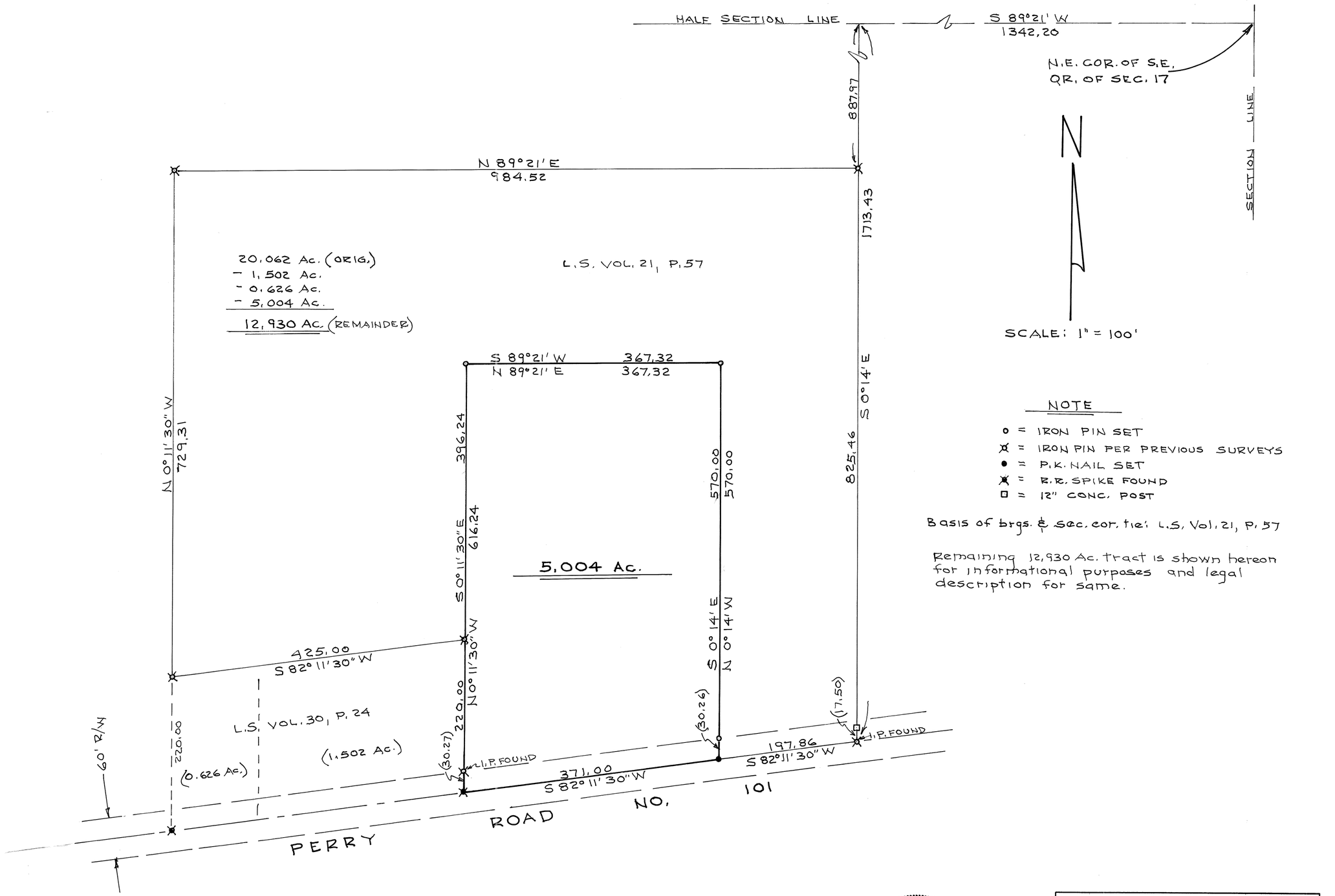
17 (S.E. 1/4) SECTION | 8 TOWN | 5 RANGE | NEWBERRY TOWNSHIP

CORPORATION | SECTION

VOL. 48 PLAT NO. 87

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 100 FEET



NOTE

- o = IRON PIN SET
- ⊗ = IRON PIN PER PREVIOUS SURVEYS
- ● = P.K. NAIL SET
- ⊗ = R.R. SPIKE FOUND
- □ = 12" CONC. POST

Basis of brgs. & sec. cor. tie: L.S. Vol. 21, P. 57

Remaining 12,930 Ac. tract is shown hereon for informational purposes and legal description for same.

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF 5,004 AC. TRACT
FOR
MARY CREEL
KNOXVILLE - TENN.

DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	SHEET NO.
7-16-04	D.T.	1/1
FILE NO.	TRACKED BY	
190604	CHECKED BY D.T.	

2	11BTMRS	NE¼ ~ 26 SE ¼ ~ 27	LOSTCREEK	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 88
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

SCALE: 1"=100'
0 50 100 150 200

S 84° 54' 34" E
1318.08' TO ℄
PIN SET @ 30.00'
306.28'
252.35'
N 04° 13' 13" E

① 18.719 ACRES TOTAL
9.077 ACRES IN SECTION 26
9.642 ACRES IN SECTION 27
0.438 ACRES IN ROAD R/W

IRON PIPE FOUND
S 83° 40' 57" E
104.37'
SECTION 27
SECTION 26
991.22' TO ℄
N 05° 22' 21" E

N 83° 46' 54" W
S 83° 46' 54" E 276.62'
N 04° 45' 35" E
135.18'
S 83° 46' 54" E 687.64' TO ℄
411.02' TO ℄
574.20' TO ℄
574.20' TO ℄
SE CORNER
SE QUARTER
SECTION 27
PIN SET @ 30.01'
NE CORNER
NE QUARTER
SECTION 26
332.11'
S 05° 00' 12" W
496.13'
60' R/W
℄ LOSTCREEK-SHELBY ROAD & SECTION LINE

S 31° 40' 10" W
94.17'
N 65° 29' 04" W
212.65'
S 60° 17' 13" W
222.87'
N 60° 17' 13" E
222.87'
S 21° 24' 39" E
132.16'
S 07° 42' 26" W
92.77'
S 20° 46' 30" W
60.66'
S 17° 02' 58" W
51.82'
S 05° 16' 36" W
50.91'
S 04° 35' 12" W
50.40'
S 14° 22' 56" W
20.36'
S 24° 41' 37" W
102.51'
EXISTING
2.817 AC. TRACT

② 6.275 ACRES TOTAL
0.347 ACRES IN ROAD R/W

500.75' TO ℄
N 05° 54' 42" E

③ 5.001 ACRES TOTAL
0.610 ACRES IN ROAD R/W

S 04° 45' 35" W
N 04° 45' 35" E
S 04° 45' 35" W
℄ LOSTCREEK-SHELBY ROAD

PIN SET @ 32.14'
S 86° 56' 49" W 368.89'
503.87'
S 73° 44' 18" W
S 73° 44' 18" W
48.66'
PIN FD. @ 35.64'
S 31° 21' 59" W
62.32' TO ℄
PIN FD. @ 48.97'
293.51'
℄ TROY-URBANA ROAD 60' R/W
PIN SET @ 32.27'
S 73° 44' 18" W

SURVEY OF 3 TRACTS FOR JEFF & PAM BAIR.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

LEGEND
- ◎ MONUMENT BOX ASSEMBLY
- PK NAIL FOUND
- GIN SPINDLE FOUND
- IRON PIN FOUND
- WOOD FENCE POST
- GIN SPINDLE SET
- ○ 5/8" ℄ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES
MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS
- VOL. 11, PG. 141
- VOL. 35, PG. 148
- VOL. 40, PG. 65
- VOL. 40, PG. 191
- VOL. 42, PG. 143
- VOL. 44, PG. 19

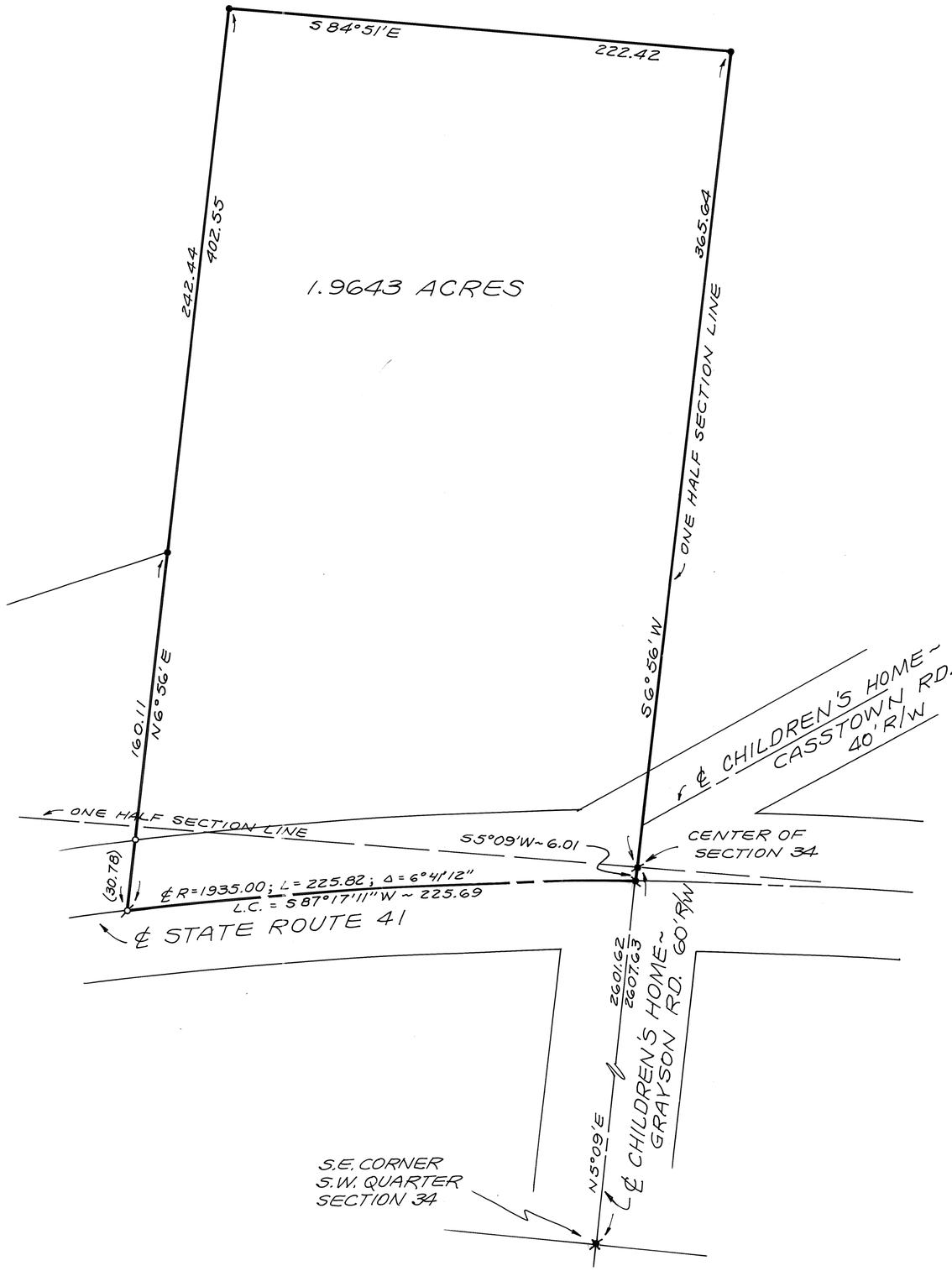
Michael W. Cozatt 7-21-04
MICHAEL W. COZATT, P.S. # 6001 DATE

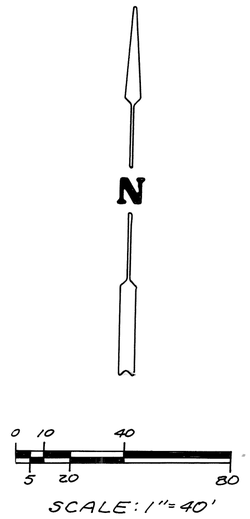
COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 15504

ELIZABETH TOWNSHIP | N.W. QTR~34 SECTION | 2 TOWN | 10 RANGE

VOLUME 48 PLAT 89
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 3 JUN. 2004





APPROVED
Subject To Zoning Approval
By Matt Pedro R.S
Date 7-20-2004
Miami County Health District

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY
DATE 6-8-04

APPROVED
Miami County Planning Commission
Date July 21 2004
Secretary

LEGEND
- ● = IRON PIN FOUND
- o = IRON PIN SET
- ⌀ = MAG NAIL SET
- ✓ = P-K NAIL FOUND
- ⊗ = GIN SPINDLE FOUND
- ✖ = RAILROAD SPIKE FOUND

REFERENCE
LAND SURVEY VOL. 31; PLAT 190

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED
PROFESSIONAL SURVEYOR

SURVEY OF EXISTING RESIDENTIAL TRACT IN SECTION 34-ELIZABETH TOWNSHIP FOR STANLEY TEREBINSKI.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST
TROY, OHIO 45373 (937) 339-5331

VOLUME 48 PAGE 90
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

7	4E	NW 1/4 15 SW 1/4	UNION	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP VILLAGE POTSDAM	COUNTY PT. 10 OUTLOT	STATE

℄ Hall Rd.
N.W. Cor. N.W. 1/4
S 03°13' W 2.06' Fence Post to witness pin
N 0°34'43" E 173.25
S 89°08'23" E 660.00
(2.625 Ac. N.W. 1/4)
660.00
S 0°34'46" W 173.25
N.W. Corner S.W. Quarter Section 15
S 89°08'23" E 22.40
Half-Section Line
S 89°08'23" E 636.54
S 89°08'23" E 1364.81
1/4-1/4 Cor.
45.87'
0.25 Ac. Per D.B.538,Pg.495
S 00°03'08" E 240.00
S 89°08'23" E 45.87
Iron Pin called for in Vol.20,Pg.117 fd. 12.5' east of 1/4-1/4 line N 70°58'41"E, 14.41'
N.E. Corner S.W. Quarter Section 15
℄ State Route 721

Darke County
Miami County

43.898 Acres Total
W 1/2 W 1/2
(Includes 2.625 Ac. in N.W. 1/4)
0.471 Acres within road right-of-way

40.968 Acres Total
E 1/2 W 1/2
(Less 0.25 Ac. by exception)
D.B.485,Pg.359 L. & G. O'Dell
0.471 Acres within road right-of-way

West Line Section 15 and County Line
N 00°00'05" E 2634.22
S 00°01'31" E 2630.87
N 00°01'31" W 2630.87
S 00°03'08" E 2387.51
1/4-1/4 Line
EAST LINE OF SW1/4
Property Line
1.4'
1.5'
10'x17' Shed
DETAIL ON PT. OL. 10
Stone called for in Vol.20,Pg.117 fd. 11.4' east of 1/4-1/4 line

Wire Fenceline
Fence Post 8.0'East
Potsdam Corp. Limit
S 89°25'22" E 384.08
N 00°03'08" W 510.86
S 00°02'00" W 510.85
Pt. OL. 10
4.500 Ac.
0.264 Acres within road right-of-way
Village of Potsdam
Ex. fence lies 3'-4' east of P L
see detail above (shed)
℄ Main Street
S.W. Corner S.W. Quarter Section 15
S.E. Corner S.W. Quarter Section 15
(30.00)
N 89°25'22" W 683.59
N 89°25'22" W 683.59
N 89°25'22" W 383.32
30.00
Cross St.
1367.18
1367.18
℄ Milton Potsdam Road 60'R/W & South Line Section 15
1/4-1/4 Cor.

REVISED 7-19-04 MC

0 100 200 400
Graphic Scale in Feet
1"=200'

LEGEND

- ● IRON PIN FOUND
- ◐ IRON PIPE FOUND
- ○ 5/8" CAPPED IRON PIN SET (COZATT, S6001)
- ⌀ MAG NAIL FOUND
- ⌀ MAG NAIL SET
- ✖ R.R. SPIKE FOUND
- ✖ GIN SPINDLE FOUND
- ⌀ GIN SPINDLE SET
- □ STONE FOUND
- △ FENCE POST FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS
VOLUME 20, PAGE 117
VOLUME 30, PAGE 124
(BASIS OF BEARINGS)
MIAMI COUNTY ENGINEER'S RECORD OF LOT SURVEYS
VOLUME 21, PAGE 176
VOLUME 24, PAGE 57
VOLUME 9, PAGE 113
MIAMI COUNTY RECORDER'S DEED RECORDS
BOOK 107, PAGE 345
BOOK 27, PAGE 433

SURVEY OF 3 TRACTS
FOR ESTATE OF LLOYD O'DELL
GUARDIANSHIP OF GENE O'DELL

* SURVEY NOTE:
1/4-1/4 LINE ESTABLISHED BY EQUAL DIVISION OF DISTANCES ON THE NORTH AND SOUTH LINES OF THE QUARTER SECTION. LND. SUR. VOL. 20, PG. 117 CALLS FOR STONE FOUND* AT S.W. CORNER OF TRACT. CALCULATIONS BASED FROM THIS SURVEY INDICATE THE DISTANCE FROM THE EAST LINE OF THE 1/4 (℄ S.R. 721) TO BE 1365.3 FT., MEASURED BY THIS SURVEY AT 1354.5 FT. "AS FOUND". LOT SUR. VOL. 9, PG. 113 CALLS THE NORTH LINE OF THIS SURVEY TO BE 1364.2 FT. FROM EAST LINE OF 1/4 TO A STONE FD. USING THE 1/4-1/4 LINE ESTABLISHED BY THIS SURVEY, THE DISTANCE FROM THE EAST LINE OF THE 1/4, THROUGH THE STONE "AS FOUND", IS 1365.9 FT. TO THE 1/4-1/4 LINE.

STATE OF OHIO
MICHAEL W. COZATT S-6001
REGISTERED PROFESSIONAL SURVEYOR

Michael W. Cozatt 6-14-04
MICHAEL W. COZATT
P.S. #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 14504 — (937)-339-2921
File Name: C:\Surveys\ODELL14504.dwg
Drawn by: DMC ~ Checked by: MWC

STAUNTON TOWNSHIP | 1 TOWN | 11 RANGE | FRAC. 27 SECTION

VOLUME 48 PAGE 91

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

N 68°44'06" E
50.00'
(0.154 AC. NORTH OF 1/2 SECTION LINE)
(121.56')
(154.59')
N 40°13'10" W
124.36'
S 41°23'01" E
N 39°42'43" W
194.33'
RIDGE LINE
1.268 ACRE
737.17'
N 35°49'33" W
162.59'
N 36°03'18" W
125.05'
4.920 ACRES
N 35°43'46" W
118.30'
N 26°06'46" W
40.76'
S 66°27'04" W
179.90'
N 71°0'41" E
113.86'
S 17°05'23" E
31.26'
S 66°30'14" W
227.87'
S 68°01'09" W
47.04'
S 68°01'09" W
27.63'

LINDA R. ANDERSON
D.B. 473–175
D.B. 537–507
D.B. 729–560
27.582 ACRES
–1.268 ACRE
26.314 ACRES REMAINING

NOTE: POST ORIGINALLY CALLED FOR AT CORNER IN LAND SURVEY 26–135 IS GONE. POINT IS NOW IN PLOWED FIELD.

TIE PER LAND SURVEY 38–127 & LAND SURVEY 40–106

APPROX. ONE – HALF SECTION LINE

NORTHWEST CORNER SOUTHWEST QUARTER SECTION 21, TOWN 1, RANGE 11, & EAST LINE FRAC. SECTION 27

SECTION 27 | SECTION 21
S03°36'18"W 266.96'

NOTE: NO MONUMENTS FOUND TO ESTABLISH 1/2 SECTION LINE. APPROXIMATE 1/2 SECTION LINE ESTABLISHED EXTENDING 1/2 SECTION LINE FROM THE SOUTHWEST QUARTER OF SECTION 21.

℄ PIQUA – TROY ROAD 60' R/W

EAST BANK OF RIVER
GREAT MIAMI RIVER

1.268 ACRE TO BE ADDED TO TRACT TO SOUTH AND WEST. NO NEW BUILDING SITE CREATED BY THIS SURVEY.

R.M. & K.S. NEWMAN
D.B. 712 – 150

23.565 ACRES TOTAL
8.235 ACRES SECTION 21
15.330 ACRES SECTION 27

TRACT "B"
5.523 ACRES
LAND SURVEY 40–106

TRACT "A"
5.129 ACRES
LAND SURVEY 40–106

62.4633 ACRES
LAND SURVEY 45–87

LEGEND

- IRON PIN SET
- IRON PIN FOUND
- P.K. NAIL SET
- P.K. NAIL FOUND
- RAILROAD SPIKE FOUND

REFERENCES

LAND SURVEYS:
VOLUME 25, PAGE 75
VOLUME 26, PAGE 135
VOLUME 38, PAGE 127
VOLUME 40, PAGE 106
VOLUME 45, PAGE 87
VOLUME 45, PAGE 170
VOLUME 47, PAGE 174

DEED BOOK:
VOLUME 473, PAGE 175
VOLUME 537, PAGE 507

0 60 120 240
GRAPHIC SCALE IN FEET
1" = 120'

CERTIFICATION OF REGISTRATION

THIS IS TO CERTIFY THAT PLANNING COMMISSION APPROVAL OF THIS CONVEYANCE IS NOT REQUIRED AS BEING EXEMPT UNDER O.R.C. 711.001

NOTICE IS GIVEN TO ALL PARTIES:

NO ADDITIONAL BUILDING SITE IS CREATED BY THIS CONVEYANCE; NO STRUCTURE MAY BE ERECTED OR MAINTAINED ON THE PREMISES HEREIN CONVEYED WITHOUT FURTHER COMPLIANCE WITH ALL ZONING, BUILDING, AND PLANNING REGULATIONS OF MIAMI COUNTY.

Harold L. Brandewie (1.268 ACRE TRACT)
SECRETARY
MIAMI COUNTY PLANNING COMMISSION

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
Douglas L. Christian
MIAMI COUNTY ENGINEER
Dennis A. Heath Jr. 7-13-2004
DEPUTY DATE

SURVEY FOR MIKE NEWMAN
IN MIAMI COUNTY, OHIO ~ JULY 10, 2004

STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

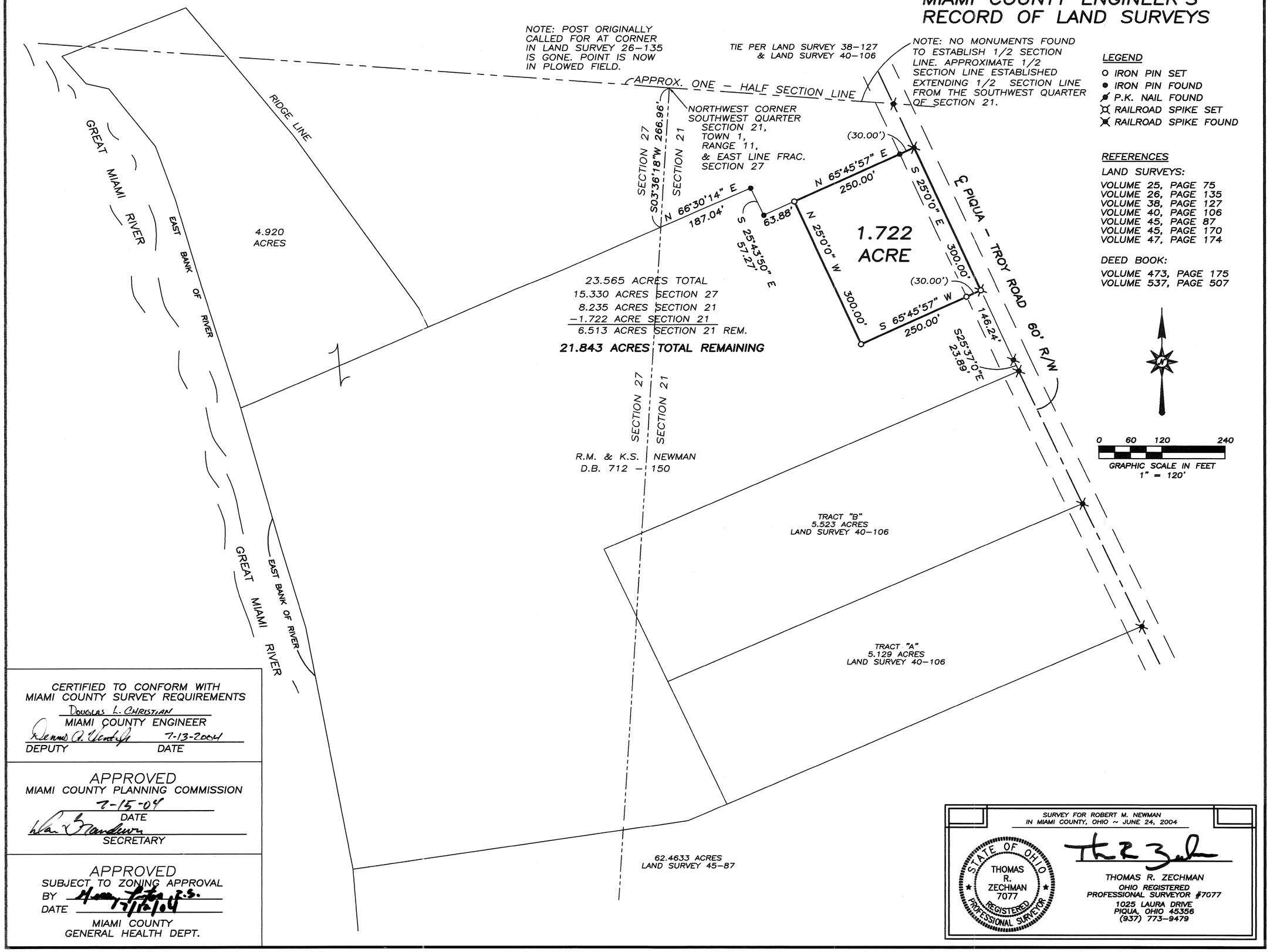
Thomas R. Zechman

THOMAS R. ZECHMAN
OHIO REGISTERED
PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773–9479

STAUNTON TOWNSHIP | 1 TOWN | 11 RANGE | 21 SECTION

VOLUME 48 PAGE 92

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



LEGEND

- O IRON PIN SET
- ● IRON PIN FOUND
- P.K. NAIL FOUND
- RAILROAD SPIKE SET
- RAILROAD SPIKE FOUND

REFERENCES

LAND SURVEYS:

VOLUME 25, PAGE 75
VOLUME 26, PAGE 135
VOLUME 38, PAGE 127
VOLUME 40, PAGE 106
VOLUME 45, PAGE 87
VOLUME 45, PAGE 170
VOLUME 47, PAGE 174

DEED BOOK:

VOLUME 473, PAGE 175
VOLUME 537, PAGE 507

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS

Douglas L. Christian
MIAMI COUNTY ENGINEER

Dennis A. Vent Jr. 7-13-2004
DEPUTY DATE

APPROVED
MIAMI COUNTY PLANNING COMMISSION

7-15-04
DATE

Dan Brandewin
SECRETARY

APPROVED
SUBJECT TO ZONING APPROVAL
BY [signature] R.S.
DATE 7/12/04
MIAMI COUNTY GENERAL HEALTH DEPT.

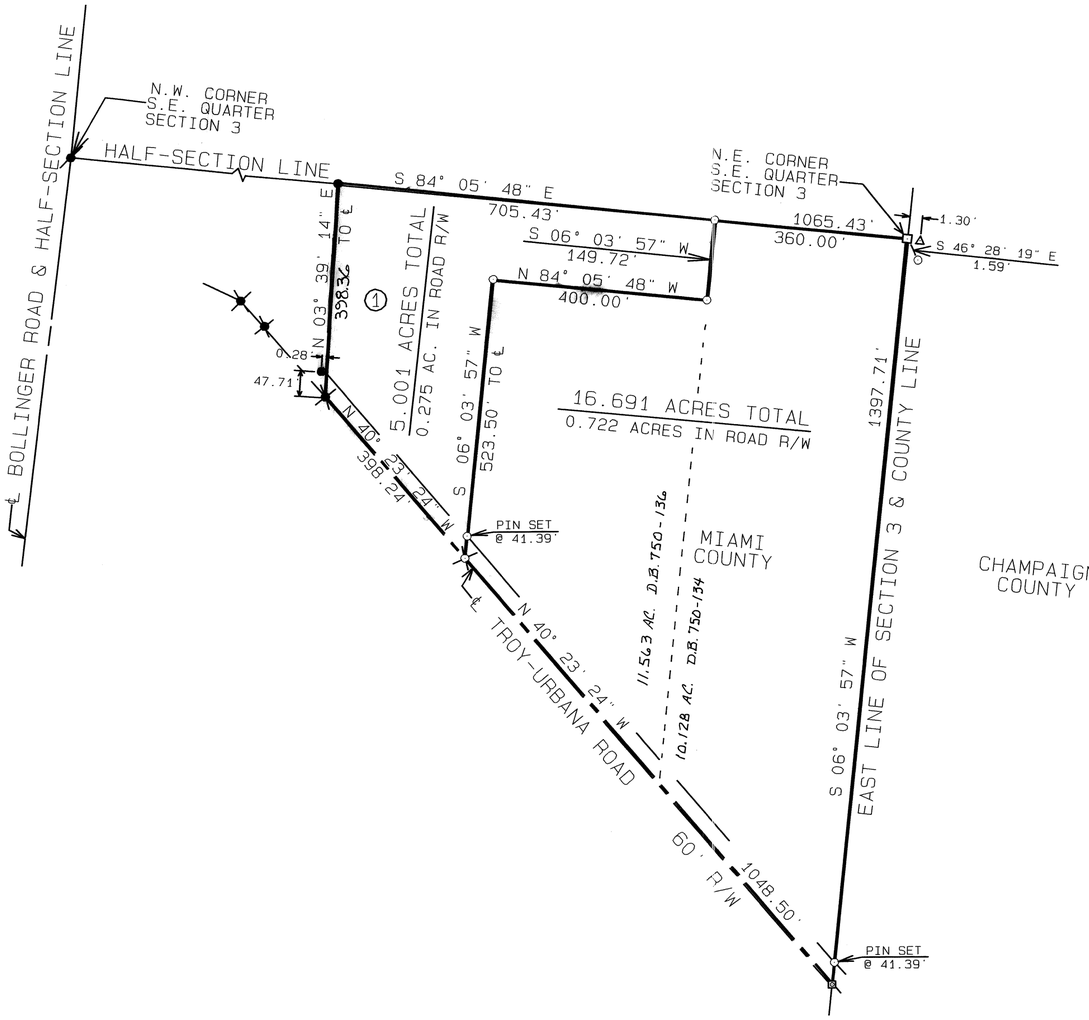
SURVEY FOR ROBERT M. NEWMAN IN MIAMI COUNTY, OHIO ~ JUNE 24, 2004

STATE OF OHIO THOMAS R. ZECHMAN 7077 REGISTERED PROFESSIONAL SURVEYOR

THOMAS R. ZECHMAN
OHIO REGISTERED PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773-9479

2	11BTMRS	SE ¼ ~ 3	LOSTCREEK	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 93
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



SCALE: 1"=200'
0 100 200 300 400

LEGEND

- □ STONE FOUND
- ▣ MONUMENT BOX FOUND
- △ WOOD FENCE POST FOUND
- ◐ PK NAIL FOUND
- ✖ R.R. SPIKE FOUND
- ● IRON PIN FOUND
- ⊗ GIN SPINDLE SET
- ○ 5/8" ⊡ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 15, PG. 42
VOL. 25, PG. 156
VOL. 33, PG. 191
VOL. 43, PG. 112
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

SURVEY OF 2 TRACTS FOR GARY KOBLE.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

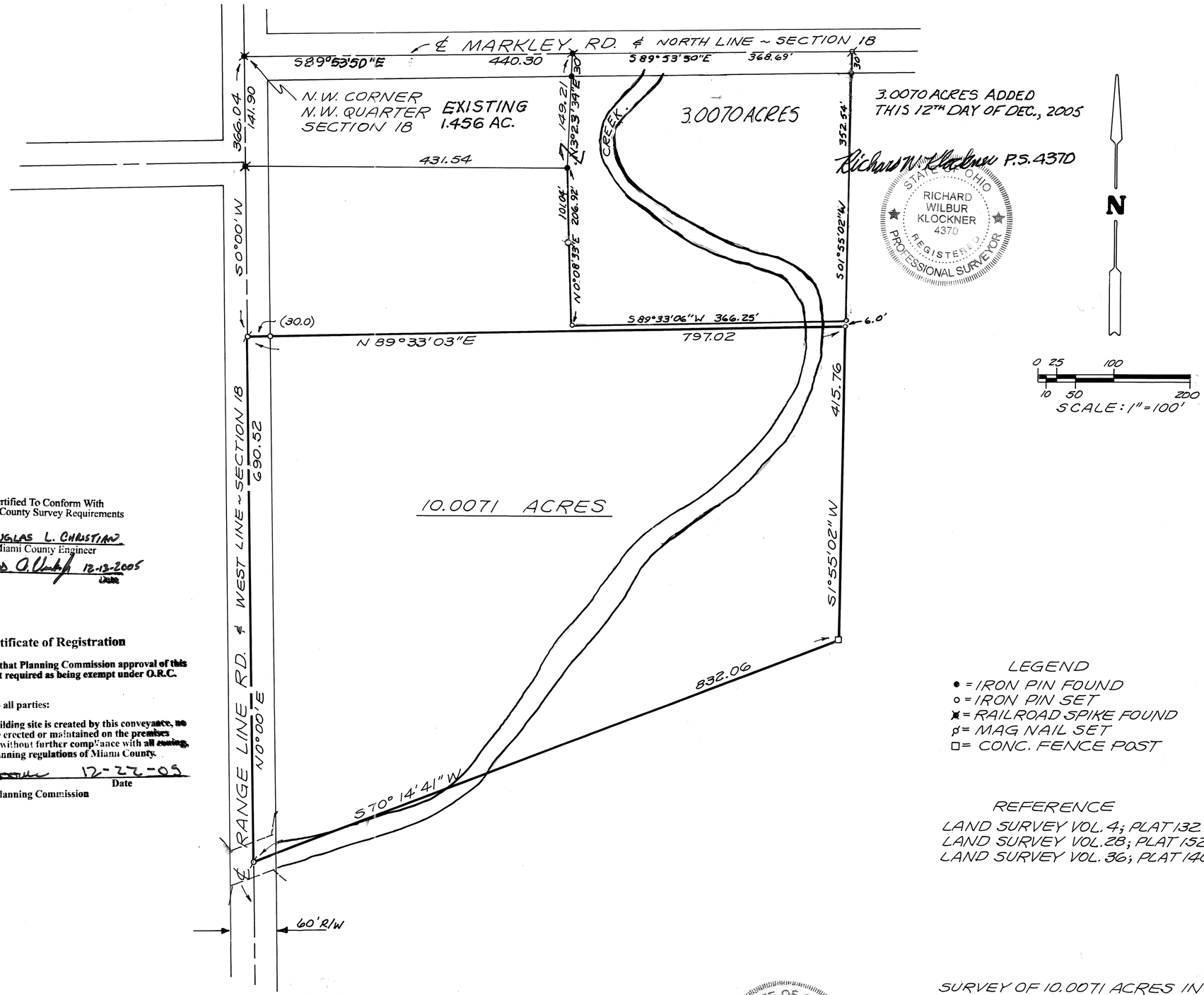
Michael W. Gatt 7-20-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 20204

UNION TOWNSHIP | N.W. QTR~18 SECTION | 6 TOWN | 5 EAST RANGE

VOLUME 48 PLAT 94
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 22 JULY, 2004



Certified To Conform With
Miami County Survey Requirements

DOUGLAS L. CHRISTIAN
Miami County Engineer
Deputy
12-13-2005
Date

Certificate of Registration

This is to certify that Planning Commission approval of this conveyance is not required as being exempt under O.R.C. 711.001.

Notice is given to all parties:

No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all zoning, building, and planning regulations of Miami County.

12-22-05
Secretary **Date**
Miami County Planning Commission

LEGEND
- ● = IRON PIN FOUND
- ○ = IRON PIN SET
- ✖ = RAILROAD SPIKE FOUND
- ⌀ = MAG NAIL SET
- □ = CONC. FENCE POST

REFERENCE
LAND SURVEY VOL. 4; PLAT 132
LAND SURVEY VOL. 28; PLAT 152
LAND SURVEY VOL. 36; PLAT 140

STATE OF OHIO
RICHARD
WILBUR
KLOCKNER
4370
REGISTERED
PROFESSIONAL SURVEYOR

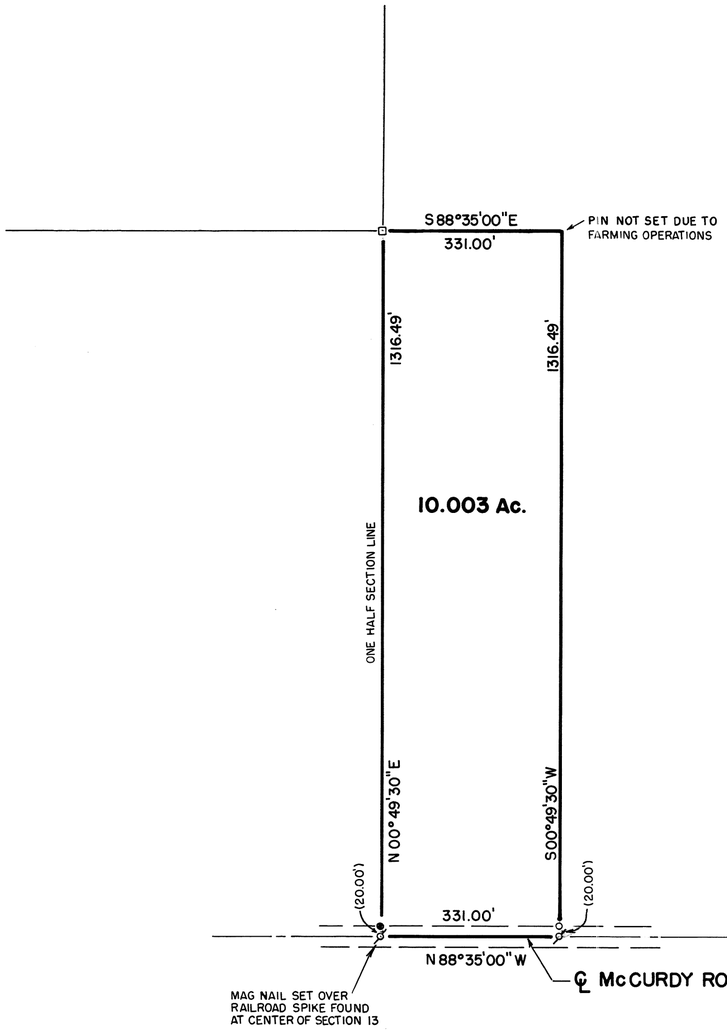
SURVEY OF 10.0071 ACRES IN UNION TOWNSHIP FOR MARTIN BLACK.

Richard W. Klockner
PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

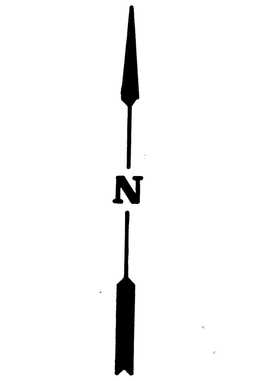
7	5	13	N.E.	CONCORD
TOWN	RANGE	SECTION	QUARTER	TOWNSHIP

VOLUME 48 PAGE 95
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

DATE: JULY 7, 2004



D.B. 590 - 310
53.935 AC.
-10.003 AC.
43.932 AC. REMAINING



SCALE : 1" = 200'

LEGEND
- ● IRON PIN FOUND
- ○ IRON PIN SET
- ✖ RAILROAD SPIKE FOUND
- ⌀ MAG NAIL SET
- □ 8" X 8" POINTED LIMESTONE

REFERENCE
LAND SURVEY 34 PG. 155

SURVEY OF 10.003 Ac., CONCORD TWP.,
FOR JOSEPH DRIELING.

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED PROFESSIONAL SURVEYOR

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOCIATES, INC.
CIVIL ENGINEERING & LAND SURVEYING
16 EAST WATER STREET
TROY, OHIO 45373. (937) 339-5331

SPRING CREEK TOWNSHIP | 12 SE 1/4 SECTION | 1 TOWN | 11 RANGE

VOLUME 48 PAGE 96

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

THIS SURVEY IS SUPERSEDED BY VOLUME 49, PAGE 45

ONE-HALF SECTION LINE

NORTHEAST CORNER SOUTHEAST QUARTER SECTION 12, TOWN 1, RANGE 11

℄ FAIRVIEW - SNODGRASS ROAD & ONE-HALF SECTION LINE

℄ UNION SHELBY ROAD 60' R/W & EAST LINE SECTION 12

LAND SURVEY 11-30

SNYDER'S, INC.
D.B. 692-80

25.23 ACRES
-8.001 ACRES
17.229 ACRES REMAINING

88.5201 ACRES
LAND SURVEY 36-15

JENA L. BLACKE
D.B. 603-105

S 86°58'30" E 965.00'

(30.00')

N 03°13'30" E 361.15'

8.001 ACRES

S 03°13'30" W 361.15'

N 86°58'30" W 965.00'

(30.00')

1480.83'

N 03°13'30" E

32.734 ACRES
LAND SURVEY 28-147

CARL & PEGGY BROKAW, TR.
D.B. 681-420; 681-425

℄ STATER ROAD & SOUTH LINE SECTION 12

SOUTHEAST CORNER SOUTHEAST QUARTER SECTION 12, TOWN 1, RANGE 11

LEGEND

- IRON PIN SET
- IRON PIN FOUND
- RAILROAD SPIKE SET
- RAILROAD SPIKE FOUND
- PIPE FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:
VOLUME 11, PAGE 30
VOLUME 18, PAGE 190
VOLUME 28, PAGE 147
VOLUME 36, PAGE 15
VOLUME 41, PAGE 39

MIAMI COUNTY RECORDER'S DEED RECORDS:
VOLUME 692, PAGE 80

N

0 100 200 400
GRAPHIC SCALE IN FEET
1" = 200'

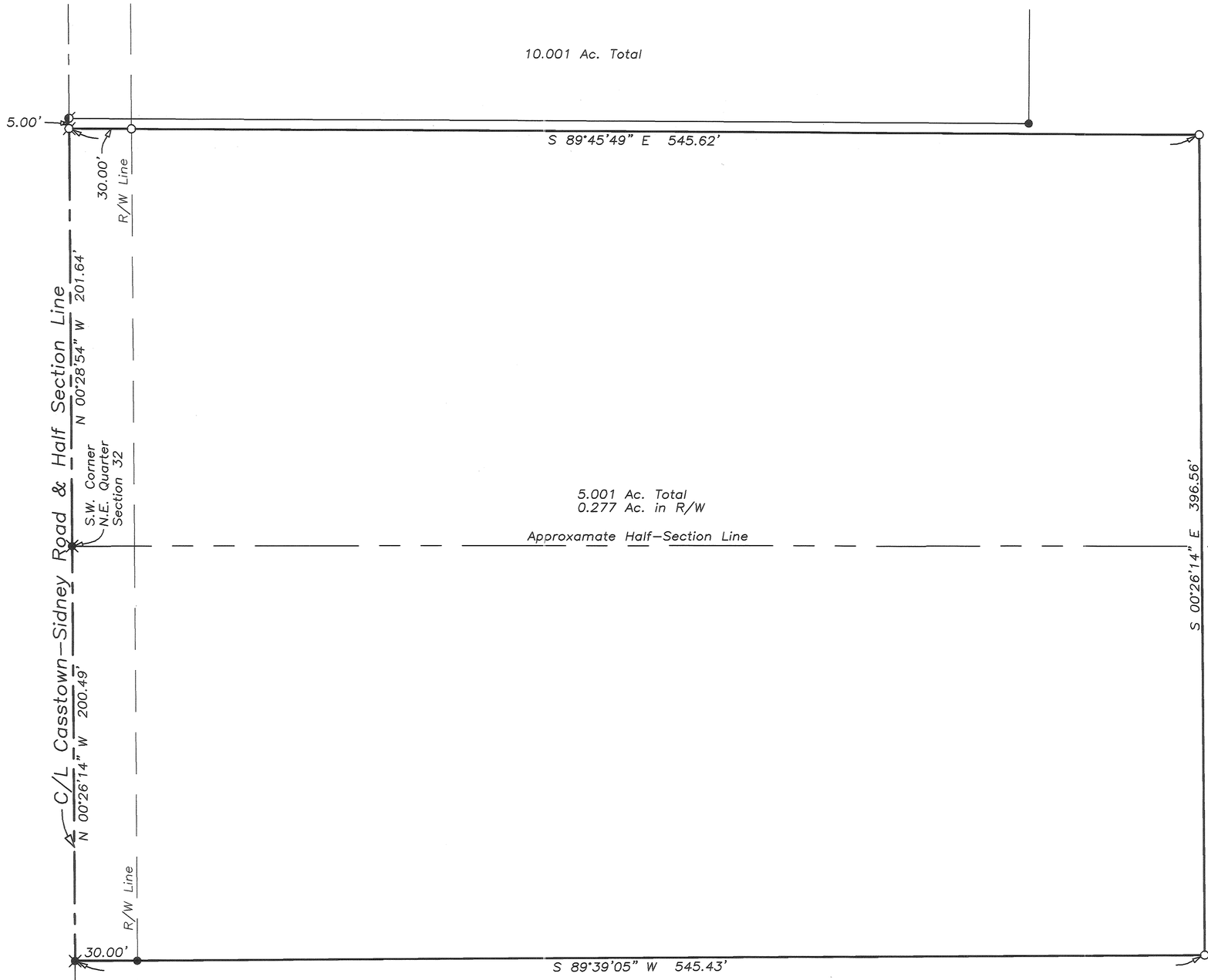
SURVEY OF 8.001 ACRES FOR DALE SNYDER IN MIAMI COUNTY, OHIO ~ JULY 18, 2004

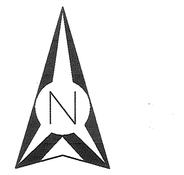
STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

THOMAS R. ZECHMAN
OHIO REGISTERED
PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773-9479

2	11 BTMRS	32 NE ¼ & 32 SE ¼	LOST CREEK	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 97
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS





0 20 40 80
Graphic Scale in Feet
1"=40'

LEGEND

- ◐ Iron Pipe Found
- ● Iron Pin Found
- ○ 5/8" Capped Iron Pin Set (Cozatt, S6001)
- ⌀ P.K. Nail Found
- ∅ Mag Nail Set
- ⌀ Mag Nail Found
- ⊗ R.R. Spike Found
- ⌀ Gin Spindle Set
- ⊗ Gin Spindle Found
- □ Stone Found
- △ Fence Post Found

REFERENCES

Miami County Engineer's
Record of Land Surveys
Volume 36, Page 24
(Basis of Bearings)
Volume 47, Page 126

Split of 5.001 Ac. from
23.799 Ac. for Lester Francis

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED PROFESSIONAL SURVEYOR

Michael W. Cozatt 8-03-04
MICHAEL W. COZATT
P.S. #6001

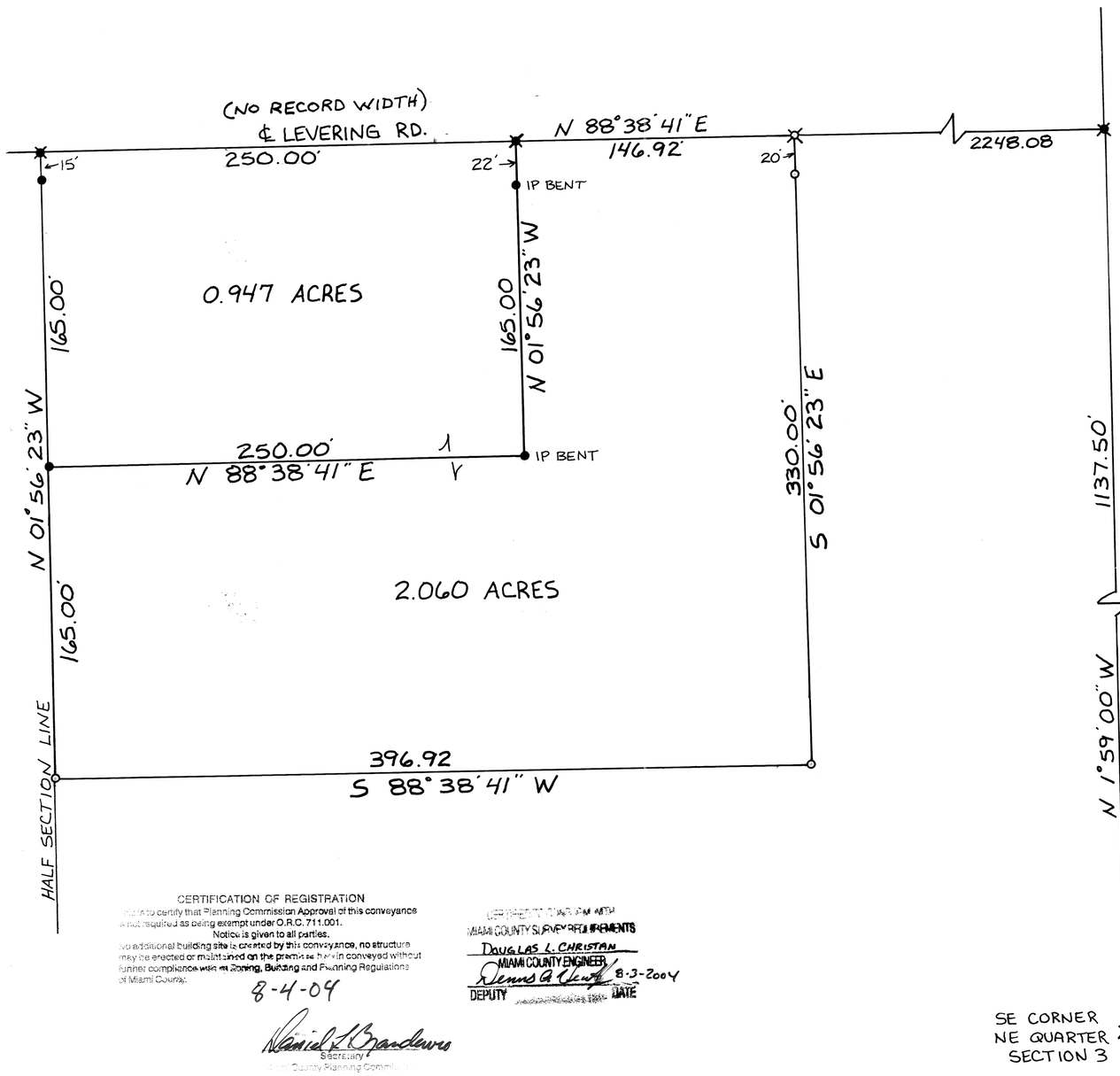
COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 18304 — (937)-339-2921

File Name: C:\Surveys\2004\04183 Francis.dwg
Drawn by: RES ~ Checked by: MWC

8	5	N.E.	3	WASHINGTON
TOWN	RANGE	QUARTER	SECTION	TOWNSHIP

VOLUME 48 PAGE 98
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

DATE: JULY 31, 2004
SCALE: 1"=50'



CERTIFICATION OF REGISTRATION

It is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.

Notice is given to all parties.

No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.

8-4-04

Daniel L Brandewie
Secretary
Miami County Planning Commission

CERTIFIED COMPLIANCE WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Dennis G Vent 8-3-2004
DEPUTY DATE

N

LEGEND

- ✖ RR SPIKE FD
- ✖ RR SPIKE SET
- ● IRON PIN FD
- o CAPPED IRON PIN SET "CRON 8140"

REFERENCES

LAND SURVEYS:

VOL	PAGE
30	175
24	31
17	19

STATE OF OHIO
ROBERT L. CRON 8140
REGISTERED PROFESSIONAL SURVEYOR

Robert L Cron
ROBERT L. CRON P.S. No. 8140

SURVEY OF A
0.947 ACRE TRACT AND A 2.060 ACRE TRACT
FOR MICHAEL S. ANDERSON IN WASHINGTON TOWNSHIP, MIAMI COUNTY, OHIO

ROBERT CRON & ASSOCIATES
PROFESSIONAL SURVEYING
213 N. GRANT ST. COVINGTON, OHIO
937-473-2181 937-418-0017

WEAVER PLAT

VOLUME 48 PLAT 99
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
MAY 2004

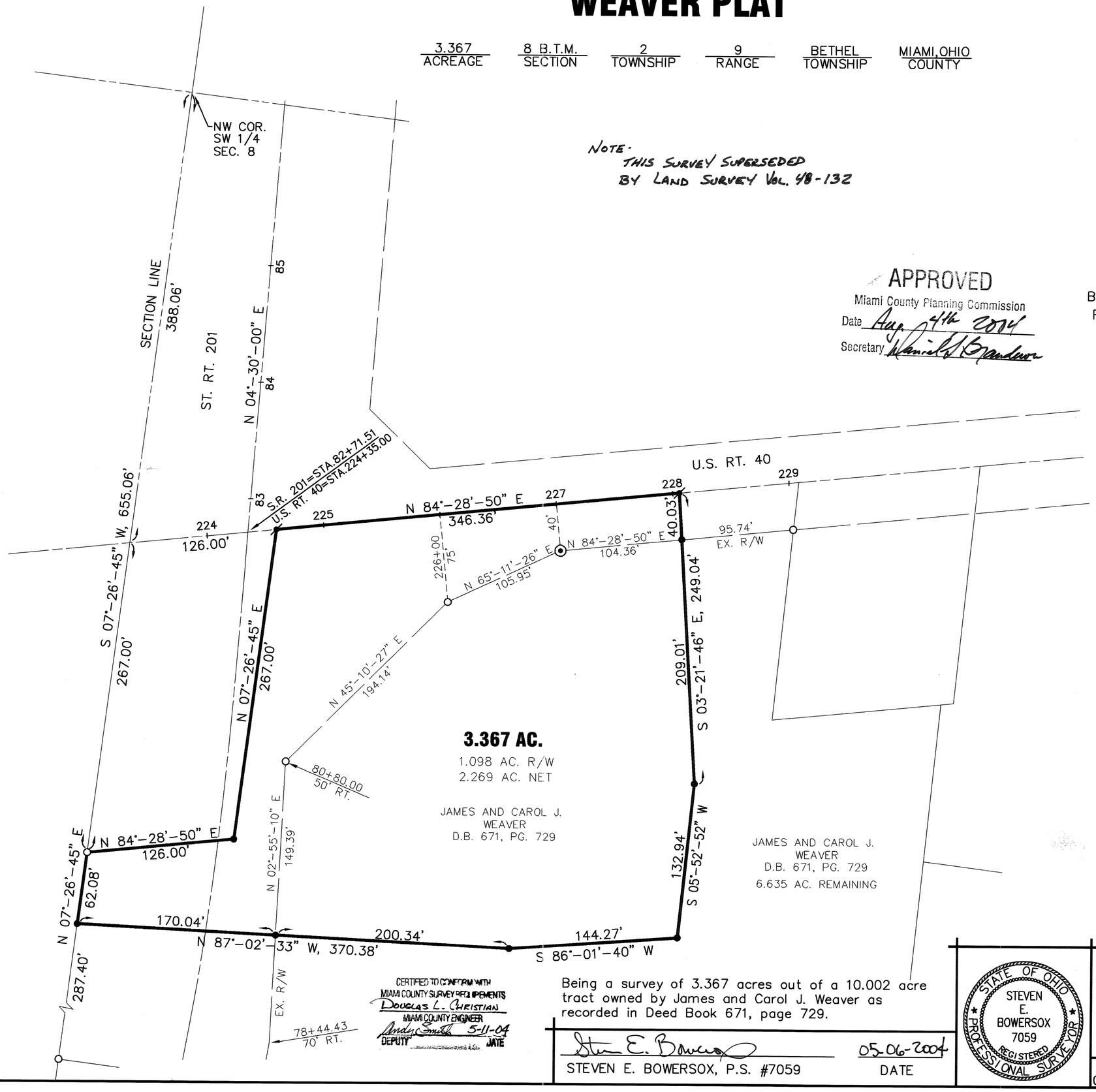
3.367	8 B.T.M.	2	9	BETHEL	MIAMI, OHIO
ACREAGE	SECTION	TOWNSHIP	RANGE	TOWNSHIP	COUNTY

NOTE-
THIS SURVEY SUPERSEDED
BY LAND SURVEY VOL. 48-132

APPROVED
Miami County Planning Commission
Date Aug. 4th 2004
Secretary Daniel L. Brandewe

BEARINGS BASED ON O.D.O.T. R/W
PLANS FOR S.R. 201 CIRCA 1970

SCALE: 1"=60'
0 60 120



LEGEND

- ● 5/8" X 30" REBAR W/CAP SET
- ○ IRON PIN FOUND
- P.K. NAIL SET
- ⊙ CONCRETE MONUMENT FOUND

DEED REFERENCE
DEED BOOK 671, PAGE 729

SURVEY REFERENCE
LAND SURV. VOL. 7, PLAT 192
LAND SURV. VOL. 12, PLAT 167
LAND SURV. VOL. 13, PLAT 25
LAND SURV. VOL. 33, PLAT 10
LAND SURV. VOL. 42, PLAT 44
LAND SURV. VOL. 42, PLAT 72

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
Douglas L. Christian
MIAMI COUNTY ENGINEER
Andy Smith 5-11-04
DEPUTY DATE

Being a survey of 3.367 acres out of a 10.002 acre tract owned by James and Carol J. Weaver as recorded in Deed Book 671, page 729.

Steven E. Bowersox
STEVEN E. BOWERSOX, P.S. #7059

05-06-2004
DATE

STATE OF OHIO
STEVEN E. BOWERSOX
7059
REGISTERED
PROFESSIONAL SURVEYOR

CHOICE ONE ENGINEERING
the choice that exceeds ...
440 E. HOEWISHER ROAD
SIDNEY, OHIO 45365
(937) 497-0200 • FAX (937) 497-0300
www.choiceoneengineering.com

date:	drawn by:	job number:
05-06-2004	seb	MiaBet0401

LOSTCREEK TOWNSHIP	EAST 1/2 ~13 WEST 1/2 ~7 SECTION	2 2 TOWN	11 11 RANGE

VOLUME 48 PLAT 100
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 13 JULY, 2004

NORTH LINE ~ SECTION 13 — S 85°05'58"E — 1643.72 — 34.38 — 34.20

℄ GREEN ROAD ≠ NORTH LINE ~ SECTION 7 — 30' R/W — S 84°49'54"E — 2659.68 — ℄ (15.0)

N.W. CORNER N.E. QUARTER SECTION 13

R = 550.0
Δ = 5°30'
T = 26.42
L = 52.80
L.C. = N 2°13'30"E 52.78

318.90 — 476.81 — (15.0)

N.E. CORNER N.E. QUARTER SECTION 13

N.W. CORNER N.W. QUARTER SECTION 7

N.E. CORNER N.W. QUARTER SECTION 7

2634.52

874.05 — S 0°31'10"E

10.10 AC. — 10.10 AC.

S 5°00'W — 922.71

922.71 — N 5°00'E

LAND SURVEY VOL. 48; P. 9

2620.39

(30.12) — 432.28 — S 85°00'E — 476.81 — 909.09

90.7546 ACRES (N.E. QTR.)

60' R/W

S 0°40'53"E — 503.07

139.7486 ACRES

N

1708.25 — 821.25 — WEST LINE ~ SECTION 7

EAST LINE ~ SECTION 13

R = 183.57
Δ = 53°35'08"
T = 92.70
L = 171.68
L.C. = N 26°06'41"E 165.49

N 4°42'06"E

0 100 300
50 200 600
SCALE: 1"=300'

N 85°01'17"W — 991.05
S 85°01'17"E — 991.05

℄ SODOM ROAD

S 46°50'50"W — 525.00 — 383.23

92.8049 ACRES TOTAL

48.2739 ACRES (N.E. QTR.)

887.00 — S 4°42'06"E

886.36 — N 4°29'15"W

20.2065 ACRES

886.36 — S 4°29'15"E

N 4°38'18"E

S.E. CORNER N.W. QUARTER SECTION 7

S 5°08'09"W

S.W. CORNER N.E. QUARTER SECTION 13

S 46°00'50"W — 544.63

68.2341 ACRES TOTAL

S.E. CORNER N.E. SECTION 13

S.W. CORNER N.W. SECTION 7

N 85°03'33"W — 994.36

S 85°03'33"E — 16.50 — 1650.20 — 679.19'

N 85°08'20"W — 710.68
S 85°08'20"E — 710.68
N 85°08'20"W — 1921.01

N 46°00'50"E ~ 18.25
N 43°56'25"W ~ 125.38
N 16°50'37"E ~ 145.85

(30.5) S 46°00'50"W — 235.37
N 73°11'04"W — 354.32
N 4°36'58"E — 77.47

(30.0) 0.717 AC.

N.E. CORNER S.E. CORNER SECTION 13

N.W. CORNER S.W. QUARTER SECTION 7

N.E. CORNER S.W. QUARTER SECTION 7

755.12 — S 4°51'26"W

1310.77 — 1313.92 — 16' LANE

2.0503 AC. (S.E. QTR.)

(30.0) — N 73°09'24"W — 592.32 — N 73°11'08"W — 424.57 — N 65°53'37"W — 925.99

19.9602 ACRES (S.E. QTR.)

0.4969 ACRES

N 7°23'57"E — S 7°23'54"W

(31.78)

℄ S.R. 55 — 60' R/W — 30.33 — 30.33 — S 74°09'20"E — 734.92

N 74°09'20"W — 16.68

℄ S.R. 201

REFERENCE

ROAD RECORD VOL. 8, PAGE 76
LAND SURVEY VOL. 14, PLAT 150
LAND SURVEY VOL. 48, PLAT 9

LEGEND

- ● = IRON PIN FOUND
- ○ = IRON PIN SET
- ✎ = RAILROAD SPIKE FOUND
- □ = STONE FOUND
- ⌀ = MAG NAIL SET
- ⊙ = GIN SPINDLE FOUND

SURVEY IN LOSTCREEK TOWNSHIP FOR VERA WALKER, JAMES & RUTH WALKER & JACK & JANET ESTEY.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED
PROFESSIONAL SURVEYOR

UNION & MONROE TOWNSHIP | 23 & 24 SECTION | 6 TOWN | 5 RANGE

VOLUME 48 PAGE 101

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

CERTIFIED TO COMPLY WITH MIAMI COUNTY SURVEY REQUIREMENTS

DOUGLAS L. CHRISTIAN
REGISTERED SURVEYOR
DEPUTY ENGINEER
8-5-2004
DATE

CERTIFICATION OF REGISTRATION

It is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.

Notice is given to all parties.

No additional building sites created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.

For 10.001 ac., 2.988 ac. & 2.010 ac tract

Secretary
Miami County Planning Commission

SEC. 14 | SEC. 13 | SEC. 24 | SEC. 23

NORTHWEST CORNER NORTHWEST QUARTER SECTION 24

EAST LINE SECTION 23 UNION TWNSHP

S 01°09'35" E 1953.74' [1953.31']

BLANCHE M. JONES, TRUSTEE
DB 654 PG 348
26.282 ACRES

0.21' | 1.30'

N 89°00'39" E
1258.21'
[1258.34']

N 01°09'35" W [220.46']
220.42'

WEST LINE SECTION 24 MONROE TWNSHP TO AXEL AS PER SURVEY VOL. 38 PG 17

TRACT 3
10.001 ACRES
NOT AN INDIVIDUAL BUILDING SITE. TO BE TRANSFERED TO ADJACENT PROPERTY OWNER.

S 00°10'27" W
347.41'

N 89°35'04" E
346.14'
[346.14']

N 89°35'04" E
295.78'

126.92'

S 89°00'39" W
1250.49'

PHILIP M. & JOYCE A. GOLDNER
COUNTRYSIDE ALLOTMENT
SECTION A LOT 1
3.347 ACRES
PLAT REC. VOL 9 PG 137

TRACT 1
2.988 ACRES
NOT AN INDIVIDUAL BUILDING SITE. TO BE TRANSFERED TO ADJACENT PROPERTY OWNER.

N 00°22'14" W
429.78'
[429.50']

S 00°59'42" E
443.26'
[442.94']

S 00°59'42" E 612.94'

S 00°10'27" W

JEAN J. BRUBAKER
DB 476 PG 430
23.50 ACRES
-10.001 ACRES
13.499 ACRES REMAINING

℄ KESSLER - FREDERICK ROAD

N 87°50'59" W
239.40'
[239.40']

N 87°50'59" W
300.90'

0.28'

N 87°48'52" W

S 87°51'40" E
254.93'
[255.09']

0.11'

S 00°59'42" E
119.56'
[119.26']

SOUTHWEST CORNER NORTHWEST QUARTER SECTION 24 MONROE TWP & SOUTHEAST CORNER NORTHEAST QUARTER SECTION 23 UNION TWP

ONE HALF SECTION LINE

ONE HALF SECTION LINE

N 00°59'07" W
357.80'
[358.16']

JOSEPH J. & SUSAN TULLY, LOT 3, 2.500 ACRES
REPLAT OF LOT 2
COUNTRYSIDE ALLOTMENT
SECTION A
REC. VOL. 11 PAGE 1

TRACT 2
2.010 ACRES
NOT AN INDIVIDUAL BUILDING SITE. TO BE TRANSFERED TO ADJACENT PROPERTY OWNER.

209.27'
[210.00']

S 01°20'34" E

N 01°20'34" W

JEAN J. BRUBAKER
DB 476 PG 430
56.25 ACRES

℄ SHEARER ROAD

S 85°38'32" W
256.32'
[255.12']

0.77'

JEAN J. BRUBAKER
DB 476 PG 430

UNION TOWNSHIP | MONROE TOWNSHIP

2794.15'

SEC. 23 | SEC. 24

SOUTHWEST CORNER SOUTHWEST QUARTER SECTION 24 MONROE TOWNSHIP

BASIS OF BEARING IS THE WEST LINE SECTION 24 MONROE TOWNSHIP BEING N 1°09'35" W AS RECORDED IN VOLUME 38 PAGE 17 IN THE MIAMI COUNTY REC. OF LAND SURVEYS.

0' 100' 200' 300'

GRAPHIC SCALE IN FEET
1" = 100'

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

LEGEND

- O IRON PIN SET
- ● IRON PIN FOUND
- □ STONE FOUND
- ⊠ AXLE FOUND
- ⊠ RAILROAD SPIKE FOUND

REFERENCES

LAND SURVEYS:

VOLUME 38, PAGE 17
VOLUME 4, PAGE 388
VOLUME 5, PAGE 158
VOLUME 34, PAGE 157
VOLUME 19, PAGE 21
VOLUME 48, PAGE 45

RECORDED PLATS:

VOLUME 11 PAGE 1
VOLUME 9 PAGE 137

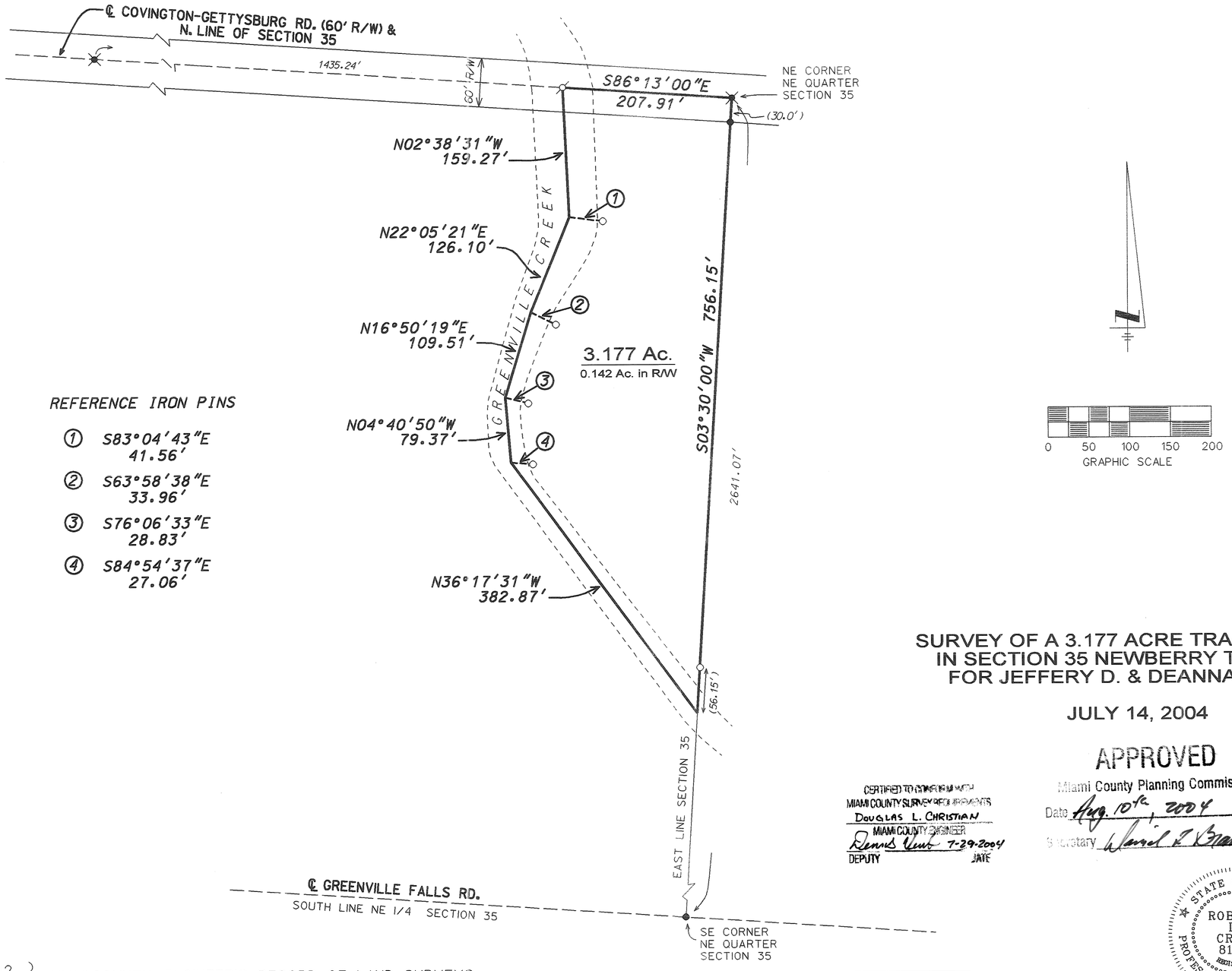
BOUNDARY SURVEY FOR 3 TRACTS FOR JEAN MATTIS IN MIAMI COUNTY ~ JULY 28 , 2004

STATE OF OHIO
PHILIP C. BRUMBAUGH
5057
REGISTERED
PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698-3000

9	4	NE1/4-35	NEWBERRY	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 102
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



REFERENCE IRON PINS

1. S83°04'43"E 41.56'
2. S63°58'38"E 33.96'
3. S76°06'33"E 28.83'
4. S84°54'37"E 27.06'

SURVEY OF A 3.177 ACRE TRACT OF LAND IN SECTION 35 NEWBERRY TOWNSHIP FOR JEFFERY D. & DEANNA K. HESS

JULY 14, 2004

APPROVED
Miami County Planning Commission
Date Aug. 10th, 2004
Secretary [signature]

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
[signature] 7-29-2004
DEPUTY DATE

STATE OF OHIO
ROBERT L. CRON
8140
REGISTERED
PROFESSIONAL SURVEYOR

REFERENCES

VOL. 14, PG. 142
VOL. 37, PG. 194 } MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

- LEGEND -

- ● IRON PIN FOUND
- ✕ RAILROAD SPIKE FOUND
- MAG NAIL SET
- ○ 5/8" x 30" CAPPED IRON PIN SET "CRON 8140"

[signature] 7-29-04
ROBERT L. CRON, P.S. #8140 DATE

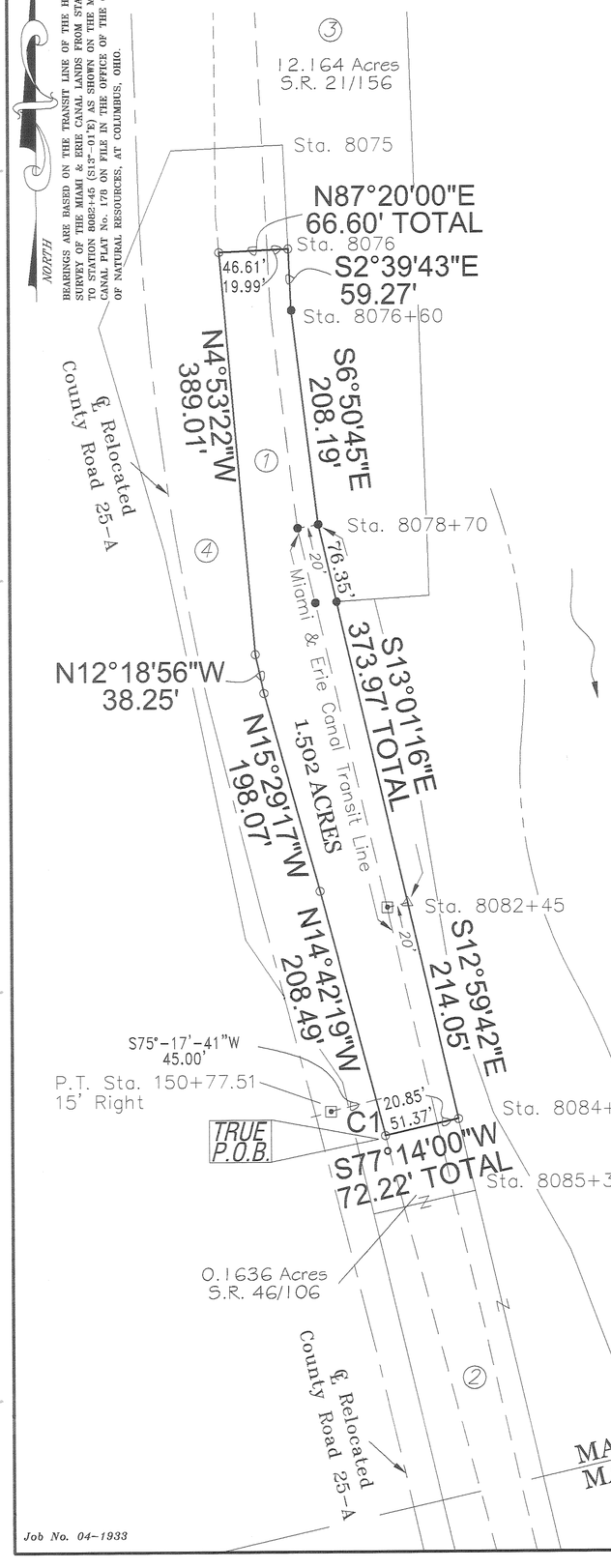
ROBERT CRON & ASSOCIATES
PROFESSIONAL SURVEYING
213 GRANT ST.
COVINGTON, OH 45318
PH: 937-473-2181
CELL: 937-418-0017

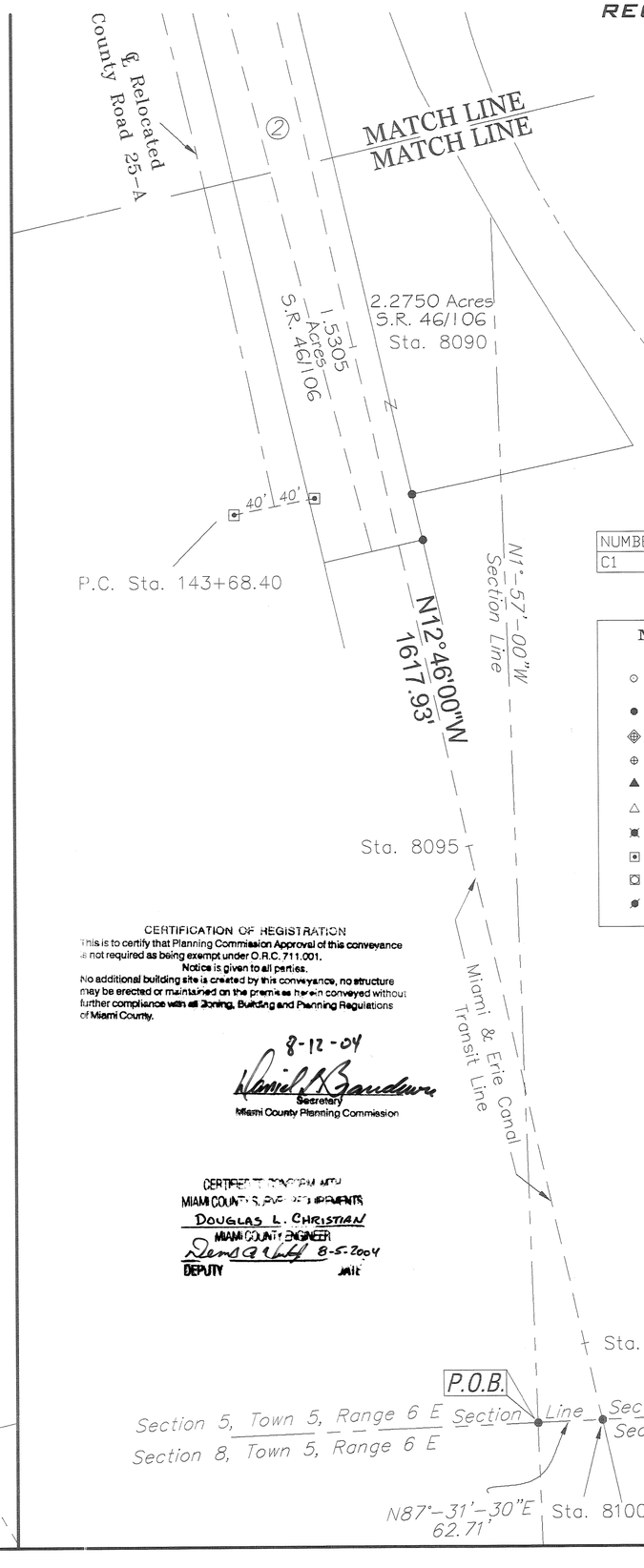
VOLUME 48, PAGE 103

5	5	6 EAST	CONCORD	MIAMI
FRAC. SECTION	TOWN	RANGE	TOWNSHIP	COUNTY

NORTH

BEARINGS ARE BASED ON THE TRANSIT LINE OF THE H.E. WHITLOCK SURVEY OF THE MIAMI & ERIE CANAL LANDS FROM STATION 8078+70 TO STATION 8082+45 (S13°-01'E) AS SHOWN ON THE MIAMI & ERIE CANAL PLAT No. 178 ON FILE IN THE OFFICE OF THE OHIO DEPARTMENT OF NATURAL RESOURCES, AT COLUMBUS, OHIO.





PERTINENT DOCUMENTS AND SOURCES OF DATA USED:

MIAMI COUNTY ENGINEERS
RECORD OF LAND SURVEYORS

Miami & Erie Canal Plat #178

Survey Volume 46, Page 106

℄ Relocated County Road
25-A Right-of-Way Plans
D.B. 524, Pg. 892, Sheet #34

PARCEL #	OWNER	DEED REFERENCE
①	STATE OF OHIO CANAL LANDS	FILE M-4, CANAL LEASE # 458
②	MIAMI COUNTY PARK DISTRICT, BOARD OF PARK COMMISSIONERS	D.B. 745, PG. 108
③	MIAMI CONSERVANCY DISTRICT	D.B. 537, PG. 782
④	MIAMI COUNTY COMMISSIONERS	D.B. 524, PG. 892

CURVE TABLE

NUMBER	RADIUS	I ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	12337.67'	00°09'51"	35.33'	N14°37'31"W	35.33'

MONUMENT LEGEND

- ○ SET 5/8" IRON PIN, 30" LONG W/PLASTIC CAP, STAMPED, "ROGER SADDLER #5856"
- ● FOUND 5/8" IRON PIN
- ⊗ FOUND P.K. NAIL
- ⊕ SET P.K. NAIL
- ▲ FOUND R.R. SPIKE
- △ SET R.R. SPIKE
- ◙ FOUND PIPE
- ⊡ CONC. MONUMENT FOUND
- ⊠ SET CONC. MONUMENT
- ◪ STEEL FENCE POST FOUND

0' 50' 100' 200'

CERTIFICATION OF REGISTRATION

This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.

Notice is given to all parties.

No additional building site is created by this conveyance, no structure may be erected or maintained on the premis es herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.

8-12-04

Daniel A. Gaudreau
Secretary
Miami County Planning Commission

CERTIFIED TO COMPLY WITH
MIAMI COUNTY SUBDIVISION REGULATIONS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
8-5-2004
DEPUTY

Plat of Survey
For
MIAMI CONSERVANCY DISTRICT
Located in Section 5, Town 5, Range 6 East, Concord Township, Miami County, Ohio, Containing 1.502 Acres

DATE: APRIL 20, 2004

COLLINS-SADDLER & ASSOCIATES
ENGINEERS - SURVEYORS
AERIAL SURVEYS
1599 NORTH CENTRAL DRIVE
BEAVERCREEK, OHIO 45432
(513) 426-8145

STATE OF OHIO
ROGER E. SADDLER
5856
REGISTERED SURVEYOR

Roger E. Saddler

ROGER E. SADDLER, REG. SURVEYOR OF OHIO. #5856

Job No. 04-1933

FRANK N. & TAMMY J. SHAPIRO
DEED BOOK 731. PAGE 449
36.044 ACRES

IRON PIN FOUND
N 1° 06'09"E 1.48'
FROM TRUE CORNER

N 88° 42'34"E 645.73'

19 SECTION | 6 TOWN | 5 EAST RANGE

VOLUME 48. PAGE 104
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

UNION TOWNSHIP | MIAMI COUNTY

KEITH E. & DEE N. LEIS
DEED BOOK 519. PAGE 230
8.9127 ACRES

1347.93'

476.54'

PATRICK A. & CAROLYN L. McCUNE
DEED BOOK 740. PAGE 626
19.000 ACRES ~ BY DEED

17.168 ACRES

1132.28'

JOSEPH A. & ALMA M. NEFF
DEED BOOK 743. PAGE 654
28.670 ACRES

S 1° 10'59"E

551.39'

E. E. & M. M. HELMICK
DEED BOOK 476. PAGE 468
2.500 ACRES

T.P.O.B.
17.168 Acs.

N 88° 54'00"E 250.35'

N 1° 09'45"W

289.86'

300.00'

320.00'

S 1° 06'00"E

1.838 ACRES

P.O.B.
SOUTHWEST CORNER
SOUTHEAST QUARTER
SEC 19.T-6.R-5E

RR SPIKE FOUND
N 1° 09'45"W 0.13'
FROM TRUE CORNER

30.14'

20.00'

EXT'G R/W

250.00'

196.40'

SOUTH LINE ~ SE QUARTER ~ SECTION 19

S 88° 54'00"W 684.75'

℄

S 88° 54'00"W 446.40'

N 88° 54'00"E 1530.26'

EXT'G R/W

20'

20'

T.P.O.B.
1.838 Acs.

EMERICK ROAD
(40' R/W)

IRON PIN FOUND
N 77°59'47"E 0.22'
FROM TRUE CORNER

MAG NAIL FOUND
IN TOP OF WOOD FP

S 88° 54'07"W
200.00'

197.80'

S 1° 13'57"E
217.80'

MICHAEL L. & DEBORAH JANE DEETER
DB 545. PG 431
1.00 ACRES

SOUTHEAST CORNER
SOUTHEAST QUARTER
SEC 19.T-6.R-5E

RR SPIKE FOUND
N 1° 10'35"W 0.19'
FROM TRUE CORNER

APPROVED
Miami County Planning Commission
Date 8/17/04
Secretary Dan Brandewie

CERTIFIED TO COMPLY WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Dennis Eberhart 6-17-04
DEPUTY DATE

APPROVED
Subject To Zoning Approval
By Terry Eaton, RS
Date 8/17/04
Miami County Health District

NORTH
1" = 100'

0' 100' 200'
GRAPHIC SCALE

BEARINGS MADE TO AGREE WITH
BEARINGS SHOWN IN LAND SURVEY
VOLUME 22. PAGE 18.

LEGEND

- ● - IRON PIN FOUND (5/8"DIA)
- ⦻ - IRON PIN SET (5/8"x30")
- ⌑ - RAILROAD SPIKE FOUND
- ⊗ - RAILROAD SPIKE SET
- ○ - MAG NAIL FOUND

SURVEY REFERENCES

LAND SURVEY VOLUME 47. PAGE 198
LAND SURVEY VOLUME 22. PAGE 18
LAND SURVEY VOLUME 14. PAGE 126
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

DEED 740. PAGE 626
MIAMI COUNTY DEED RECORDS

OWNER

PATRICK A. & CAROLYN L. McCUNE
DEED BOOK 740. PAGE 626

PLAT OF SURVEY

- for -

PATRICK McCUNE

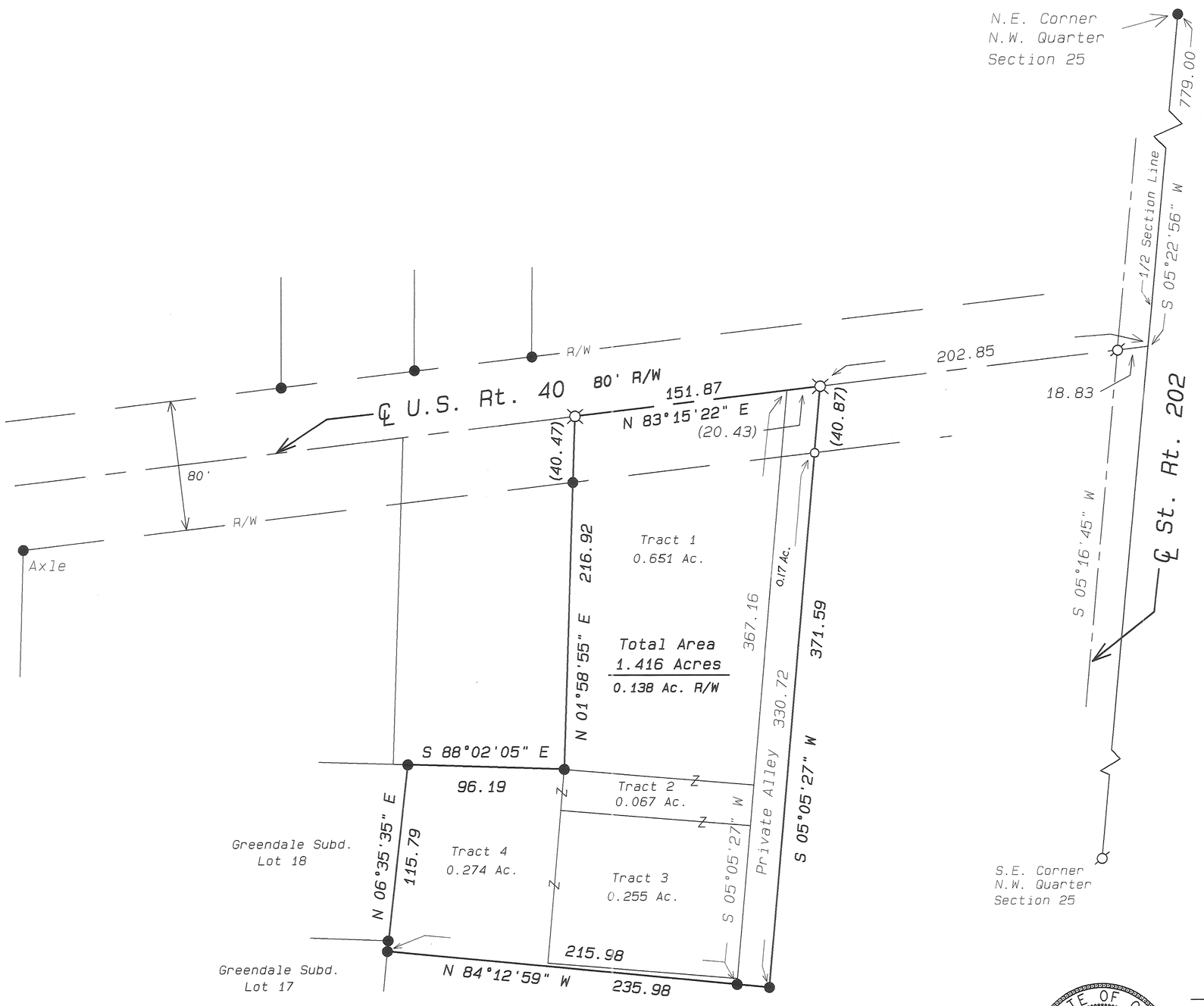
APRIL 1. 2004

DAVID R. WINEMILLER
OHIO REG. LAND SURVEYOR No. 7197

THOMAS WINEMILLER & ASSOCIATES, INC.
CIVIL ENGINEERS - LAND SURVEYORS
34 EAST NATIONAL ROAD
VANDALIA. OHIO 45377
1-(937)-898-5862
FAX: 898-5716

2	9 BTMRS	25 NW ¼	BETHEL	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 105
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



N

0 25 50 100
Graphic Scale in Feet
1"=50'

LEGEND

- Iron Pipe Found
- Iron Pin Found
- 5/8" Capped Iron Pin Set (Cozatt, S6001)
- P.K. Nail Found
- Mag Nail Set over I.P.fd.
- Mag Nail Found
- R.R. Spike Found
- Gin Spindle Set
- Gin Spindle Found
- Stone Found
- Fence Post Found

REFERENCES

Miami County Engineer's
Record of Land Surveys
Volume 31, Page 72
(Basis of Bearings)
Volume 41, Page 24
Volume 41, Page 25
Miami County Engineer's
Record of Lot Surveys
Volume 10, Page 194
Volume 12, Page 50
Miami County Recorder's
Record of Plat Records
Volume 8, Page 48

Resurvey of 1.416 acres
for Bernard Gardner

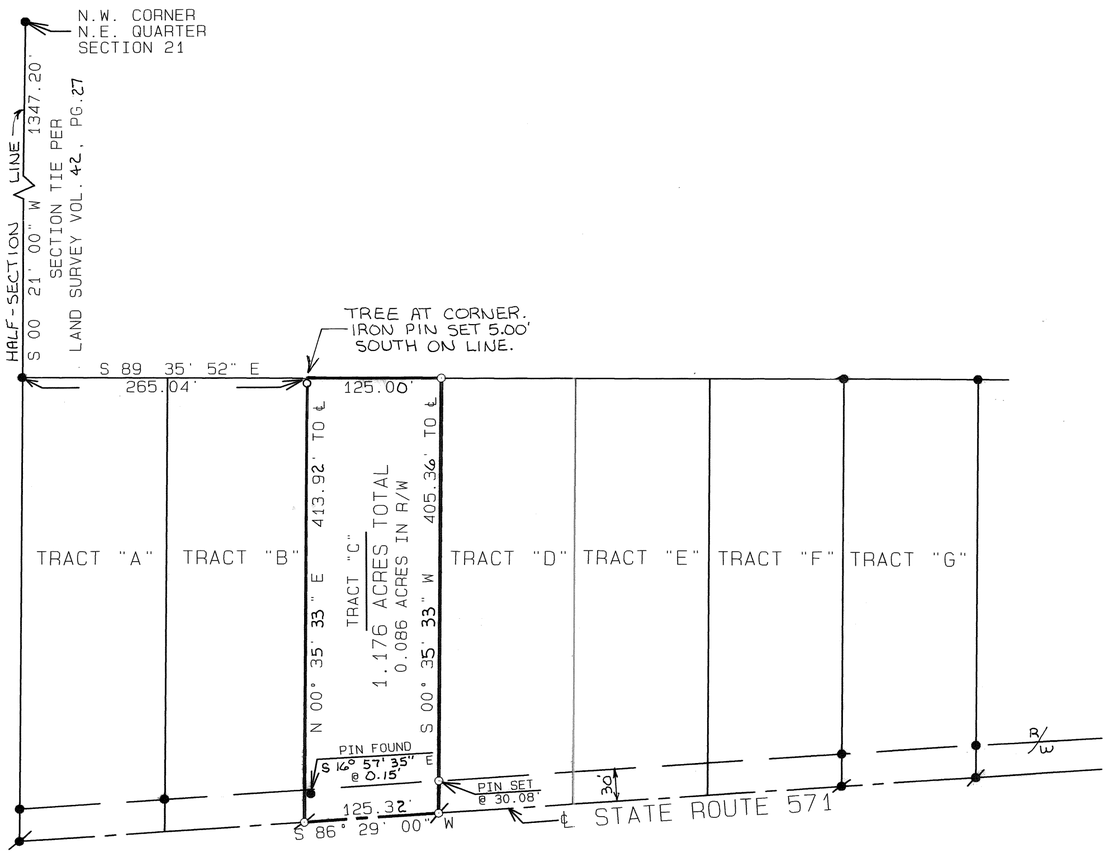
STATE OF OHIO
MICHAEL W. COZATT S-6001
REGISTERED PROFESSIONAL SURVEYOR

Michael W. Cozatt 8-16-04
MICHAEL W. COZATT
P.S. #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO.20004 — (937)-339-2921
File Name: C:\Surveys\Terramodel 20004.pro
Drawn by: RES ~ Checked by: MWC

4	6E	NE ¼ ~ 21	MONROE	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 106
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



SCALE: 1"=100'
0 50 100 150 200

LEGEND

- ● IRON PIN FOUND
- ⊘ MAG NAIL FOUND
- ⊘ MAG NAIL SET
- ○ 5/8" ⌀ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 18, PG. 11
VOL. 20, PG. 11
VOL. 31, PG. 114
VOL. 42, PG. 27
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

SURVEY OF 1.176 ACRES FOR LEO ENZ.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 8-02-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO

JOB NO. 20504

7 TOWN | 5-EAST RANGE | 15 SECTION | NORTHWEST QUARTER | NEWTON TOWNSHIP

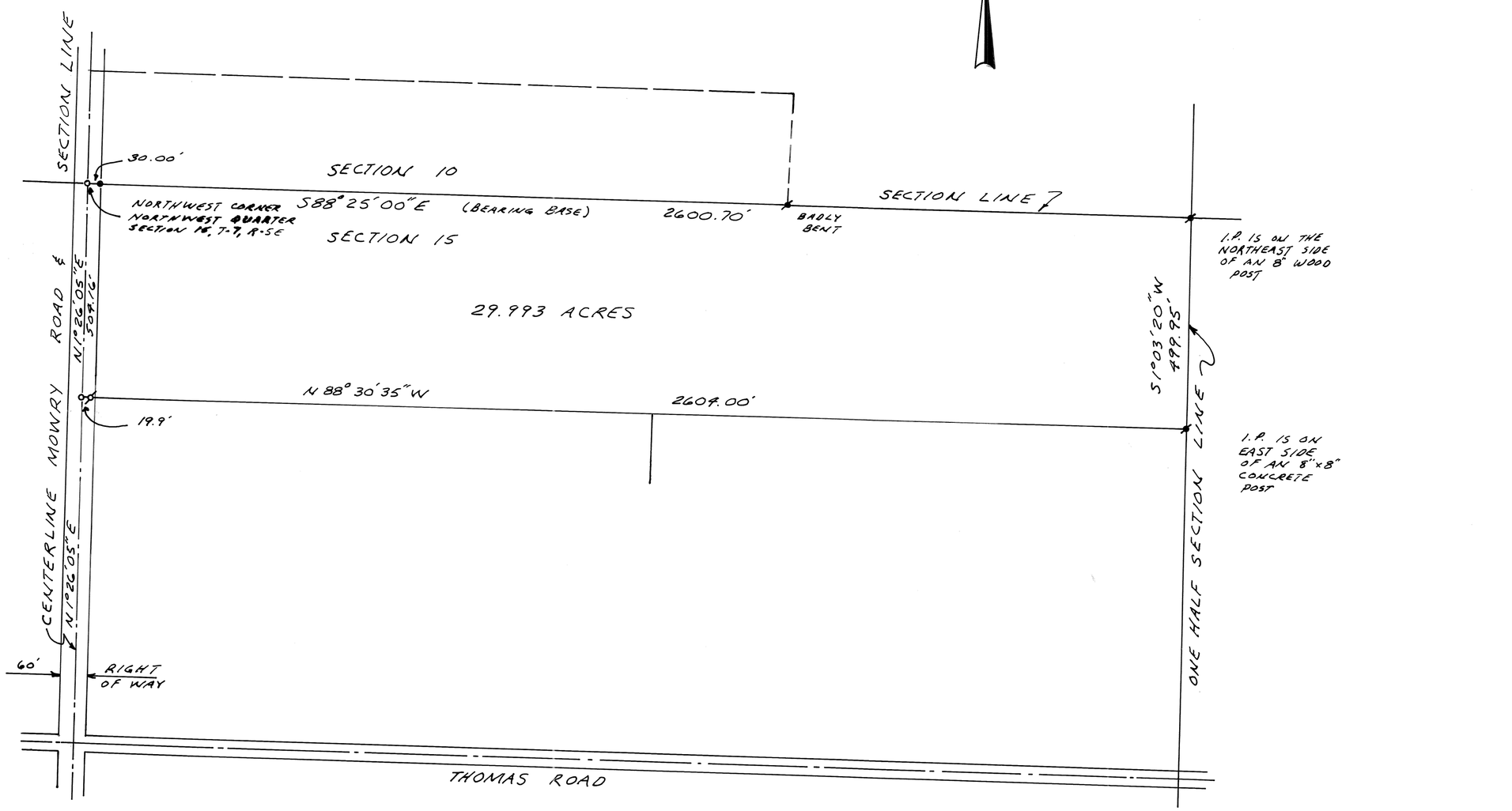
VOLUME NO. 48 PLAT NO 107
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

AUGUST, 2004

SCALE: 1 INCH = 200 FEET

0 200 400

N



REFERENCES

DEED BOOK NO. 710 PAGE 164
LAND SURVEY BOOK 24 PAGE 72
" " " 33 " 84
" " " 45 " 193

LEGEND

- ✓ IRON PIN FOUND
- ○ RAILROAD SPIKE FOUND
- ⌀ 2" PIPE POST
- ● 5/8" CAPPED IRON PIN SET

STATE OF OHIO
MICHAEL HENRY TREON
5621
REGISTERED SURVEYOR

SURVEY FOR
HAROLD ZIMMERMAN

MICHAEL H. TREON TROY, OHIO

Michael H. Treon

REGISTERED SURVEYOR NO. 5621

7	4E	NE ¼ ~ 13	UNION	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 108
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

N

SCALE: 1"=100'
0 50 100 150 200

DAVID E. & VIRGINIA R. PAULUS
D.B. 580, PG. 864
20.579 AC. REMAINING

5.001 ACRES TOTAL
0.184 ACRES IN ROAD R/W

3.929 ACRES TOTAL
0.144 ACRES IN ROAD R/W

S 89° 47' 04" E 534.45'
S 89° 47' 04" E 415.32'
PIN FOUND N 10° 44' 20" E 1.41'
PIN FOUND N 34° 20' 07" W 0.32'
125.00' 211.23' 231.00' 0.13'

406.20' TO ℄
N 00° 18' 55" E
409.01' TO ℄
S 00° 18' 55" W
409.01' TO ℄
N 00° 18' 55" E
411.22' TO ℄
S 00° 14' 42" E
1.09' NORTH ON LINE

℄ RANGELINE ROAD

S.W. CORNER N.E. QUARTER SECTION 13
PIN SET @ 15.00'
PIN SET @ 15.00'
PIN SET @ 15.00'
S.E. CORNER N.E. QUARTER SECTION 13

S 89° 29' 00" E 1125.04'
N 89° 29' 00" W 534.45'
N 89° 29' 00" W 419.34'
125.00' 211.23' 231.00'

℄ PEARSON ROAD & HALF-SECTION LINE 30' R/W

(CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS)
DOUGLAS L. CHRISMAN
MIAMI COUNTY ENGINEER
DEPUTY
8-12-2004 DATE

APPROVED
Miami County Planning Commission
Date 8/19/04
Secretary Dan Brandewiede

APPROVED
Subject To Zoning Approval
By Nathan M Palmer R.S.
Date 8-11-04
Miami County Health District

SURVEY OF 2 TRACTS FOR DAVID & VIRGINIA PAULUS.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

LEGEND

- □ STONE FOUND
- ● IRON PIN FOUND
- ⊀ MAG NAIL SET
- ⊠ GIN SPINDLE SET
- ○ 5/8" I CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

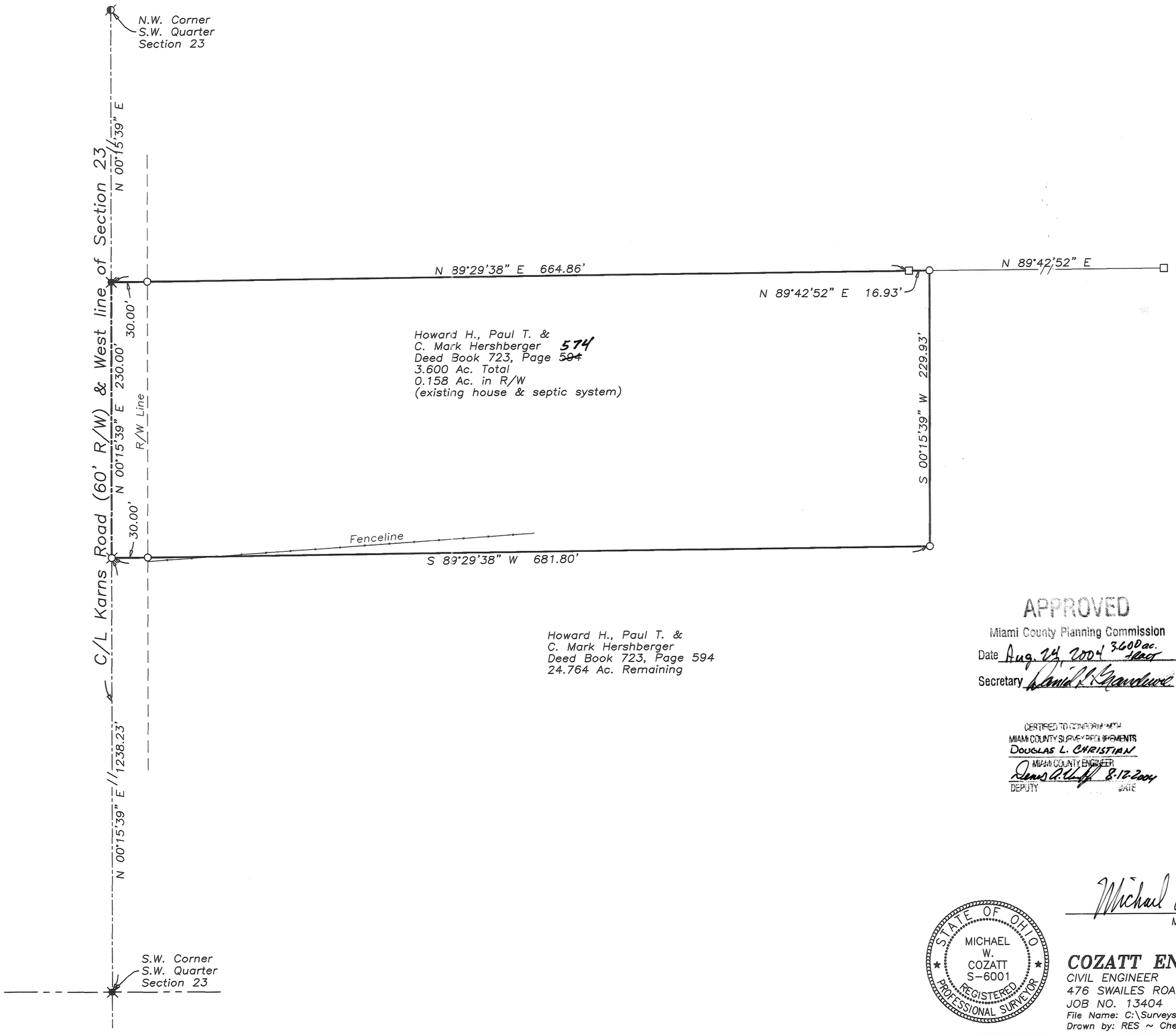
MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS:
- VOL. 12, PG. 121
- VOL. 15, PG. 17
- VOL. 19, PG. 83
- VOL. 16, PG. 20
- VOL. 21, PG. 12
- VOL. 43, PG. 110

Michael W. Cozatt 7-19-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 19204

6	5 BTMRS	23 SW ¼	UNION	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 109
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



N

0 30 60 120
Graphic Scale in Feet
1"=60'

LEGEND

- ● IRON PIN FOUND
- ◐ IRON PIPE FOUND
- ○ 5/8" CAPPED IRON PIN SET (COZATT, S6001)
- ◐ MAG NAIL FOUND
- ∅ MAG NAIL SET
- ⊠ R.R. SPIKE FOUND
- ◐ GIN SPINDLE FOUND
- ⊠ GIN SPINDLE SET
- □ STONE FOUND
- △ FENCE POST FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
VOLUME 3, PAGE 200
VOLUME 3, PAGE 201
VOLUME 3, PAGE 256
VOLUME 4, PAGE 236
VOLUME 31, PAGE 163
VOLUME 39, PAGE 132
VOLUME 39, PAGE 138
VOLUME 39, PAGE 139
VOLUME 48, PAGE 21
(BASIS OF BERAINGS)
MIAMI COUNTY RECORDER'S
DEED RECORDS
DEED BOOK 723, PAGE 574

SPLIT OF 3.600 Ac. FROM 28.364 Ac. FOR HOWARD H., PAUL T., & C. MARK HERSHBERGER

APPROVED
Miami County Planning Commission
Date Aug. 24, 2004 3.600ac. tract
Secretary David R. Gardenour

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Dennis A. Huff 8.12.2004
DEPUTY DATE

APPROVED
Subject To Zoning Approval
By Jeff Kahl
Date 8/11/04
Miami County Health District

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED PROFESSIONAL SURVEYOR

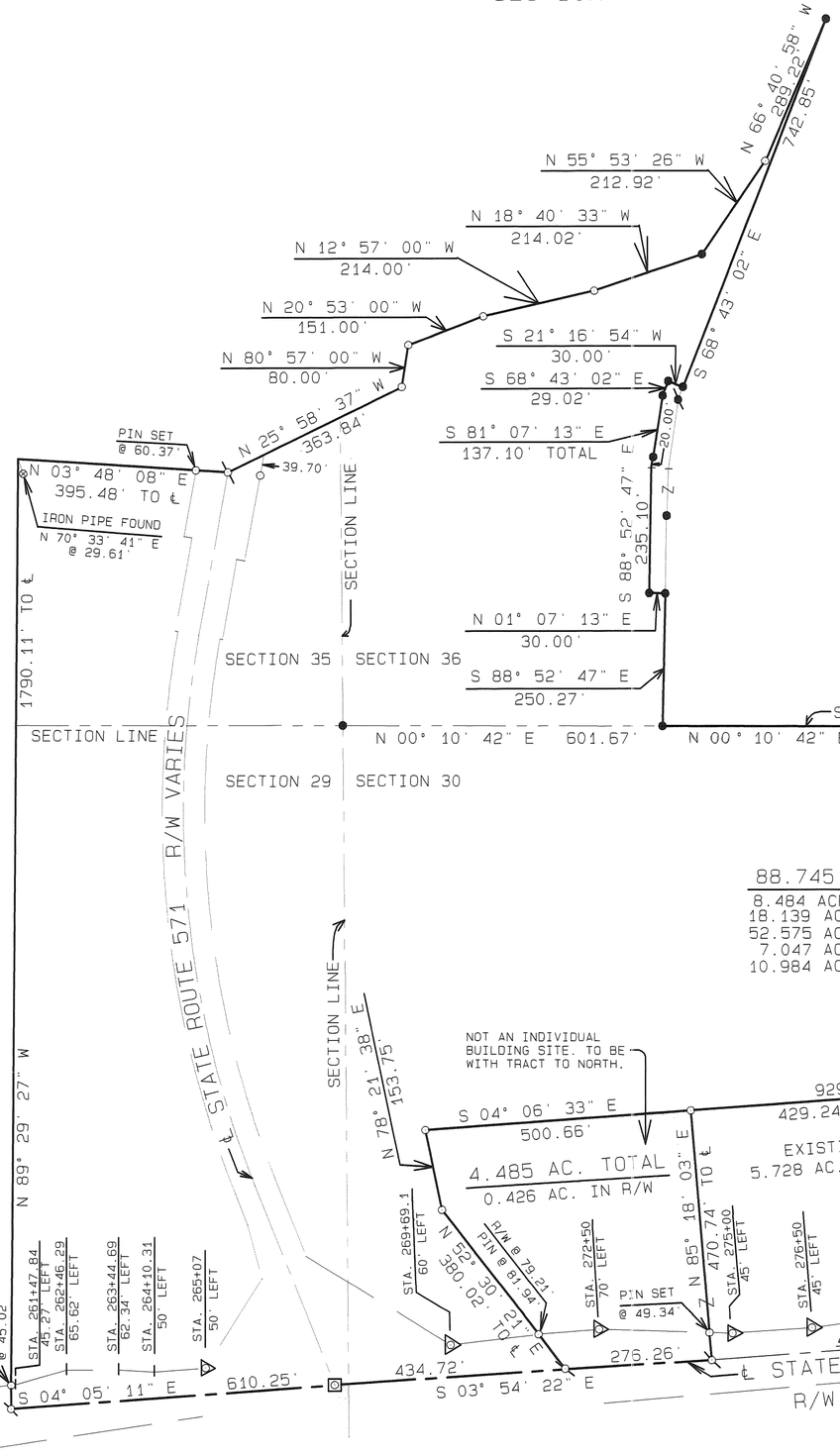
Michael W. Cozatt 8-03-04
MICHAEL W. COZATT
P.S. #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 13404 — (937)-339-2921
File Name: C:\Surveys\2004\04134 Hershberger.dwg
Drawn by: RES ~ Checked by: MWC

2	9BTMRS	NW 1/4 ~ 29 SW 1/4 ~ 30 FRAC. 35 FRAC. 36	BETHEL	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 110
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

SCALE: 1"=200'
0 100 200 300 400



SPIRAL CURVE DATA

Δ=40° 17' 15" LEFT
Dc=02° 30'
L.S.=400.00'
Øs=05° 00'
Xc=399.70'
Yc=11.63'
T.S.=1041.71'
Es=152.47'
Lc=1211.50'
R=2291.83'
Δc=30° 17' 15"
P=2.91'
K=199.95'
L.T.=266.77'
S.T.=133.43'
L.C.=399.86'
S 05°34'22"E

CURVE DATA

Δ=07° 50' 12"
R=2291.83'
L=313.46'
L.C.=S 12° 49' 27" E.
313.22'

Certificate to caution the Purchaser that this plat alone may not be the only document required as being exempt under O.R.C. 711.001.
Notice is given to all parties:
No additional building site is created by this conveyance, no structure may be erected or maintained on the parcel(s) conveyed without further compliance with all Zoning, Building and Platting Regulations of Miami County.
8/24/04 4.485ac.
Adj. prop. Transfer
Miami County Planning Commission

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Dennis Hendrix 8-16-04
DEPUTY DATE

LEGEND

- CONCRETE HIGHWAY MONUMENT FOUND
- MONUMENT BOX ASSEMBLY FOUND
- IRON PIPE FOUND
- PK NAIL FOUND
- IRON PIN FOUND
- MAG NAIL SET
- 5/8" ø CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS:
VOL. 27, PG. 39
VOL. 27, PG. 125
VOL. 30, PG. 99
VOL. 30, PG. 101
VOL. 30, PG. 102
VOL. 30, PG. 133
VOL. 40, PG. 195

MIAMI COUNTY RECORDER'S PLAT RECORDS:
P.B. 19, PG. 14

O.D.O.T. R/W MAPS:
MIA-202-0.00-5.07
MIA-202-7.853
MIA-571-27.005

SURVEY FOR MIAMI COUNTY PARK DISTRICT

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 8-11-04
MICHAEL W. COZATT, P.S. #6001 DATE

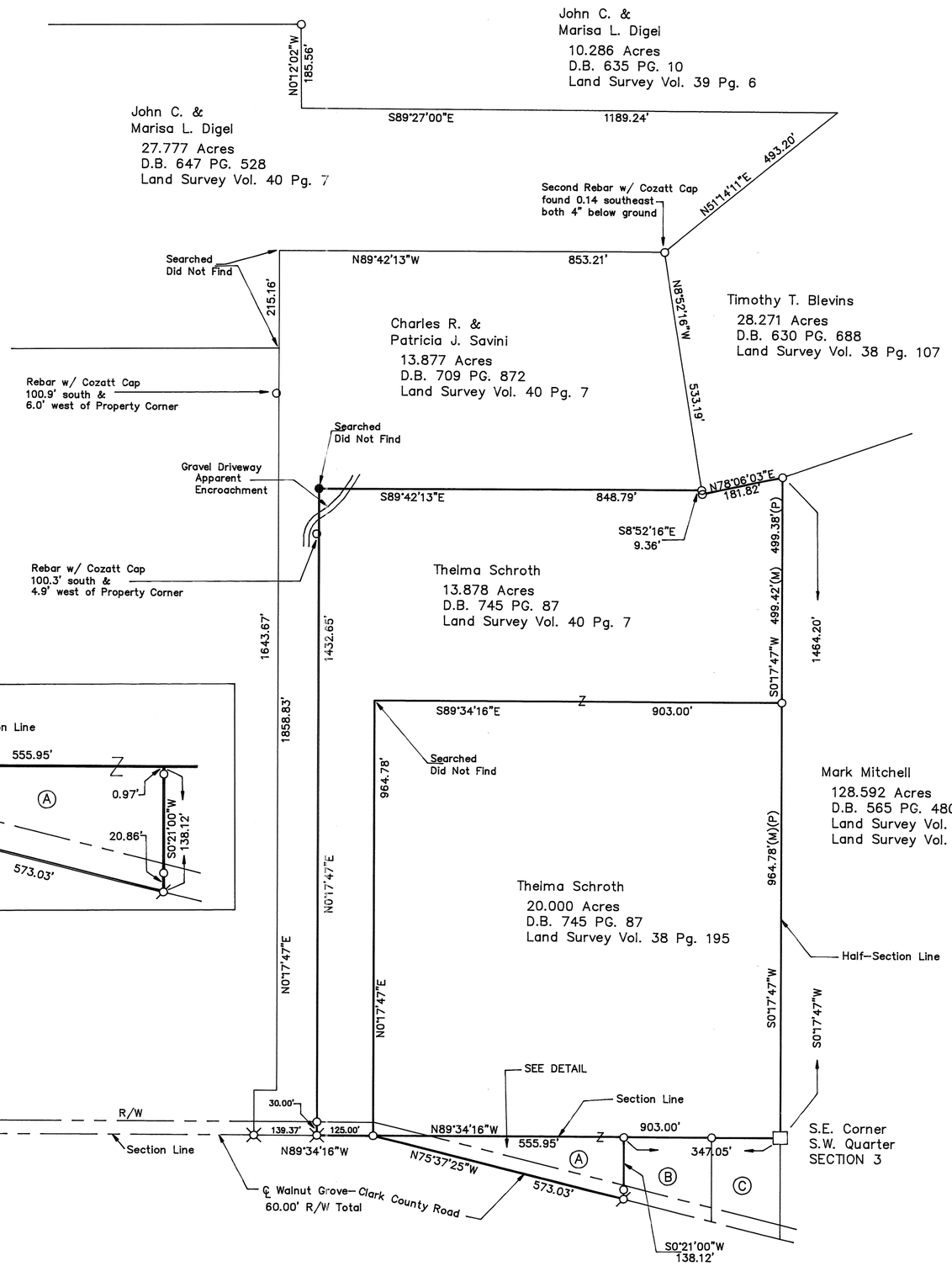
COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 21604

2 & 3	2	10 BTMRS	ELIZABETH	MIAMI	OHIO
SECTION	TOWN	RANGE	TOWNSHIP	COUNTY	STATE

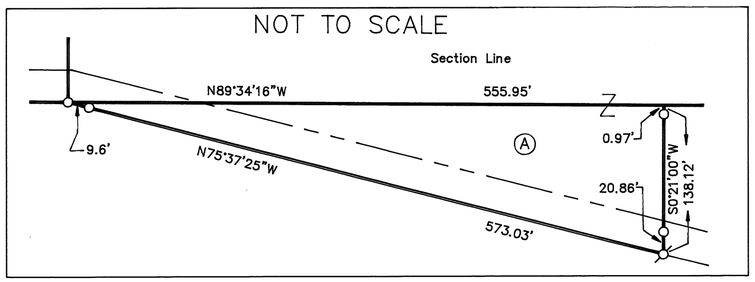
Ⓐ Thelma I. Schroth
0.86 Acres (Deed)
0.881 Acres (Survey)
D.B. 745 PG. 85
Land Survey Vol. 10 Pg. 182

Ⓑ Robert J. &
Sandra L. Lisle
0.723 Acres
D.B. 631 PG. 24
Land Survey Vol. 20 Pg. 46

Ⓒ Julia Downing
0.724 Acres
D.B. 715 PG. 909
Land Survey Vol. 20 Pg. 46



DETAIL
NOT TO SCALE



STATE OF OHIO
LARRY J. BILL
S-7557
REGISTERED
PROFESSIONAL SURVEYOR

Larry J. Bill — Aug 6, 2004
LARRY J. BILL, P.S. #7557 — DATE

VOLUME NO. 48 PLAT NO. 111
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
DATE: MAY 2004

N

SCALE: 1" = 200'
0 100 200 300 400

BASIS OF BEARING IS THE EAST LINE OF THE SOUTHWEST QUARTER BEING N0°17'47"E AS SHOWN ON LAND SURVEY VOLUME 40 PAGE 7.

LEGEND

- □ STONE FOUND
- ⌀ MAG NAIL OR PK NAIL FOUND
- ⌀ GIN SPINDLE FOUND
- ○ REBAR OR PIN FOUND
- ◎ IRON PIPE FOUND
- ● 5/8" X 30" REBAR SET W/ CAP STAMPED "LJBILL PS 7557"

ALL MONUMENTS IN GOOD CONDITION UNLESS NOTED OTHERWISE.

(M) Measured Distance
(P) Plat Distance

SURVEY REFERENCES

Miami County Engineer's Record of Land Surveys

Survey Volume 3	Page 10
Survey Volume 10	Page 182
Survey Volume 20	Page 46
Survey Volume 35	Page 176
Survey Volume 38	Page 107
Survey Volume 38	Page 195
Survey Volume 39	Page 39
Survey Volume 40	Page 7

Miami County Recorder's Deed Records

Deed Book 319	Page 189
Deed Book 709	Page 872
Deed Book 745	Page 87

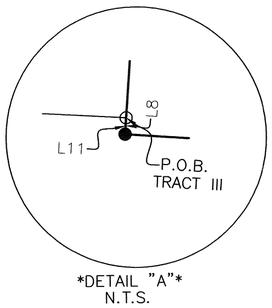
THELMA SCHROTH SURVEY TO COMBINE 3 SEPERATE TRACTS.

Larry J. Bill
Professional Surveyor
9826 New Harrison-Bradford Road
Bradford, Ohio 45308
Phone (937) 448-6320
Fax (937) 448-6323
e-mail larrybill@bright.net

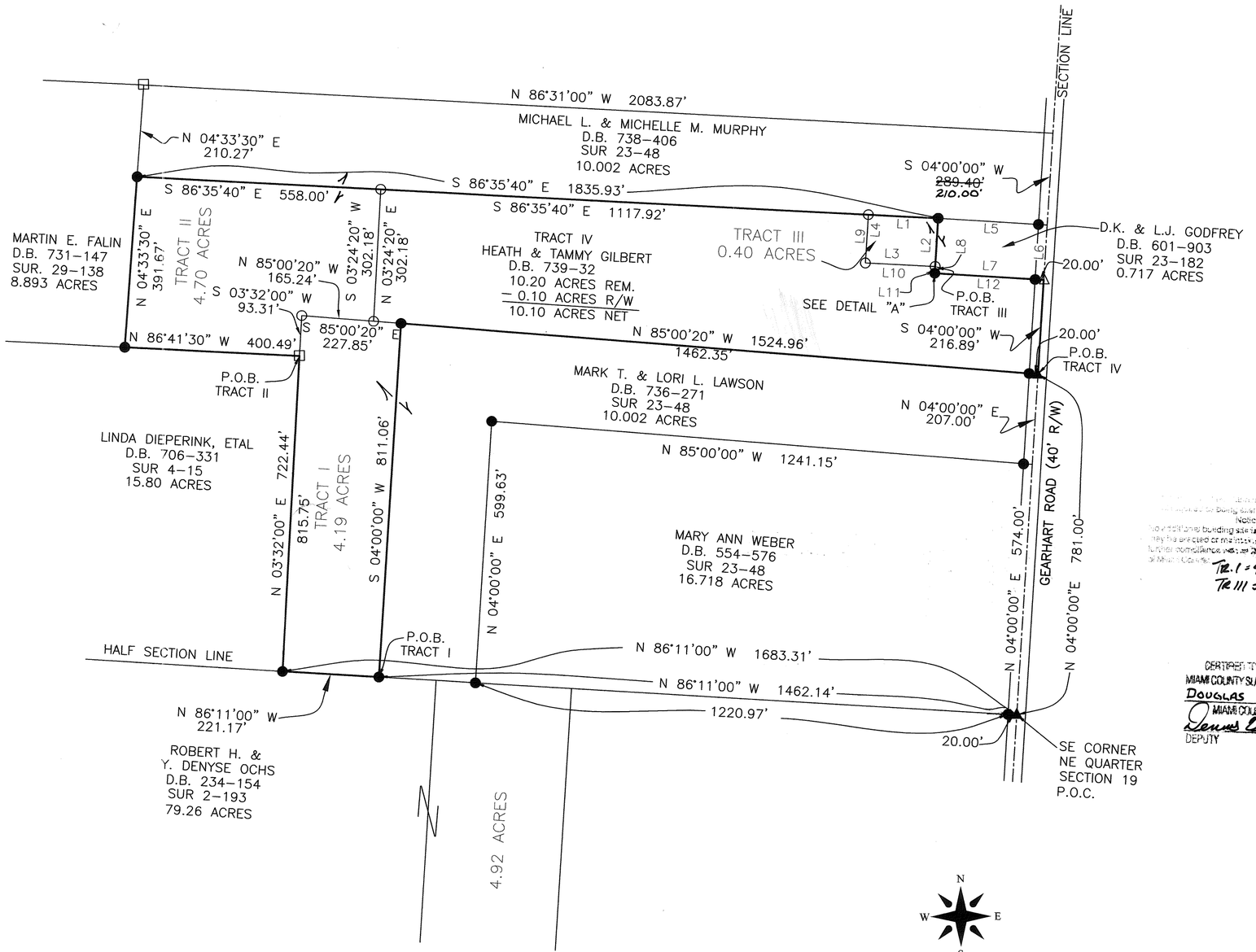
2	19 N.E. QUARTER	10	ELIZABETH	MIAMI
TOWN	SECTION	RANGE	TOWNSHIP	COUNTY

VOL. 48 PLAT NO. 112
MIAMI CO. ENGINEERS
RECORD OF LAND SURVEYS

LINE	BEARING	DISTANCE
L1	S 86°35'40" E	160.00'
L2	S 04°00'00" W	110.00'
L3	N 86°35'40" W	160.00'
L4	N 04°00'00" E	110.00'
L5	N 86°00'00" W	250.00'
L6	S 04°00'00" W	125.00'
L7	N 86°00'00" W	250.00'
L8	N 04°00'00" E	15.00'
L9	S 04°00'00" W	110.00'
L10	S 86°35'40" E	160.00'
L11	S 04°00'00" W	15.00'
L12	S 86°00'00" E	250.00'



DETAIL "A"
N.T.S.



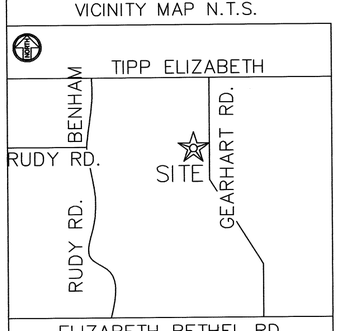
Tax Map Approval of this conveyance
Transfer is County Exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building sites created by this conveyance, no structure may be erected or maintained on the premises in non-conveyance in further noncompliance with all Zoning, Building and Planning Regulations of Miami County.
Tr. I = 4.19 ac. Tr. II = 4.70 ac.
Tr. III = 0.40 ac.
8/23/04

CERTIFIED TO CONVEYANCE
MIAMI COUNTY SURVEY DEPARTMENT
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY
8-17-04
DATE

CERTIFICATION:
THIS PLAT OF SURVEY WAS PREPARED IN ACCORDANCE WITH 4733-37 OF THE OHIO ADMINISTRATIVE CODE. I CERTIFY THAT THIS PLAT OF SURVEY WAS UNDER MY DIRECT SUPERVISION AND IS BASED ON AN ACTUAL FIELD SURVEY, COMPLETED IN AUGUST, 2003.

OCCUPATIONAL STATEMENT:
OCCUPATION IN GENERAL FITS SURVEY. THERE IS NO EVIDENCE OF OCCUPATION OTHER THAN SHOWN. ALL FOUND MONUMENTATION WERE STRAIGHT AND IN GOOD CONDITION UNLESS OTHERWISE NOTED.

VICINITY MAP N.T.S.



LEGEND:
▲=RAILROAD SPIKE (FOUND)
●=1/2"ø IRON PIN (FOUND)
□=STONE (FOUND)
○=5/8"ø IRON PIN (SET) BOUTWELL & ASSOCIATES
△=P.K. NAIL (SET)

Earnest C. Boutwell 8-9.04
EARNEST C. BOUTWELL, STATE OF OHIO REGISTERED SURVEYOR #7489

BASIS OF BEARING:

S04°00'00"W, BEING THE CENTERLINE OF GEARHART ROAD AS SHOWN ON LAND SURVEY VOL. 23, PG. 48 OF THE RECORDS OF MIAMI COUNTY.

0' 200' 400' 600'
GRAPHIC SCALE

Revised: 8/04/04

Boutwell & Associates, Inc.
Commercial and Residential Surveys
4058 Col. Glenn Highway, Beavercreek, Ohio 45431
Phone: (937) 431-4755, Fax: (937) 431-4775

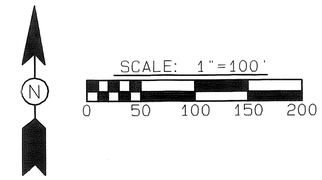
STATE OF OHIO
EARNEST C. BOUTWELL
S-7489
REGISTERED
PROFESSIONAL SURVEYOR

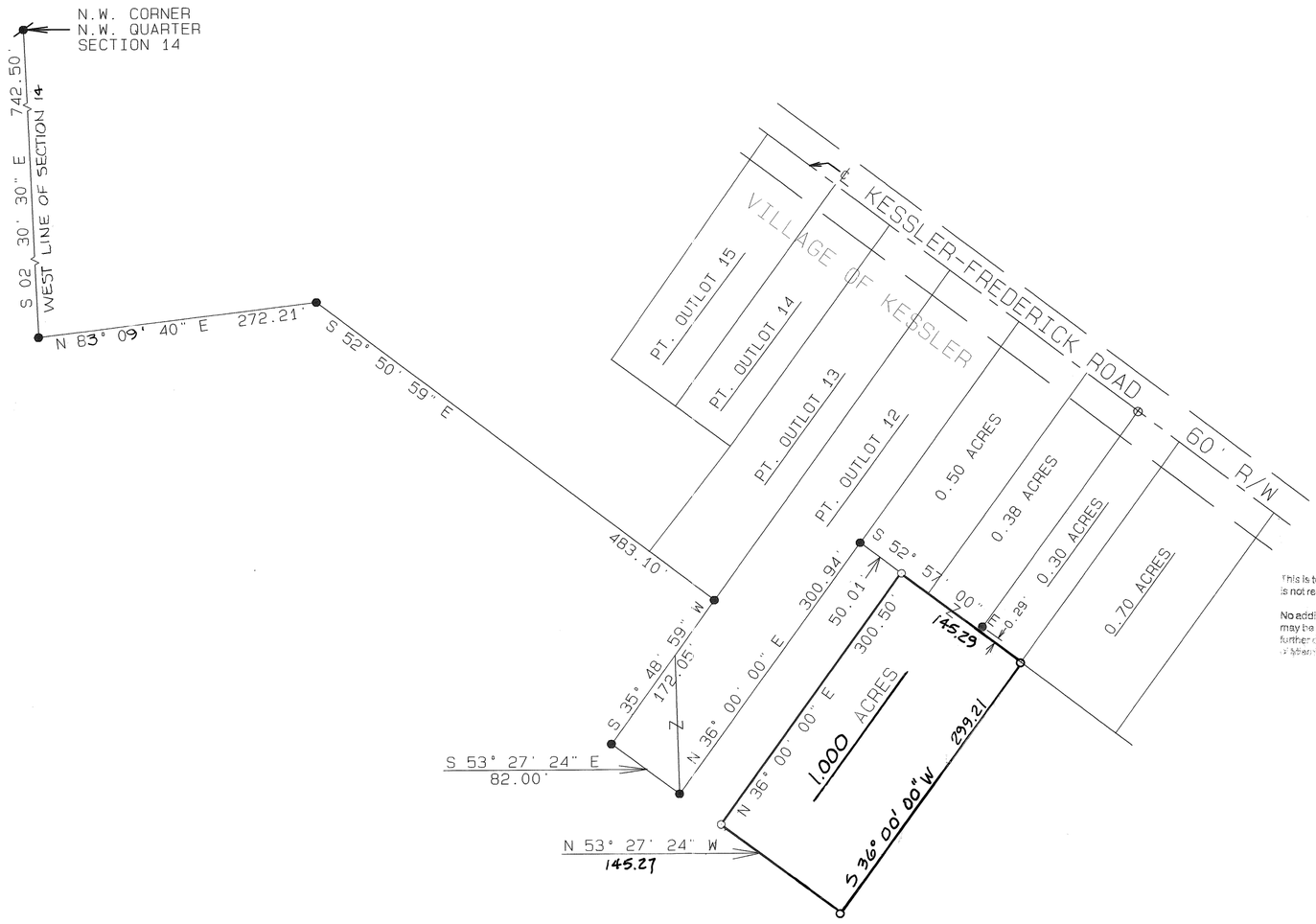
3310 GEARHART RD.

DRAWN	DATE	PLAT OF SURVEY
KKB	6/11/04	PREPARED FOR
APPROVED	DATE	HEATH & TAMMY
E.B	8/9.04	GILBERT
SCALE	SHEET	PROJECT NO.
1"=200'	1 OF 1	04-1464

6	5E	NW¼ ~ 14	UNION	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 113
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS





LEGEND

- PK NAIL FOUND
- IRON PIN FOUND
- MAG NAIL SET
- 5/8" ø CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 6, PG. 136
VOL. 8, PG. 181
VOL. 9, PG. 111
VOL. 30, PG. 108
VOL. 40, PG. 163
VOL. 42, PG. 61
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

VOL. 11, PG. 199 { MIAMI COUNTY ENGINEER'S RECORD OF LOT SURVEYS

CERTIFICATION OF REGISTRATION
This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY
8-17-2004
DATE

SURVEY OF 1.000 ac. ~~0.651~~ AC. IN SECTION 14, UNION TWP.
FOR FRANK & MENDY SASS.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

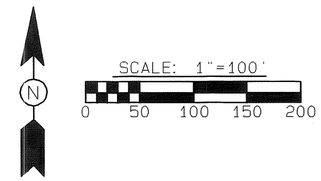
Michael W. Cozatt 8-13-04
MICHAEL W. COZATT, P.S. # 6001 DATE

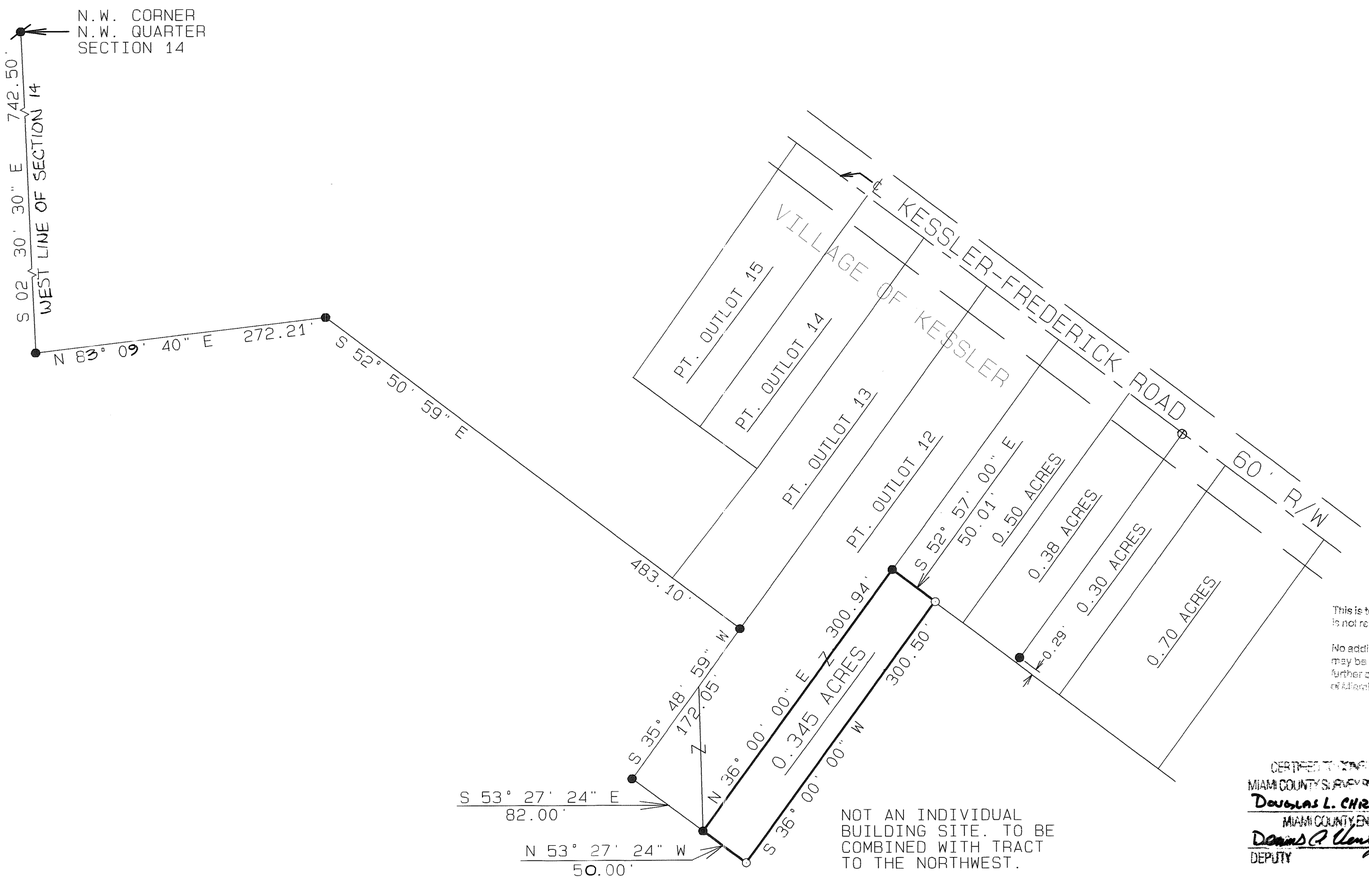
COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 22904

REVISED 9-04-04 MC

6	5E	NW¼ ~ 14	UNION	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 114
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS





NOT AN INDIVIDUAL BUILDING SITE. TO BE COMBINED WITH TRACT TO THE NORTHWEST.

LEGEND

- ⊗ PK NAIL FOUND
- ● IRON PIN FOUND
- ⊕ MAG NAIL SET
- ○ 5/8" ⌶ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 6, PG. 136
VOL. 8, PG. 181
VOL. 9, PG. 111
VOL. 30, PG. 108
VOL. 40, PG. 163
VOL. 42, PG. 61
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

VOL. 11, PG. 199 { MIAMI COUNTY ENGINEER'S RECORD OF LOT SURVEYS

CERTIFICATION OF REGISTRATION
This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building site is created by this conveyance, no structure may be erected or maintained on the premises as the result of this conveyance without further compliance with all Zoning, Building and Permitting Regulations of Miami County.

Dan Broadwater 8/20/04
Miami County Planning Director

CERTIFIED TO COMPLY WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTMAN
MIAMI COUNTY ENGINEER
Dennis A. Lamb 8-17-2004
DEPUTY DATE

SURVEY OF 0.345 AC. IN SECTION 14, UNION TWP.
FOR HERBERT & SANDRA SHIELDS.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

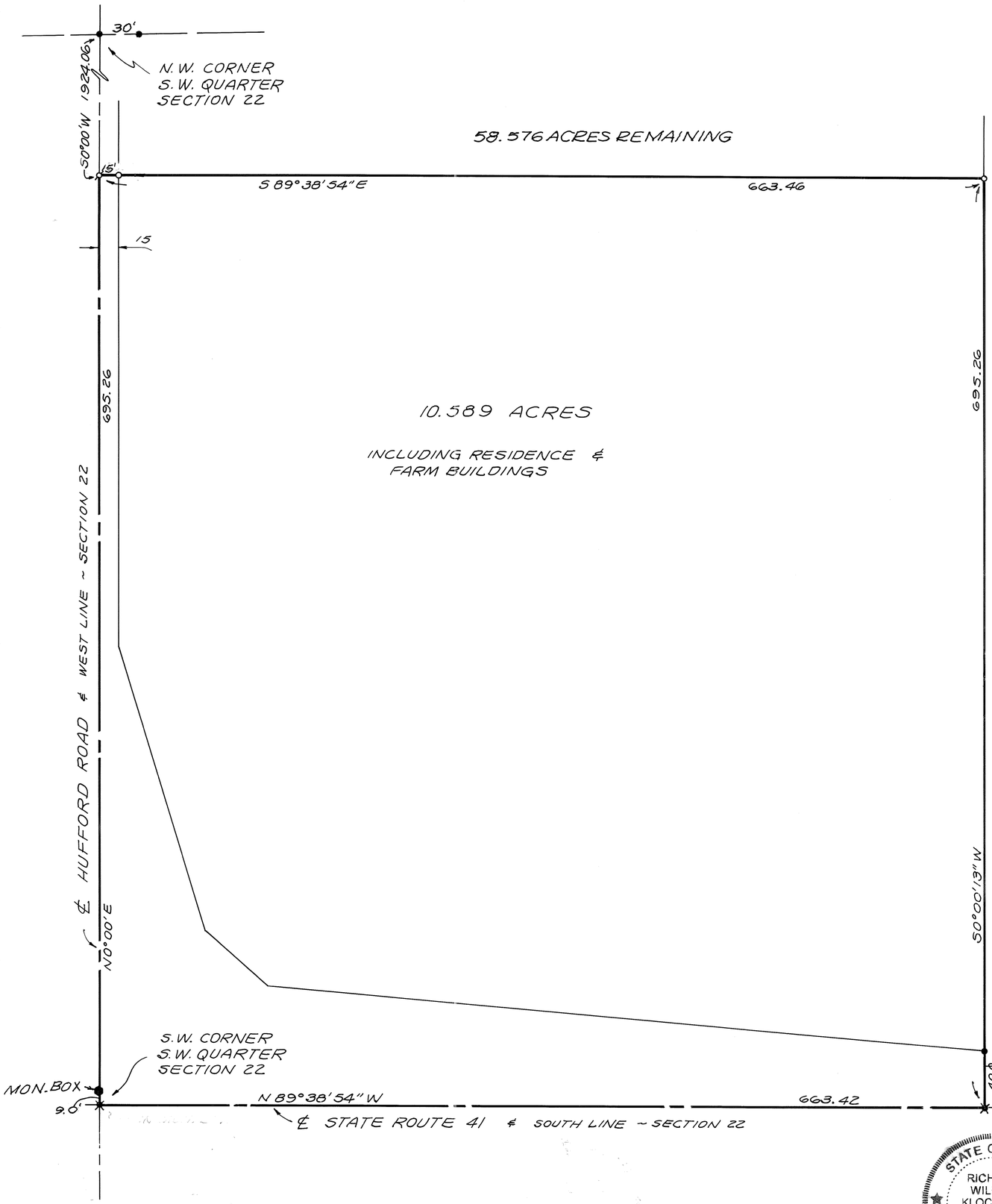
Michael W. Cozatt 8-13-04
MICHAEL W. COZATT, P.S. # 6001 DATE

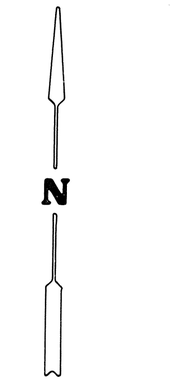
COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 22804

ELIZABETH / TOWNSHIP | S.W.QTR-22 / SECTION | 2 / TOWN | 10 / RANGE

VOLUME 48 PLAT 115
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 23 AUG., 2004





0 10 30 120
5 20 60
SCALE: 1" = 60'

LEGEND
- ● = IRON PIN FOUND
- ○ = IRON PIN SET
- ✖ = RAILROAD SPIKE FOUND
- ⌀ = MAG. NAIL SET

REFERENCE
LAND SURVEY VOL. 32, PLAT 112

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED
PROFESSIONAL SURVEYOR

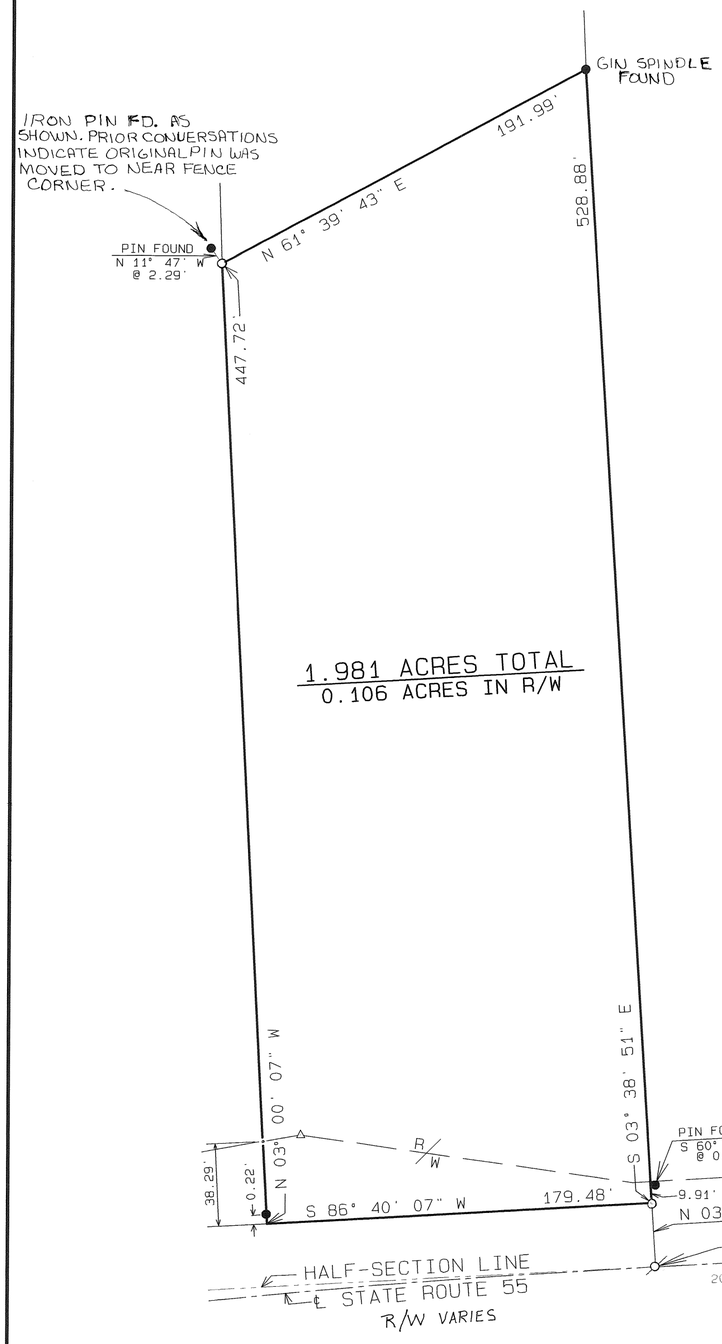
SURVEY OF 10.589 ACRES IN SECTION 22, ELIZABETH TOWNSHIP FOR JOHN & LOU ANN JESS.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

2	10BTMRS	NE 1/4 ~ 36	LOSTCREEK	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 116
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



LEGEND

- MAG NAIL FOUND
- IRON PIN FOUND
- △ CONCRETE MONUMENT FOUND
- MAG NAIL SET
- ○ 5/8" ⌀ CAPPED IRON PIN SET (COZATT, S6001)

SCALE: 1"=50'
0 25 50 75 100

REFERENCES

VOL. 18, PAGE 118
VOL. 26, PAGE 85
VOL. 40, PAGE 18
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

O.D.O.T. R/W MAP MIA. 55 ~ 12.15

SURVEY OF 1.981 ACRES IN LOSTCREEK TWP.
FOR WILLIAM GARRETT.

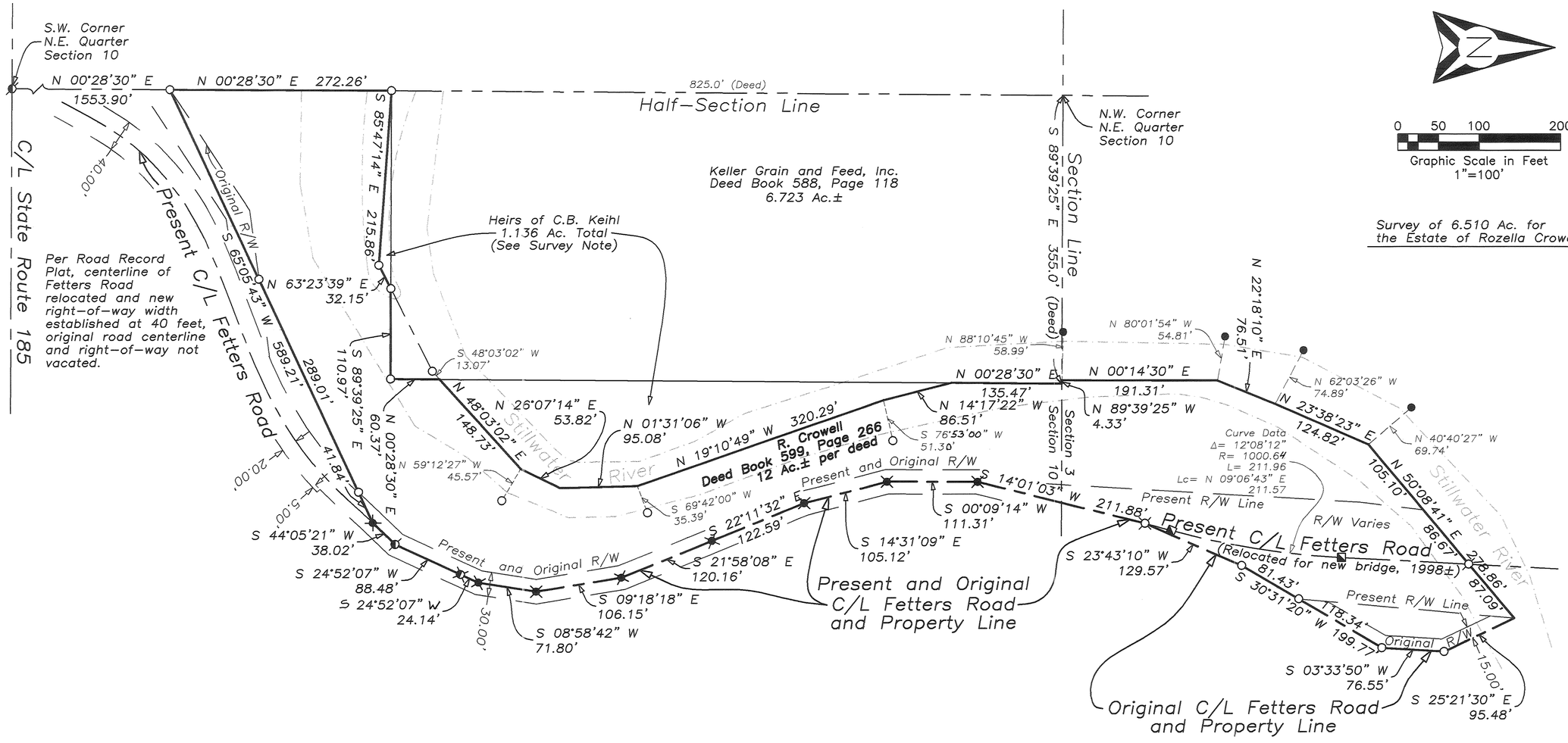
STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 8-30-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 24604

9	4E	10 NE ¼ 3 SE ¼	NEWBERRY	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

Volume 48 Page 117
Miami County Engineer's
Record of Land Surveys



Survey of 6.510 Ac. for the Estate of Rozella Crowell

Survey Note

C.B. Keihl transfer to V. Fetter, 6.723 Ac.
Deed Book 241, Page 151 – February 4, 1944
C.B. Keihl transfer to I. Crowell, 12 Ac.±
Deed Book 241, Page 238 – February 18, 1944
C.B. Keihl's transfer to V. Fetter calls for a rectangular shaped tract taken out of the Northeast quarter of Section 10, being East 355.0' with the North line of the Section and 825' South with the half-section line. C.B. Keihl's transfer to I. Crowell calls for a tract beginning at the Fetter's Road bridge and with the centerline of aforesaid road, South 1500' to the Northeast corner of A. Brandt and 700' West to the Northeast corner of K. Echenberry's land, North to centerline of river, and following the centerline of the river to the point of beginning. Survey plats of either parcel mentioned above were unable to be found. According to the timeframes on the transfers of C.B. Keihl's lands, the transfer to I. Crowell was the final transfer of his lands in this area. By following the description of the two parcels, gaps and overlaps are left between these parcels. The gaps created are not minor, and leave a total of 1.136 Ac. of land in the ownership of the heirs of C.B. Keihl. The parcel transferred to I. Crowell is substantially short of the deed call of 12 Ac., more or less, containing a total of 6.510 Ac. Due to the lack of any physical monuments called for on either deed the natural location of the centerline of the Stillwater River was established to create the "Crowell" property line. The V. Fetter's deed was held as the senior deed and the Crowell deed as junior.

Legend

- Iron Pipe Found
- Iron Pin Found
- 5/8" Capped Iron Pin Set (Cozatt, S6001)
- P.K. Nail Found
- Mag Nail Set
- Mag Nail Found
- R.R. Spike Found
- Gin Spindle Set
- Gin Spindle Found
- Monument Box Found

Acreage Breakdown

Deed – 12 Ac.±
Total Surveyed – 6.510 Ac.
Surveyed in R/W – 1.514 Ac.
Surveyed in Section 3 – 2.308 Ac.
Surveyed in Section 10 – 4.202 Ac.

References

Miami County Engineer's Record of Land Surveys
Volume 8, Page 29
Volume 28, Page 42
(Basis of Bearings)
Volume 28, Page 42-A
Volume 45, Page 148
Fetters Road Bridge Plans over Stillwater River
MIA-T.R. 93-0.785

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED PROFESSIONAL SURVEYOR

Michael W. Cozatt 8-16-04
MICHAEL W. COZATT
P.S. #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OH 45373
JOB NO. 22704 (937)-339-2921
File Name: C:\Surveys\2004\04227 Crowell.dwg
Drawn by: RES ~ Checked by: MWC

WASHINGTON TOWNSHIP | 2 SW 1/4 SECTION | 8 TOWN | 5 E RANGE

VOLUME 48 PAGE 118

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

℄ SPIKER ROAD 33' R/W
& WEST LINE SECTION 2

ALEXANDERS SUBDIVISION REC. 6-59

LOT #9

LOT #8

LOT #7

LOT #6

LOT #5

LOT #4

LOT #3

LOT #2

LOT #1

2.850 AC.
-0.626 AC.
2.224 AC. REM.

PART LOT #8
LUCY D. LAUG
D.B. 716 – 820

0.626 ACRE
PART LOT #8

NOTE: NO NEW BUILDING SITE CREATED BY THIS SURVEY. 0.626 ACRE TRACT TO BE TRANSFERRED TO ADJACENT PROPERTY OWNER TO EAST.

9.375 AC.
LND. 19-18

KRISTI K. LAUG
D.B. 720 – 947

LND. 33-58
44.578 AC.

LND. 11-61
0.750 AC.

LND. 23-115
1.625 AC.

N 87°56'30" E 176.00'
N 02°05'00" W 155.00'
S 02°05'00" E 155.00'
S 87°56'30" W 176.00'
N 87°56'30" E 620.26'
N 02°05'00" W 534.00'
796.26'
155.00'
224.00'
12.32'
77.03'
186.98'
515.76'
625.71'
140.40'
611.60'
521.13'
291.00'
225.00'
290.00'
150.00'
217.80'
207.20'
265.00'

SOUTHWEST CORNER
SOUTHWEST QUARTER
SECTION 2,
TOWN 8,
RANGE 5

℄ VERSAILLES ROAD 60' R/W
& SOUTH LINE SECTION 2

CERTIFICATION OF REGISTRATION

THIS IS TO CERTIFY THAT PLANNING COMMISSION APPROVAL OF THIS CONVEYANCE IS NOT REQUIRED AS BEING EXEMPT UNDER O.R.C. 711.001

NOTICE IS GIVEN TO ALL PARTIES:

NO ADDITIONAL BUILDING SITE IS CREATED BY THIS CONVEYANCE; NO STRUCTURE MAY BE ERECTED OR MAINTAINED ON THE PREMISES HEREIN CONVEYED WITHOUT FURTHER COMPLIANCE WITH ALL ZONING, BUILDING, AND PLANNING REGULATIONS OF MIAMI COUNTY. 0.626 ac.

9-1-04

SECRETARY MIAMI COUNTY PLANNING COMMISSION — DATE

(0.626 ACRE TRACT)

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS

DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER

DEPUTY — DATE 6-18-2004

LEGEND

- IRON PIN SET
- IRON PIN FOUND
- RAILROAD SPIKE FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:
VOLUME 11, PAGE 61
VOLUME 19, PAGE 18

MIAMI COUNTY RECORDER'S PLAT RECORDS:
VOLUME 6, PAGE 59

N

0 50 100 200
GRAPHIC SCALE IN FEET
1" = 100'

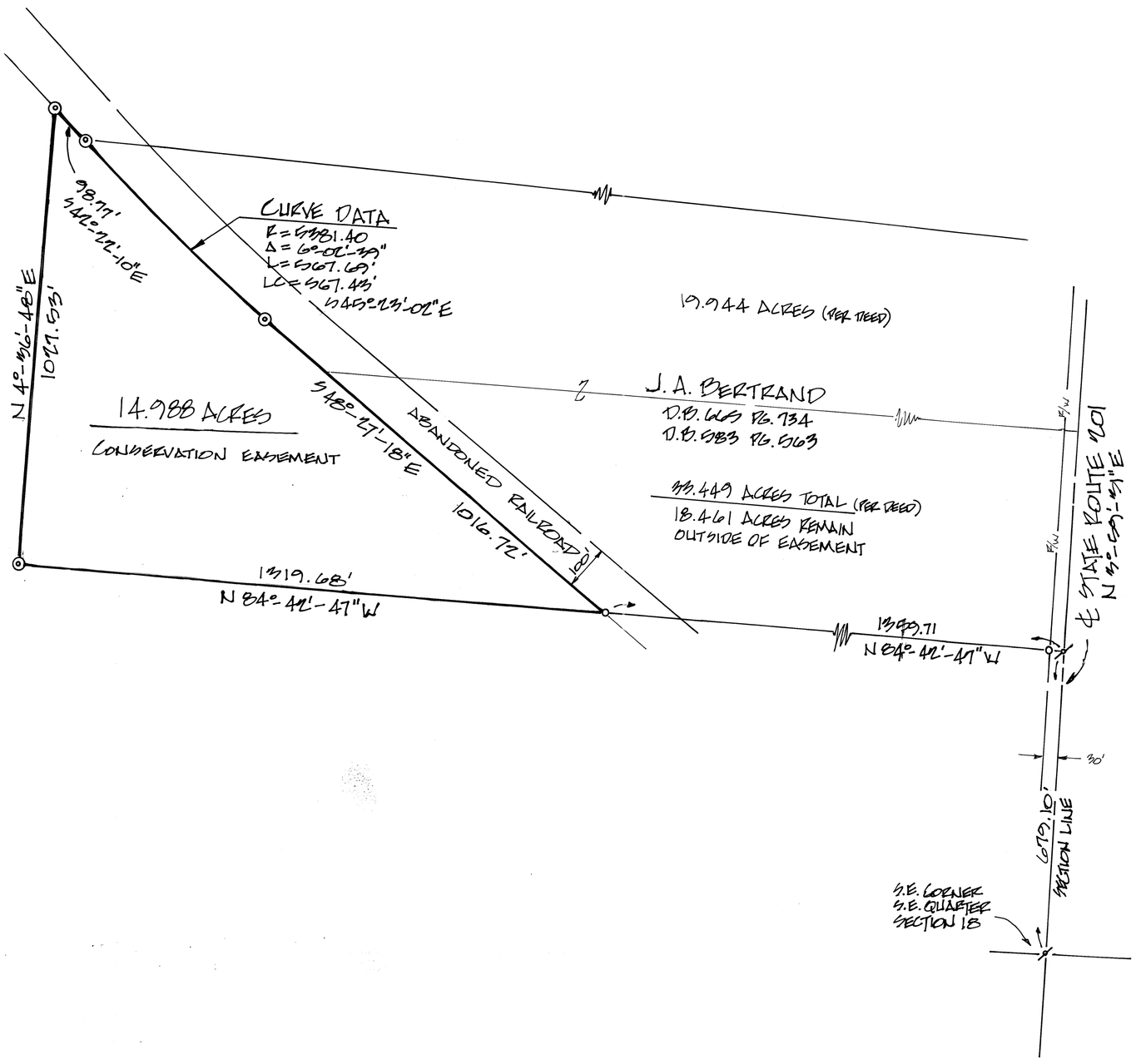
SURVEY FOR KRISTI LAUG
IN MIAMI COUNTY, OHIO ~ MAY 23, 2004

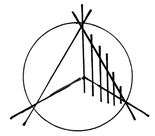
STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

THOMAS R. ZECHMAN
OHIO REGISTERED
PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773-9479

2	9 BTMRS	18 S.E. 1/4	BETHEL	MIAMI
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY

VOLUME 48 PAGE 119
MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS







SCALE: 1" = 200'

LEGEND:
- ⌀ MAG NAIL SET OVER P.K. NAIL FD.
- o IRON PIN FOUND
- ◎ IRON PIPE FOUND

REFERENCES:

VOL. 18, PG. 79 MIAMI COUNTY ENGRS. RECORD OF LAND SURVEYS
VOL. 29, PG. 182 " " "
VOL. 45, PG. 90 " " "

SURVEY OF 14.988 ACRES FOR THE MIAMI COUNTY PARK DISTRICT - CONSERVATION EASEMENT

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED
SURVEYOR

Michael W. Cozatt 8-27-04

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES RD. TROY, OH.
Job # 23404

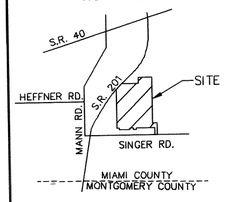
HAMAN PLAT OF SURVEY

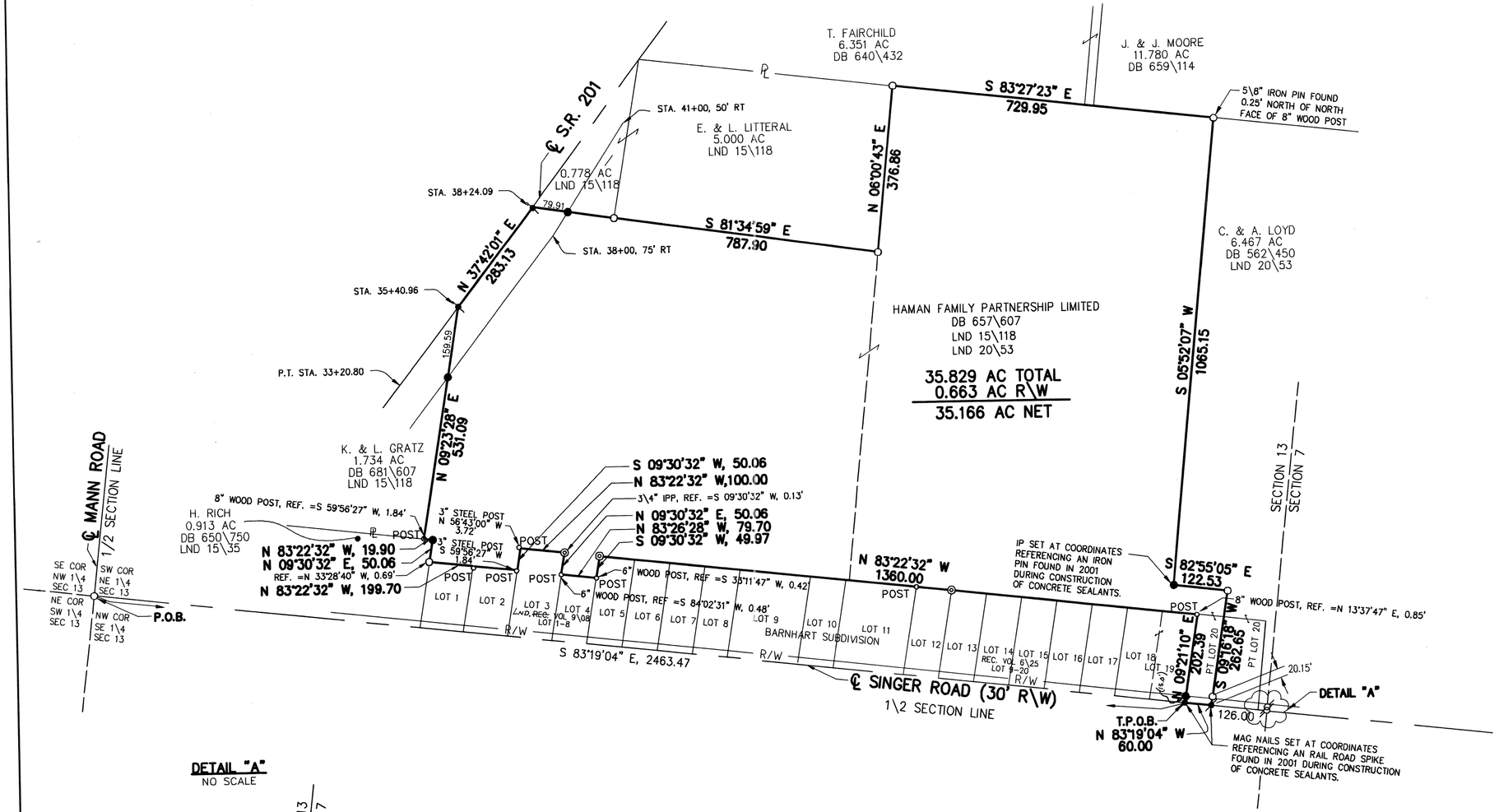
VOLUME 48 PAGE 120

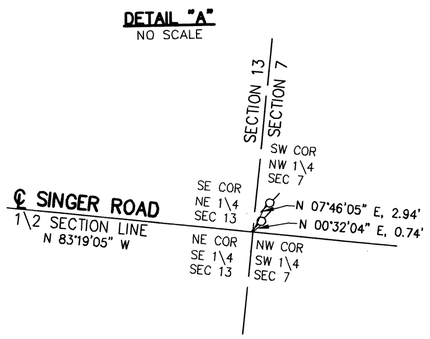
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEY

13 SECTION | 2 TOWN | 9 RANGE | BETHEL TOWNSHIP | MIAMI COUNTY

VICINITY MAP
NO SCALE







N

0' 200' 400'

ORIGINAL SCALE 1" = 200'

BASIS OF BEARING: BEARINGS ARE ASSUMED.

LEGEND

- MAG NAIL (SET)
- ● 5/8" IRON PIN (SET) PLASTIC CAP STAMPED "FBA"
- O IRON PIN (FD)
- ◎ IRON PIPE (FD)
- P.K. NAIL (FD)
- POST o POST

REFERENCES

DB 562\450	LND SUR 20\53
DB 657\607	LND SUR 15\35
DB 659\114	LND SUR 9\08
DB 640\432	LND SUR 48\65
	LND SUR 40\11B
	LND SUR 15\118
	REC. BK 6\25

F.E.M.A.

FLOOD ZONE C
COMMUNITY PANEL #390398 0135 B
DATE JANUARY 19, 1983

STATE OF OHIO
CHRISTOPHER S. HARMON
S-7988
REGISTERED
PROFESSIONAL SURVEYOR

Christopher S. Harmon 8/23/04

CHRISTOPHER S. HARMON P.S. #7988 DATE

FLOYD BROWNE ASSOCIATES, FBA INC. OF DAYTON

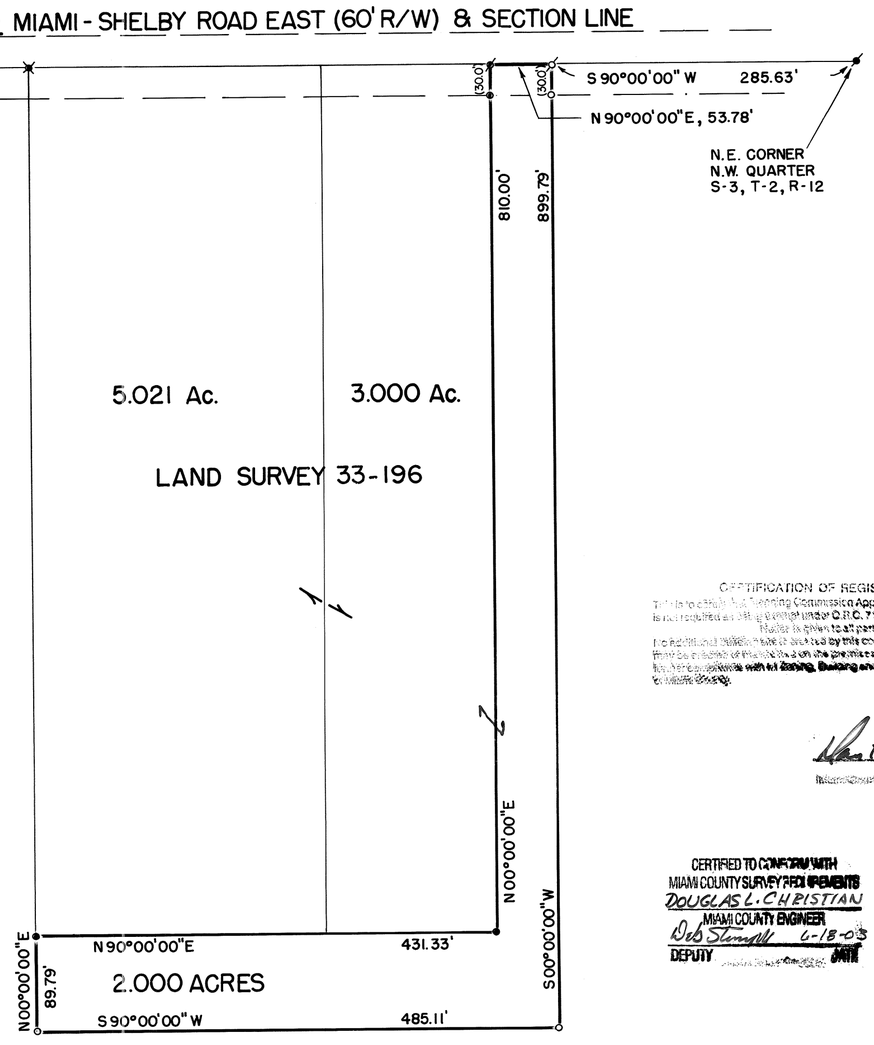
* Contact Office
* Dayton, Ohio 937.431.1004
Delaware, Ohio 740.363.6792
Marion, Ohio 740.383.2187

DATE 7\21\04	CADD FILE PLAT
JOB NO. 2718-03	DRAWN BY CSH

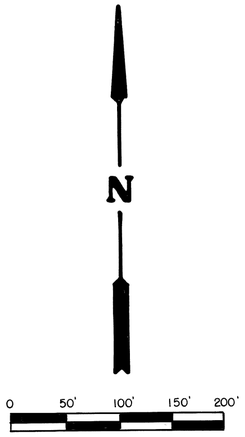
VOLUME 48 PAGE 121
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

DATE: JANUARY 15, 2003

2	12	3	N.W.	BROWN
TOWN	RANGE	SECTION	QUARTER	TOWNSHIP



2.000 Ac. TO BE TRANSFERRED TO THE 5.021 Ac. & 3.000 Ac. TRACTS. NOT A NEW BUILDING SITE.



SCALE: 1" = 100'

LEGEND
- ● IRON PIN FOUND
- ○ IRON PIN SET
- RAILROAD SPIKE FOUND
- P.K. NAIL FOUND
- MAG NAIL SET

REFERENCES
LAND SURVEY 33 PG. 196
LAND SURVEY 40 PG. 8

CERTIFICATION OF REGISTRATION
This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building sites are created by this conveyance, no structure may be erected or maintained on the premises hereby conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.

Secretary
Miami County Planning Commission

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Deb Stimpel 6-18-03
DEPUTY DATE

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED
SURVEYOR

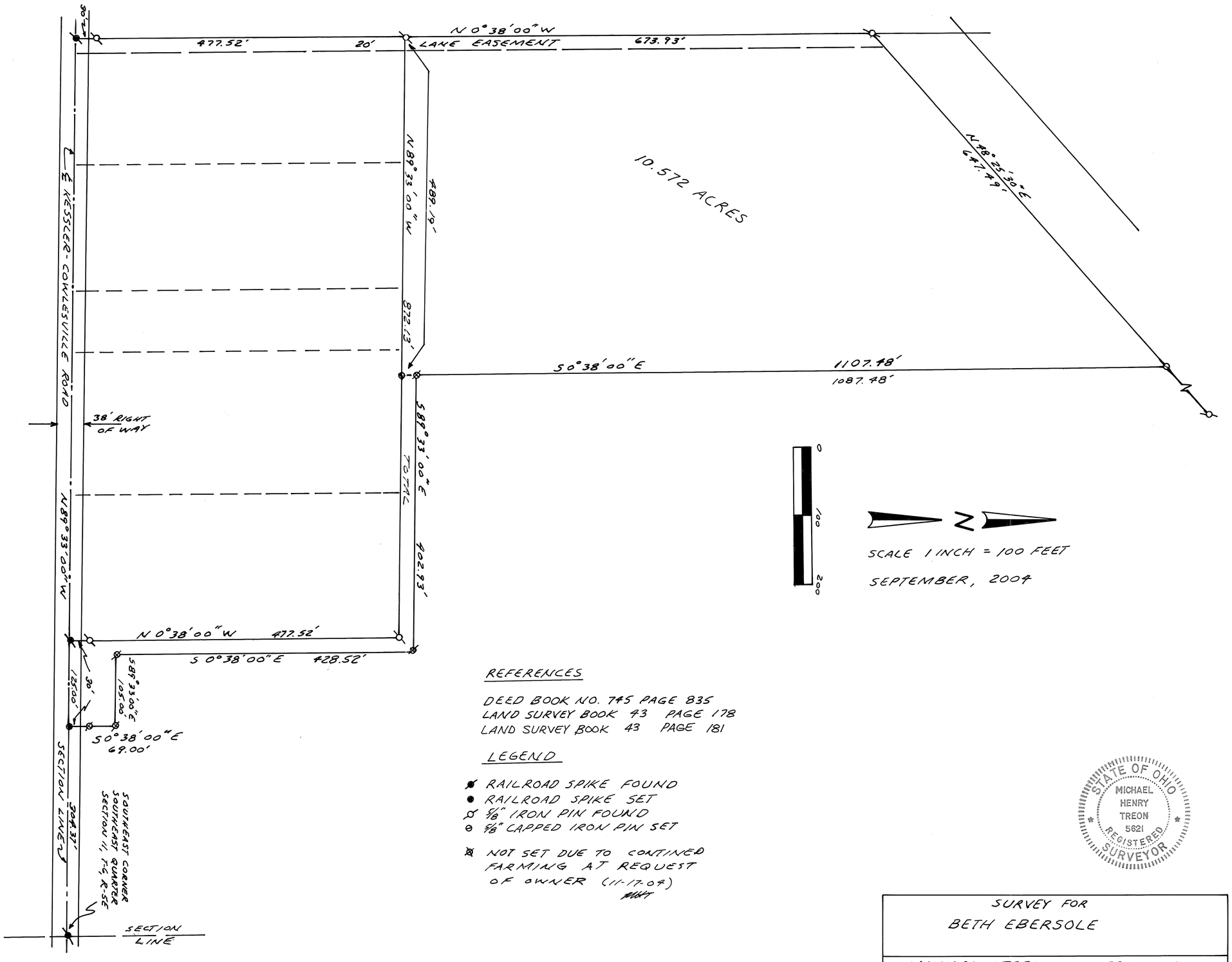
SURVEY OF 2.000 Ac., BROWN TWP.,
FOR TIMOTHY WILLIAMS.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOCIATES, INC.
CIVIL ENGINEERING & LAND SURVEYING
16 EAST WATER STREET
TROY, OHIO 45373 (937) 339-5331

6 TOWN | 5-EAST RANGE | 11 SECTION | S.E. QUARTER | UNION TOWNSHIP

VOLUME NO. 48 PLAT NO. 122
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



REFERENCES

DEED BOOK NO. 745 PAGE 835
LAND SURVEY BOOK 43 PAGE 178
LAND SURVEY BOOK 43 PAGE 181

LEGEND

- ● RAILROAD SPIKE FOUND
- ● RAILROAD SPIKE SET
- ○ 5/8" IRON PIN FOUND
- ⊙ 5/8" CAPPED IRON PIN SET
- ⊗ NOT SET DUE TO CONTINED FARMING AT REQUEST OF OWNER (11-17-09)

STATE OF OHIO
MICHAEL HENRY TREON
5621
REGISTERED SURVEYOR

SURVEY FOR
BETH EBERSOLE

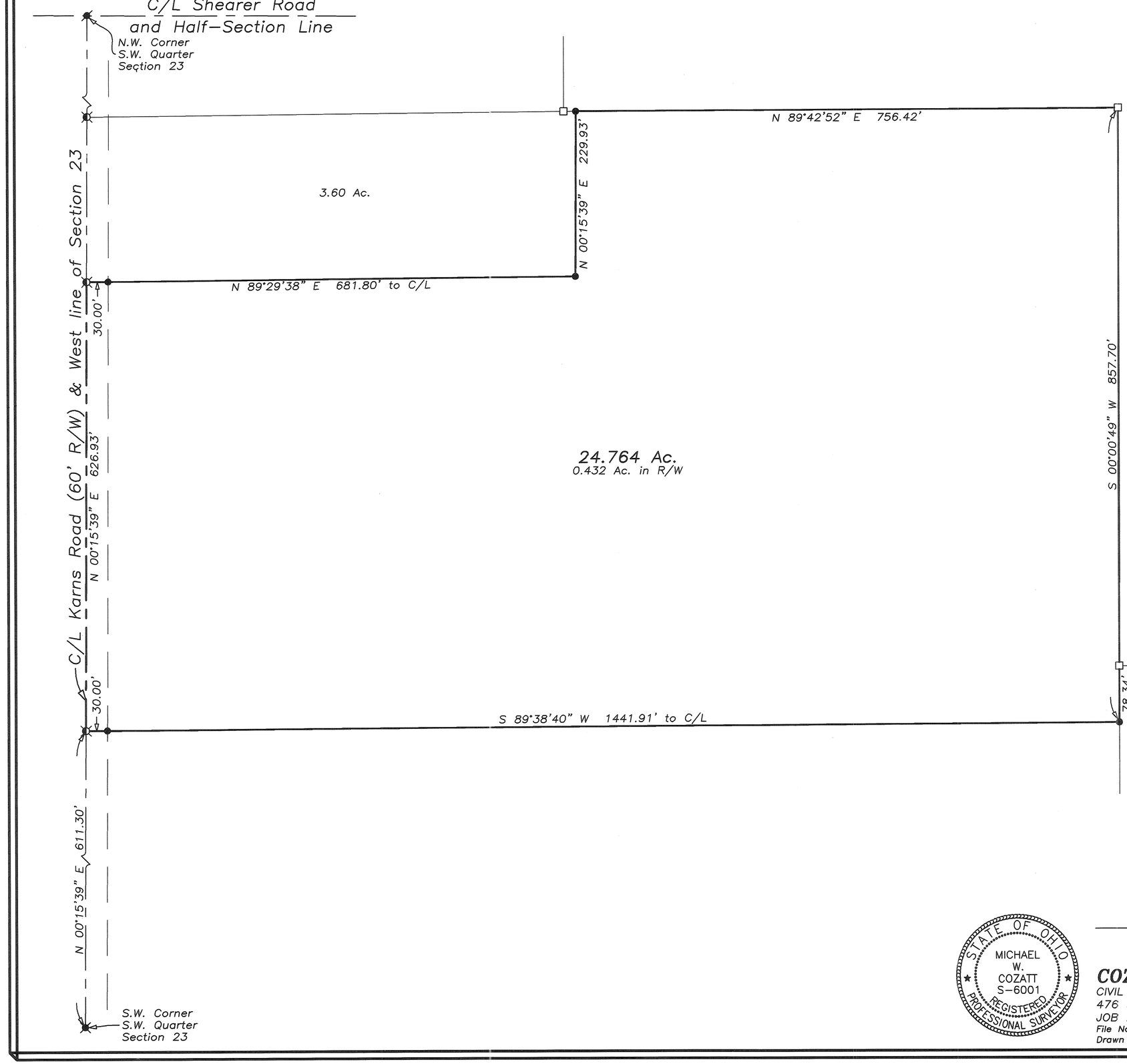
MICHAEL H. TREON TROY, OHIO

Michael H. Treon

REGISTERED SURVEYOR NO. 5621

6	5E	23 SW 1/4	UNION	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 123
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



0 50 100 200
Graphic Scale in Feet
1"=100'

LEGEND

- ● IRON PIN FOUND
- ◐ IRON PIPE FOUND
- ○ 5/8" CAPPED IRON PIN SET (COZATT, S6001)
- ⌀ MAG NAIL FOUND
- ⌀ MAG NAIL SET
- ⊠ R.R. SPIKE FOUND
- ⊠ GIN SPINDLE FOUND
- ⊠ GIN SPINDLE SET
- □ STONE FOUND
- △ FENCE POST FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
VOLUME 3, PAGE 200
VOLUME 3, PAGE 201
VOLUME 3, PAGE 256
VOLUME 4, PAGE 236
VOLUME 31, PAGE 163
VOLUME 39, PAGE 132
VOLUME 39, PAGE 138
VOLUME 39, PAGE 139
VOLUME 48, PAGE 21
VOLUME 48, PAGE 109
(BASIS OF BERAINGS)
MIAMI COUNTY RECORDER'S
DEED RECORDS
DEED BOOK 723, PAGE 574

Survey of 24.764 Ac. for
Howard H., Paul T., &
C. Mark Hershberger

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED PROFESSIONAL SURVEYOR

Michael W. Cozatt 9-2004
MICHAEL W. COZATT
P.S. #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD
TROY, OH 45373
JOB NO. 25004
(937)-339-2921

File Name: C:\Surveys\2004\04250 Hershberger.dwg
Drawn by: RES ~ Checked by: MWC

7	5-EAST	31	SOUTHEAST	NEWTON
TOWN	RANGE	SECTION	QUARTER	TOWNSHIP

VOLUME NO. 48 PAGE NO. 124
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

JUNE, 2004

SCALE: 1 INCH = 100 FEET

0 100 200

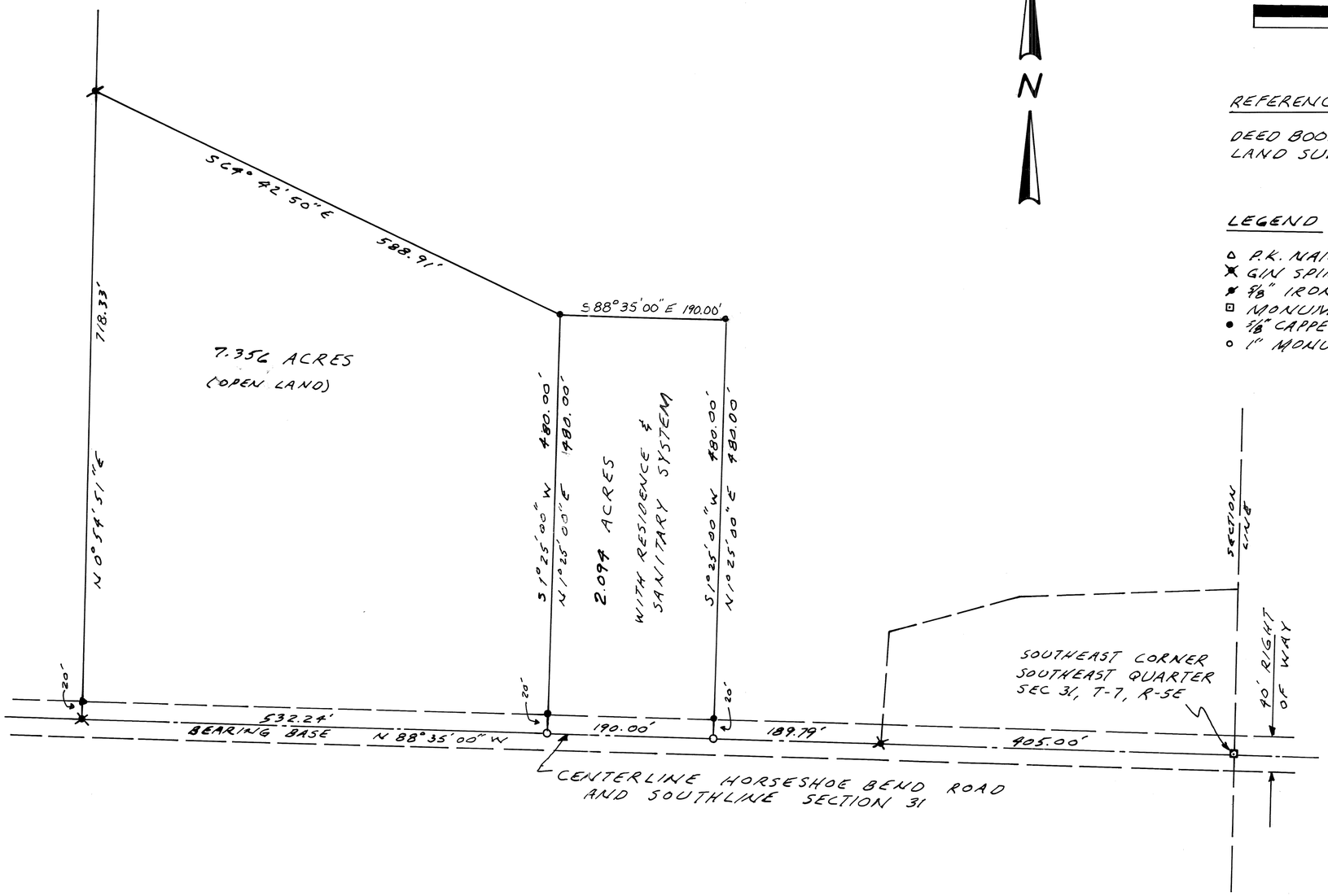
N

REFERENCES

DEED BOOK 748 PAGE 661
LAND SURVEY BOOK 48 PAGE 24

LEGEND

- △ P.K. NAIL FOUND
- ✕ GIN SPINDLE FOUND
- ✱ 5/8" IRON PIN FOUND
- ⊡ MONUMENT BOX FOUND
- ● 5/8" CAPPED IRON PIN SET
- ○ 1" MONUMENT SPIKE SET



APPROVED
Miami County Planning Commission
Date Sept. 29, 2004
Secretary [signature]

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
[signature] 8-16-04
DEPUTY DATE

APPROVED
Subject To Zoning Approval
By [signature]
Date 9-20-2004
Miami County Health District

STATE OF OHIO
MICHAEL HENRY TREON
5621
REGISTERED SURVEYOR

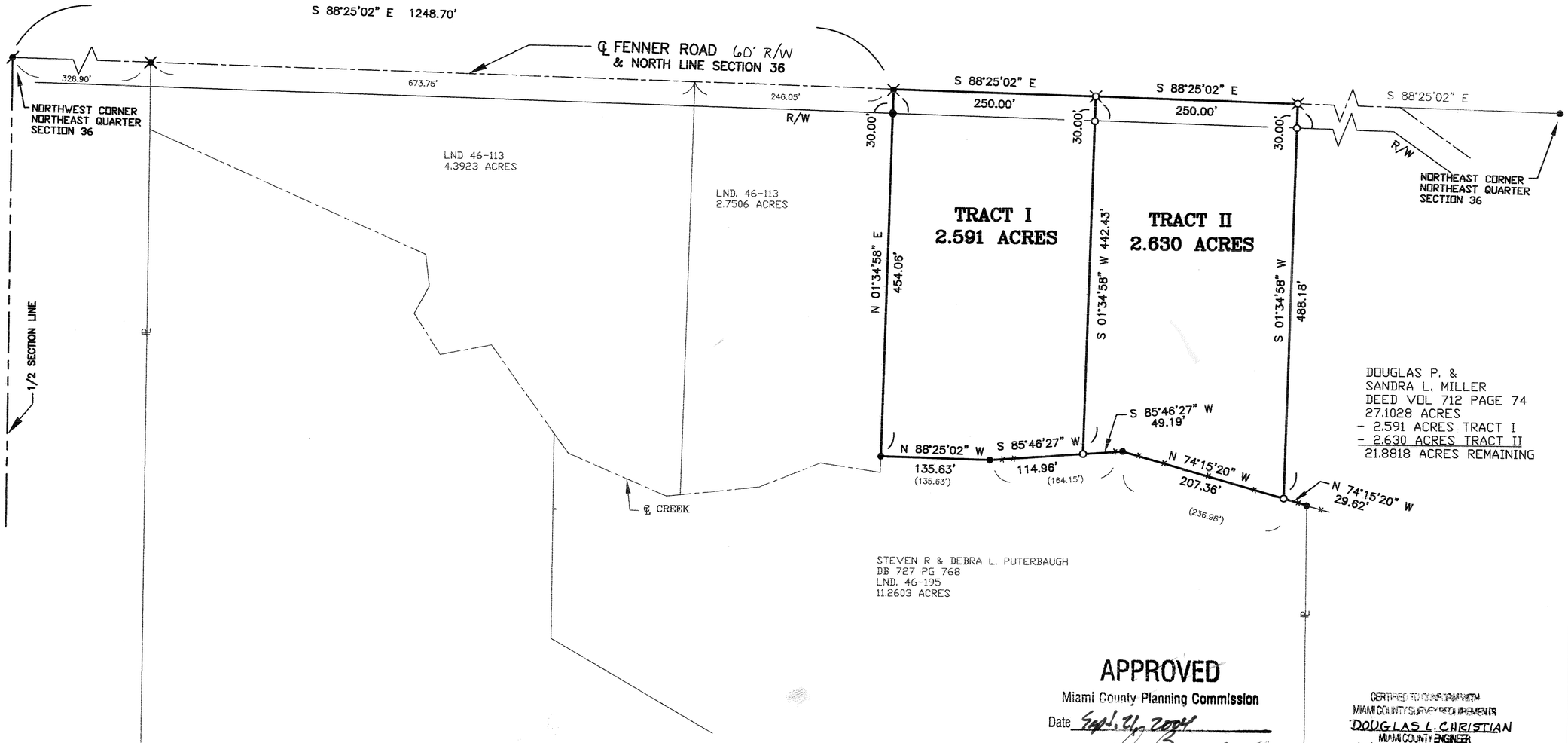
SURVEY FOR
CECIL D. & TONY JACKSON

MICHAEL H. TREON TROY, OHIO
[signature]
REGISTERED SURVEYOR NO. 5621

NEWTON TOWNSHIP | 8 TOWN | 4 E RANGE | 36 NE 1/4 SECTION

VOLUME 48 PAGE 125

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



APPROVED
Miami County Planning Commission
Date Sept. 21, 2004
Secretary [signature]

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Deb Shimpff 9-9-04
DEPUTY DATE

APPROVED
Subject To Zoning Approval
By Nate Bedner R.S.
Date 9-17-04
Miami County Health District

LEGEND
- ○ IRON PIN SET
- ● IRON PIN FOUND
- RAILROAD SPIKE FOUND
- PK NAIL FOUND
- EXISTING FENCE
- ( ) REFERENCED CALLED BEARINGS & DISTANCES
- RAILROAD SPIKE SET

REFERENCES
LAND SURVEYS:
VOLUME 46, PAGE 113
VOLUME 46, PAGE 195

BASIS OF BEARING IS THE CENTERLINE OF FENNER ROAD S 88° 25' 02" E AS RECORDED IN RECORD LAND SURVEY VOL. 46 PLAT 113.

0' 100' 200' 300'
GRAPHIC SCALE IN FEET
1" = 100'

Philip C. Brumbaugh
PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

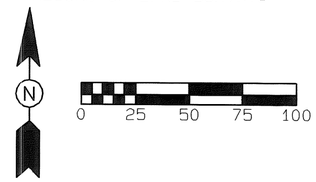
LOT SPLIT FOR 2 TRACTS FOR DOUGLAS MILLER IN MIAMI COUNTY ~ SEPTEMBER 2, 2004

STATE OF OHIO
PHILIP C. BRUMBAUGH
5057
REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
PH (937) 698-3000
FAX (937) 698-3928

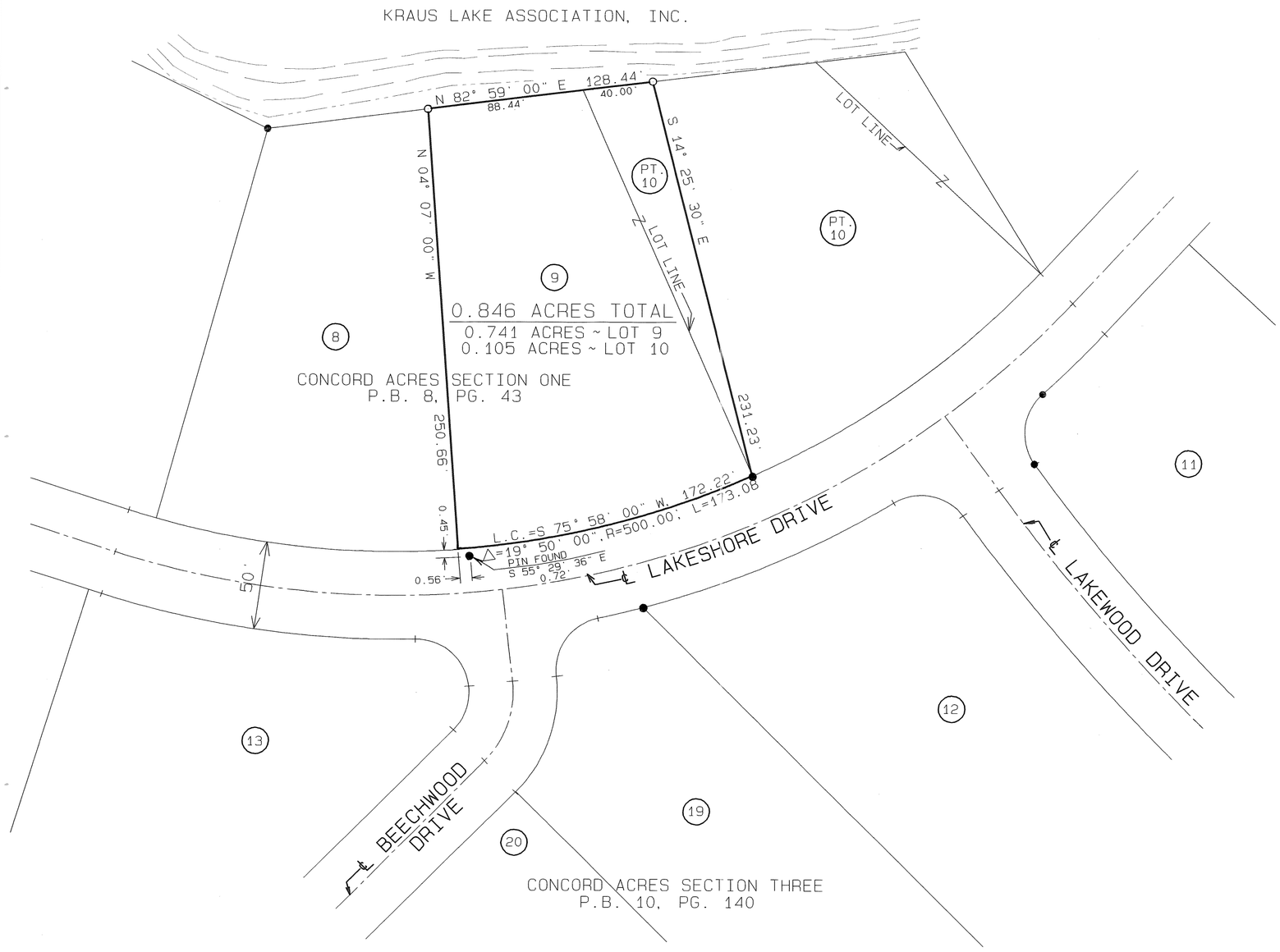
5	6E	SW 1/4 ~ 32	CONCORD	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 126
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



LEGEND

- ● IRON PIN FOUND
- ○ 5/8" ∅ CAPPED IRON PIN SET (COZATT, S6001)



REFERENCES

P.B. 8, PG. 43 P.B. 9, PG. 125 P.B. 10, PG. 140	MIAMI COUNTY RECORDER'S PLAT RECORDS
VOL. 23, PG. 106 VOL. 25, PG. 22	MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

SURVEY OF LOT 9 & PT. LOT 10, CONCORD ACRES
FOR ERIC BESS.



Michael W. Cozatt 9-27-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 25404

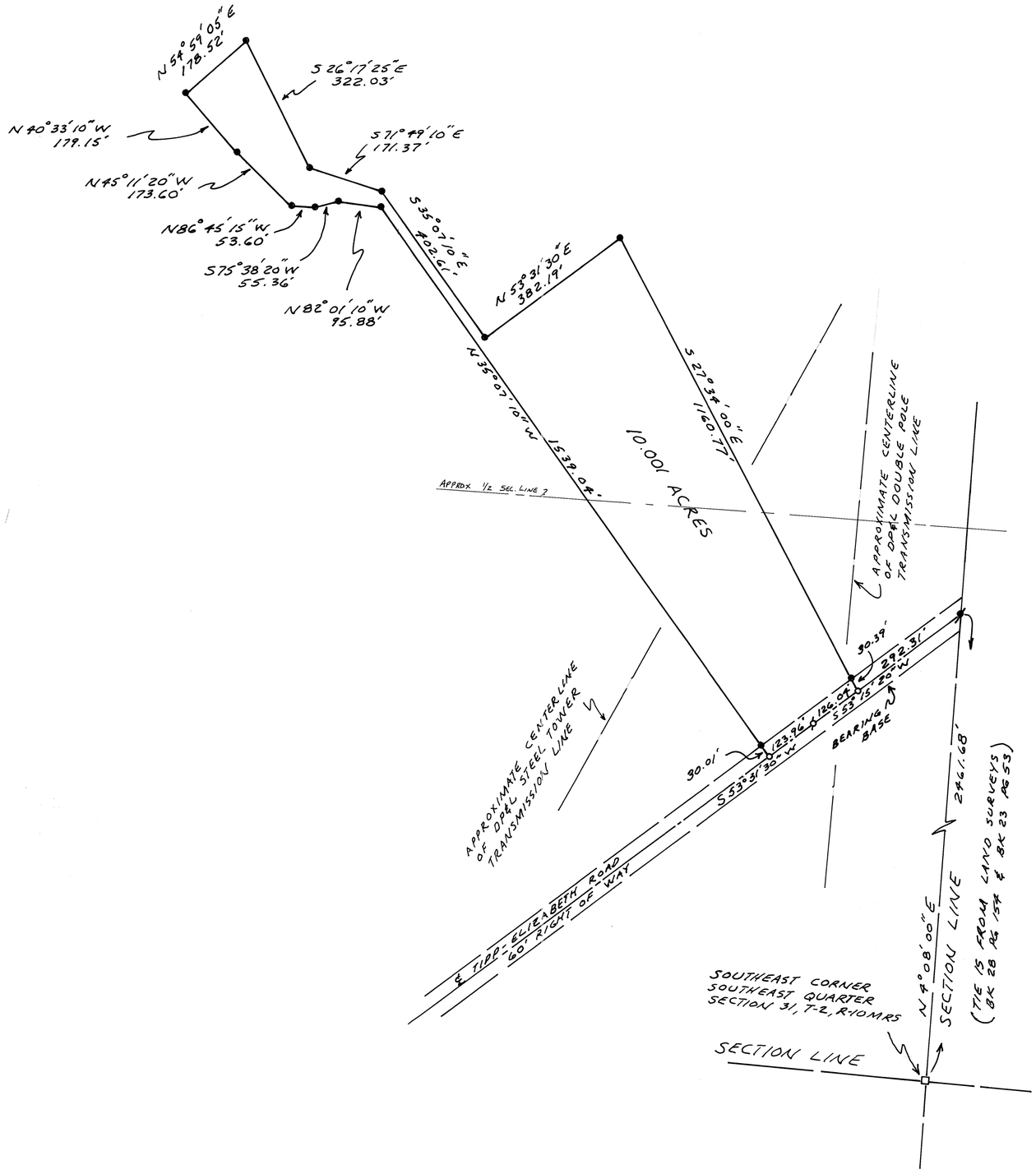
2	10 MRS	31	NORTHEAST SOUTHEAST	ELIZABETH
TOWN	RANGE	SECTION	QUARTER	TOWNSHIP

VOLUME NO. 48 PLAT NO. 127
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

SEPTEMBER, 2009

SCALE: 1 INCH = 200 FEET

0 200 400



REFERENCES

DEED BOOK NO. 708 PAGE 458-463
LAND SURVEY BOOK 28 PAGE 154
" " " 23 " 53
" " " 16 " 44

LEGEND

- IRON PIN FOUND
- RAILROAD SPIKE FOUND
- 5/8" CAPPED IRON PIN SET
- RAILROAD SPIKE SET
- CORNER STONE

STATE OF OHIO
MICHAEL HENRY TREON
5621
REGISTERED SURVEYOR

SURVEY FOR
BENSMAN / FULTON

MICHAEL H. TREON TROY, OHIO

Michael H. Treon

REGISTERED SURVEYOR NO. 5621

ROCKY RIDGE ESTATES "REPLAT"

VOLUME 48 PLAT 128
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
SEPTEMBER 30, 2004

57.062	FRAC. 32	1
ACREAGE	SECTION	TOWNSHIP
12	SPRINGCREEK TOWNSHIP	MIAMI, OHIO
RANGE		COUNTY

LEGEND

- ● 5/8" X 30" REBAR W/CAP TO BE SET
- ○ IRON PIN FOUND
- ⊘ P.K. NAIL FOUND
- ⊠ RAILROAD SPIKE FOUND

BEARINGS BASED ON LAND SURVEY
VOLUME No. 42, PLAT 106.

SCALE: 1"=200'
0 200 400

DEED REFERENCE
DEED BOOK 689, PAGE 538

SURVEY REFERENCE
VOLUME No. 35, PLAT 48
VOLUME No. 37, PLAT 152
VOLUME No. 41, PLAT 189
VOLUME No. 42, PLAT 106
VOLUME No. 46, PLAT 91

N.E. COR. FRAC. SEC. 32
TIE TAKEN FROM SURVEY VOLUME 42, PAGE 106

℄ PIQUA - LOCKINGTON ROAD
1/2 SECTION LINE
60' R/W

TRACT A
19.652 AC.
0.103 AC. R/W

TRACT B
10.303 AC.
0.142 AC. R/W

TRACT C
10.452 AC.
0.356 AC. R/W

TRACT D
10.635 AC.
0.323 AC. R/W

TRACT E
10.173 AC.
0.293 AC. R/W

TRACT I
10.463 AC.
0.086 AC. R/W

TRACT J
17.730 AC.
0.250 AC. R/W

TRACT K
28.870 AC.
0.086 AC. R/W

TRACT G 2.272 AC.
TRACT H 2.272 AC.
TRACT G 0.574 AC.
TRACT F

ROCKY RIDGE ESTATES, INC.
D.B. 689/538

THE CITY OF PIQUA, OHIO
D.B. 672/290

JERRY P. MECKSTROTH
D.B. 707/917

EDGE WATER

LOT LINES TO BE VACATED

THE GREAT MIAMI RIVER

NOTE:
DUE TO THE DEPTH OF THE WATER, IRON PINS WERE NOT SET ON THE ACTUAL PROPERTY CORNERS. REFERENCE IRON PINS WERE SET ON LINE AS SHOWN.

BEING A LAND SURVEY OF 57.062 ACRES OWNED BY ROCKY RIDGE ESTATES, INC. AS RECORDED IN DEED BOOK 689, PAGE 538 OF THE MIAMI COUNTY DEED RECORDS, AND AS SURVEYED IN LAND SURVEY 46 PAGE 91.

Thomas L. Coverstone
THOMAS L. COVERSTONE, P.S. #7100

09/10/04
DATE

STATE OF OHIO
THOMAS L. COVERSTONE
7100
REGISTERED
PROFESSIONAL SURVEYOR

CHOICE ONE ENGINEERING
the choice that exceeds ...
440 E. HOEWISHER ROAD
SIDNEY, OHIO 45365
(937) 497-0200 • FAX (937) 497-0300
www.choiceoneengineering.com

date:	drawn by:	job number:
09-10-2004	jmk	MIASCR0402

(Ex. 60' R/W)

STATE ROUTE 718

1317.57' (1317.57')

Sec. Line

NW Cor. of NE 1/4
nail fd.

0.955 AC.

NE Cor. of NE 1/4
nail fd.

N90°00'00"E 1317.57' (1317.57')

Set Mag Nail @ Cor.
Witness Nail fd.
North 4.07'
Witness I. Pin fd.
S0°25'46"W
25.5'

Easement
D.B. 667, Pg. 686

VOLUME 48 PLAT 129
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

Tony Fessler
D.B. 745, Pg. 284
(16.863 AC.)
Land Sur. 47, Pg. 158

(597.88')

NEW TRACT 1
39.398 AC.
1.782 AC. in Rd. R/W
37.616 AC. Net

1309.74' (1309.76')

Fessler
D.B. 509, Pg. 309
22.182 AC. Net

N0°44'00"W 1304.05'

ALICE LUCILLE
ZIMMERMAN
DEED VOL 743, PG. 448
(40 AC.)

*(Tract 1, Parcel 1 = 14 AC. SE 1/4)
(Tract 1, Parcel 2 = 40 AC. SE & NE 1/4
(Tract 2 = 40 AC.) (1/2 of NE 1/4 of NE 1/4)

S0°45'51"E 1300.51' (1300.43')

Sec. Line

8N
Town

4E
Range

23 NE 1/4
Section

NEWTON
Township

MIAMI
County

OHIO
State

Nail set in
wood post

(Ex. 40' R/W)

HARSHBARGER ROAD

1321.25' (1320.66')
(1319.74')

S89°50'45"W 1318.23'
N89°50'45"E 1318.23'

Witness I. Pin set
S89°50'45"W 30.0'

SHILOH ROAD
(Ex. 60' R/W)

1/2 Sec. Line

1305.64' (1305.66')

NE 1/4

S0°44'00"E 1304.06'

Besecker
D.B. 616, Pg. 867
Land Survey Vol. 37, Pg. 115
(39.615 AC.)

NEW TRACT 2
53.376 AC.
1.162 AC. in Rd. R/W
52.214 AC. Net
(Tract 1, Parcel 2 = 40 AC.)

S0°45'51"E 1300.30' (1300.43')

N

LEGEND

- □ Stone Found
- ⬡ Corner Post Found
- ⊘ R. R. Spike Found
- ○ Iron Pipe Found
- ○○ Iron Pin Found
- ⊠ Nail Found
- △ Concrete Monument Found
- ● Iron Pin Set
- ● Spike Set
- ✖ Nail Set

Note: Called distances are enclosed by parentheses.

SCALE: 1"=200'

0 100 200 400

STATE OF OHIO
JAMES F. STAYTON
S-6739
REGISTERED
SURVEYOR

SW Cor. of NE 1/4
spike fd.

1324.60' (1324.60')

Nail set in
wood post

SE Cor. of NE 1/4
spike fd. set spike
to surface

1318.90'
1569.84'
(1573.77')*

1/2 Sec. Line

250.94'
N89°40'56"E

Witness steel
post fd. South
3.2'

387.02'
*(387.5')
N0°38'14"W

SE 1/4

(14 AC.)*
(Tract 1, Parcel 1)

Witness I. Pin fd.
S89°42'03"W 30.1'

S0°45'19"E
387.54'
(387.5')*

Hess
D.B. 511, Pg. 452
(64.44 AC.)

I. Pin fd.

S89°42'03"W 1570.64' (1573.77')*

Adams D.B. 547, Pg. 886
Land Survey Vol. 21, Pg. 159 (80.09 AC.)

Surveyed by: James F. Stayton Date 9-17-04
James F. Stayton
Reg. Surveyor #6739

PLAT OF SURVEY

ALICE LUCILLE
ZIMMERMAN

J.F. STAYTON
& ASSOCIATES
ELDORADO, OHIO PH. 273-4341

Date: 9-17-04
Drawn By: ERO
Checked: JFS
Dwg. No. 2466

VOLUME 48 PLAT 130
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

(Ex. 40' R/W)
LAUGHMAN ROAD
Sec. Line

(1324.86')
N89°25'47"E 1324.86' (1324.86') (1323.96')

NW Cor. of NE 1/4
spike fd.

Witness I. Pin set
S0°30'28"E 20.0'

NE Cor. of NE 1/4
spike fd.

NE 1/4

1/2 Sec. Line

Jerry L. Weaver
DBV 635, Pg. 308
(81 AC.)

N0°30'28"W 1334.01' (1334.01') (1334.19')

ALICE LUCILLE
ZIMMERMAN
DBV 743, PG. 448
(TRACT 3)
(40.63 AC.)
(N 1/2 of E 1/2 of NE 1/4)

THIS SURVEY TRACT 3
40.671 AC.
1.517 AC. in Rd. R/W
39.154 AC. Net

S0°32'27"E 1339.65' (1339.60') (1339.14')

Sec. Line

SHILOH ROAD
(Ex. 60' R/W)

N

Gin Spindle fd. at Cor,
Witness I. Pin fd.
S89°40'25"W 30.0'

Note:
Searched for I. Pin from
Land Survey 43, Pg. 193
none fd.. Set I. Pin at
cor. this survey per
said plat.

S89°40'25"W 1325.64' (1325.61')

Richard C. &
Julie D. Trucksis
DBV 731, Pg. 877
(2.037 AC.)
Land Sur. 47,pg.50

8N
Town

4E
Range

26 NE 1/4
Section

NEWTON
Township

MIAMI
County

OHIO
State

Alan L. Hess
DBV 648, Pg. 673
(34.14 AC.)
Land Sur. 43,pg. 193

SE Cor. of NE 1/4
spike fd.

1/2 Sec, Line

LEGEND

- Stone Found
- Corner Post Found
- R. R. Spike Found
- Iron Pipe Found
- Iron Pin Found
- Nail Found
- Concrete Monument Found
- Iron Pin Set
- Spike Set
- Nail Set

Note: Called distances are enclosed by parentheses.

SCALE: 1" = 200'

0 100 200 400

STATE OF OHIO
JAMES F. STAYTON
S-6739
REGISTERED SURVEYOR

Surveyed by: James F. Stayton Date 9-17-04
James F. Stayton
Reg. Surveyor #6739

PLAT OF SURVEY

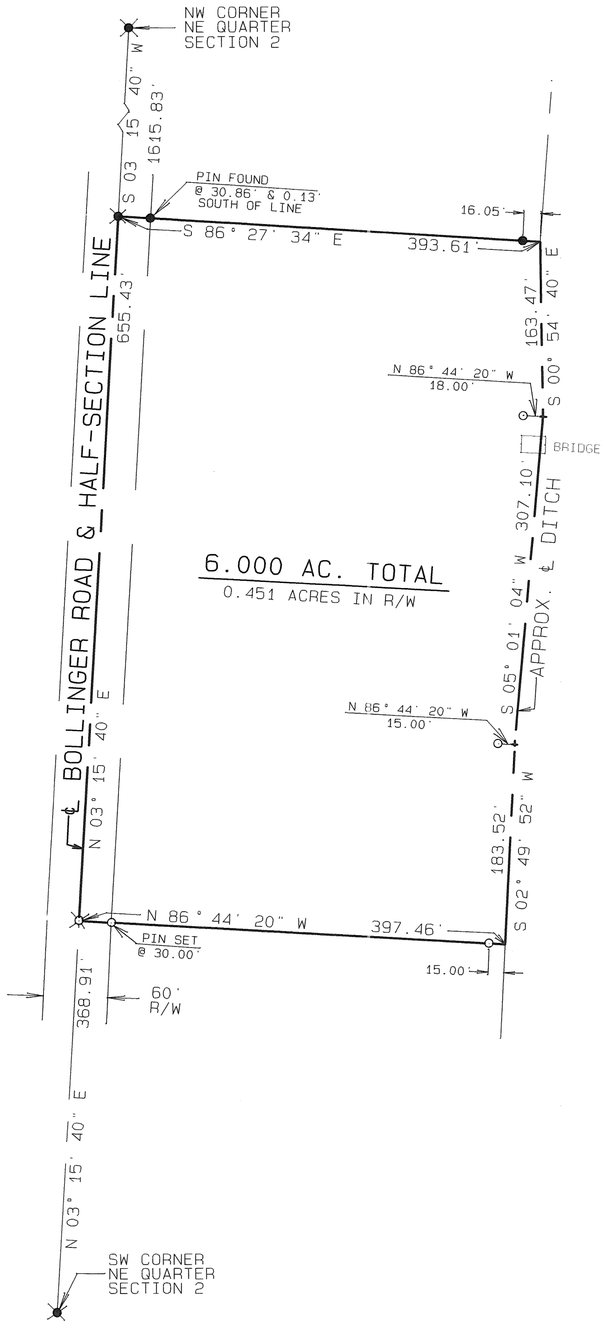
ALICE LUCILLE
ZIMMERMAN

J.F. STAYTON
& ASSOCIATES
ELDORADO, OHIO PH. 273-4341

Date: 9-17-04
Drawn By: ERO
Checked: JFS
Dwg. No. 2471

2	11BTMRS	NE 1/4 ~ 2	LOSTCREEK	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 131
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



SCALE: 1"=100'

0 50 100 150 200

LEGEND

- RAILROAD SPIKE FOUND
- IRON PIN FOUND
- GIN SPINDLE SET
- 5/8" ø CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 25, PG. 4
VOL. 36, PG. 125
VOL. 44, PG. 162
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

SURVEY OF 6.000 ACRES FOR ERIC & KIM CAREY.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 10-04-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 26304

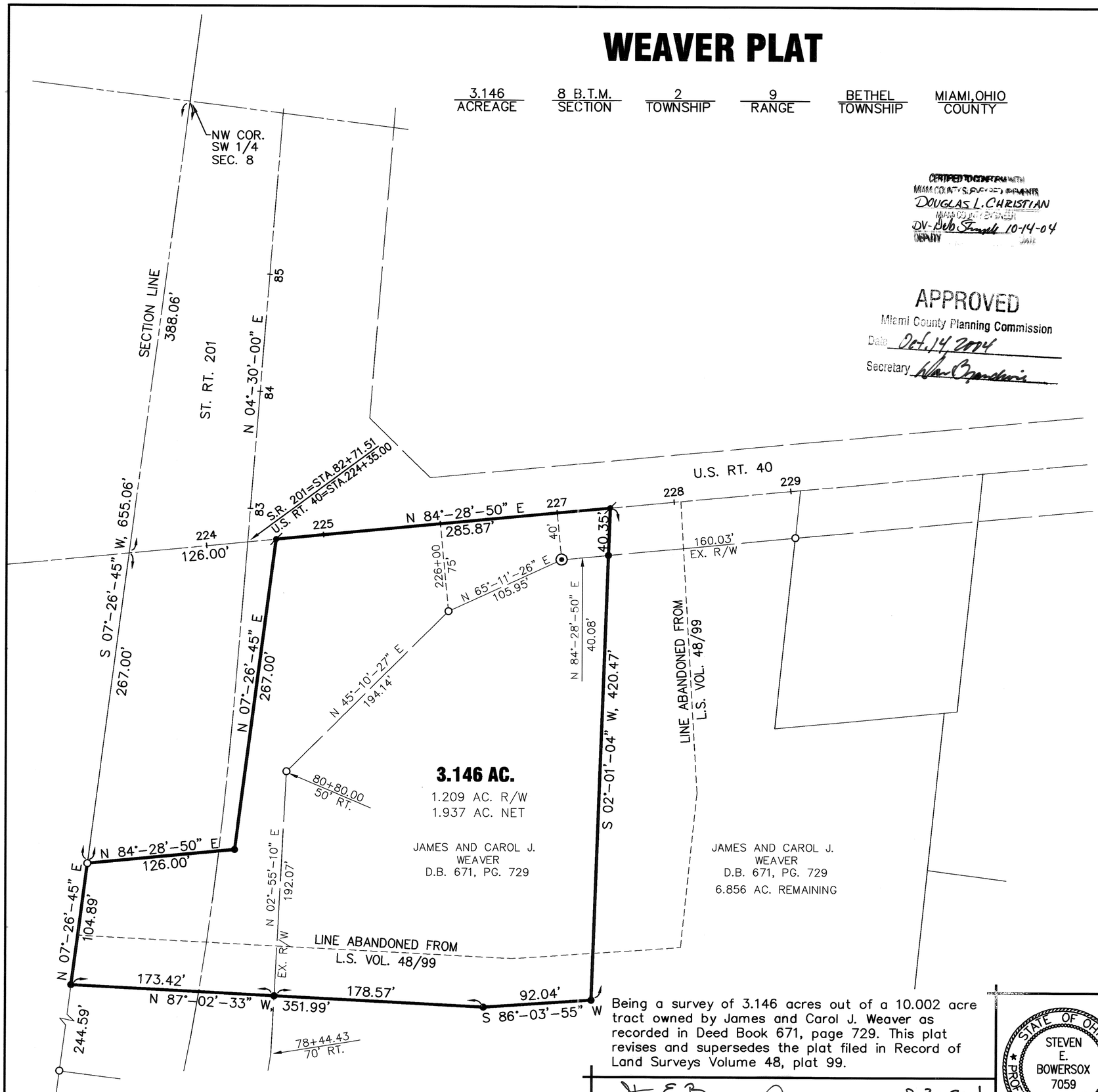
WEAVER PLAT

VOLUME 48 PLAT 132
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
SEPTEMBER 2004

3.146	8 B.T.M.	2	9	BETHEL	MIAMI, OHIO
ACREAGE	SECTION	TOWNSHIP	RANGE	TOWNSHIP	COUNTY

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEYED IMPRIMATS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DV-Deb Trimble 10-14-04
DEPUTY DATE

APPROVED
Miami County Planning Commission
Date Oct. 14 2004
Secretary [signature]



BEARINGS BASED ON O.D.O.T. R/W
PLANS FOR S.R. 201 CIRCA 1970

SCALE: 1"=60'
0 60 120

LEGEND

- ● 5/8" X 30" REBAR W/CAP SET
- ○ IRON PIN FOUND
- P.K. NAIL SET
- ⊙ CONCRETE MONUMENT FOUND

DEED REFERENCE
DEED BOOK 671, PAGE 729

SURVEY REFERENCE
LAND SURV. VOL. 7, PLAT 192
LAND SURV. VOL. 12, PLAT 167
LAND SURV. VOL. 13, PLAT 25
LAND SURV. VOL. 33, PLAT 10
LAND SURV. VOL. 42, PLAT 44
LAND SURV. VOL. 42, PLAT 72
LAND SURV. VOL. 48, PLAT 99

Being a survey of 3.146 acres out of a 10.002 acre tract owned by James and Carol J. Weaver as recorded in Deed Book 671, page 729. This plat revises and supersedes the plat filed in Record of Land Surveys Volume 48, plat 99.

STEVEN E. BOWERSOX, P.S. #7059 — 9-30-2004 DATE

STATE OF OHIO
STEVEN E. BOWERSOX
7059
REGISTERED PROFESSIONAL SURVEYOR

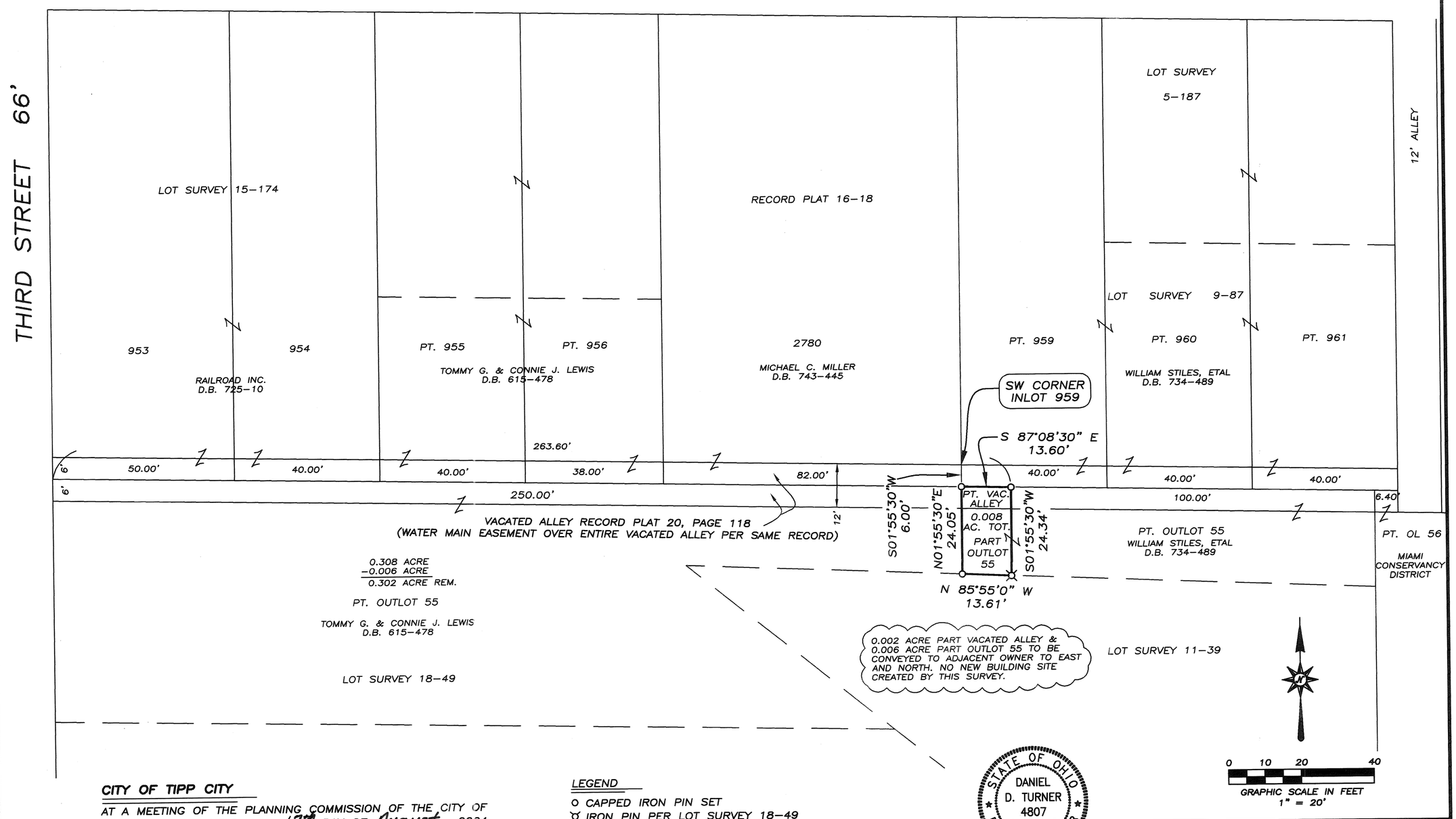
CHOICE ONE ENGINEERING
the choice that exceeds ...
440 E. HOEWISHER ROAD
SIDNEY, OHIO 45365
(937) 497-0200 • FAX (937) 497-0300
www.choiceoneengineering.com

date:	drawn by:	job number:
09-30-2004	seb	MiaBet0401

TIPP CITY CORPORATION | PART 55 OUTLOT | SE SECTION

VOLUME 48 PAGE 133

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



CITY OF TIPP CITY

AT A MEETING OF THE PLANNING COMMISSION OF THE CITY OF TIPP CITY, OHIO, HELD THIS 17th DAY OF August, 2004, THIS PLAT WAS REVIEWED AND APPROVED.

CHAIRMAN

SECRETARY

LEGEND

o CAPPED IRON PIN SET

⌧ IRON PIN PER LOT SURVEY 18-49

REFERENCES

MIAMI COUNTY RECORD PLATS:

VOLUME 16, PAGE 18

VOLUME 20, PAGE 118

MIAMI COUNTY ENGINEER'S LOT SURVEYS:

VOLUME 5, PAGE 187

VOLUME 9, PAGE 87

VOLUME 18, PAGE 49

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED PROFESSIONAL SURVEYOR

CERTIFICATION

I HEREBY CERTIFY THIS PLAT TO BE CORRECT AS SHOWN HEREON.

Daniel D. Turner

REGISTERED SURVEYOR NO. 4807

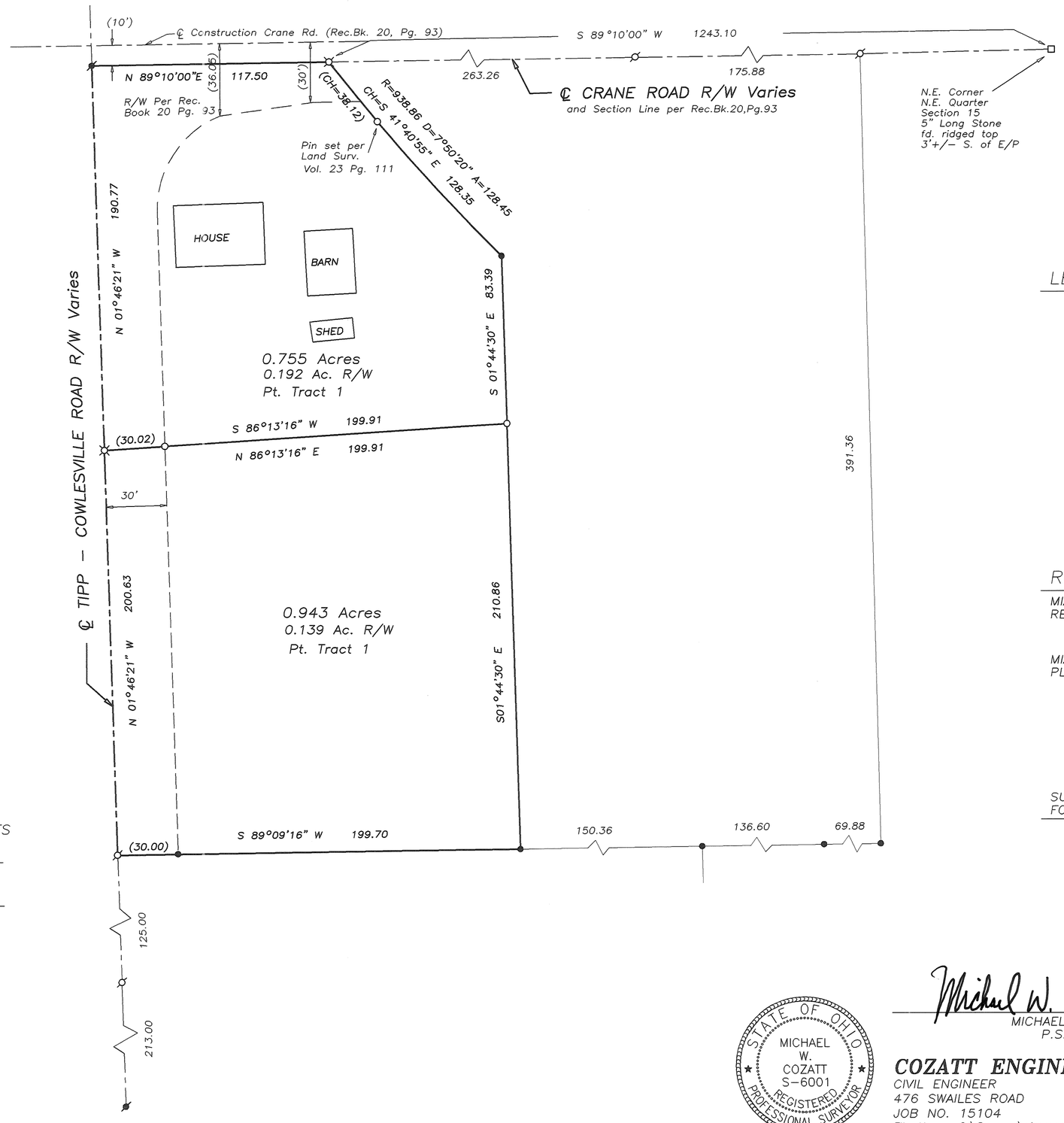
LOT SPLIT OF PART OUTLOT 55
FOR
WILLIAM STILES
TIPP CITY, OHIO

DANIEL D. TURNER & ASSOC.
19 S. PLUM STREET – TROY, OHIO
• CIVIL ENGINEERING • LAND SURVEYING •

DATE: JULY, 2004	DRAWN BY: DGS CHECKED BY: D.T.	SHEET: 1 OF 1
FILE NO.: 080304	SCALE: 1"=20'	

4	6E	15 NE ¼	MONROE	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 134
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



LEGEND

- IRON PIN FOUND
- IRON PIPE FOUND
- 5/8" CAPPED IRON PIN SET (COZATT, S6001)
- MAG NAIL FOUND
- MAG NAIL SET (Over Spike Found)
- R.R. SPIKE FOUND
- GIN SPINDLE FOUND
- GIN SPINDLE SET
- STONE FOUND
- FENCE POST FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
VOLUME 17, PAGE 79
VOLUME 23, PAGE 111

MIAMI COUNTY RECORDER'S
PLAT RECORDS
VOLUME 7, PAGE 59
(BASIS OF BEARINGS)

℄ CRANE ROAD BEARING:
N 89°10'00" E

SURVEY SPLIT OF 1.698 ACRES
FOR GREG SIMMONS

APPROVED
Miami County Planning Commission
DATE Oct. 19, 2004
SECRETARY
0.755 and 0.943 acres

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS

DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER

DEPUTY 9-24-04 DATE

Health Department Approval
Not Applicable
Property owner is connecting to municipal sewer.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED PROFESSIONAL SURVEYOR

Michael W. Cozatt 9-22-04
MICHAEL W. COZATT
P.S. #6001

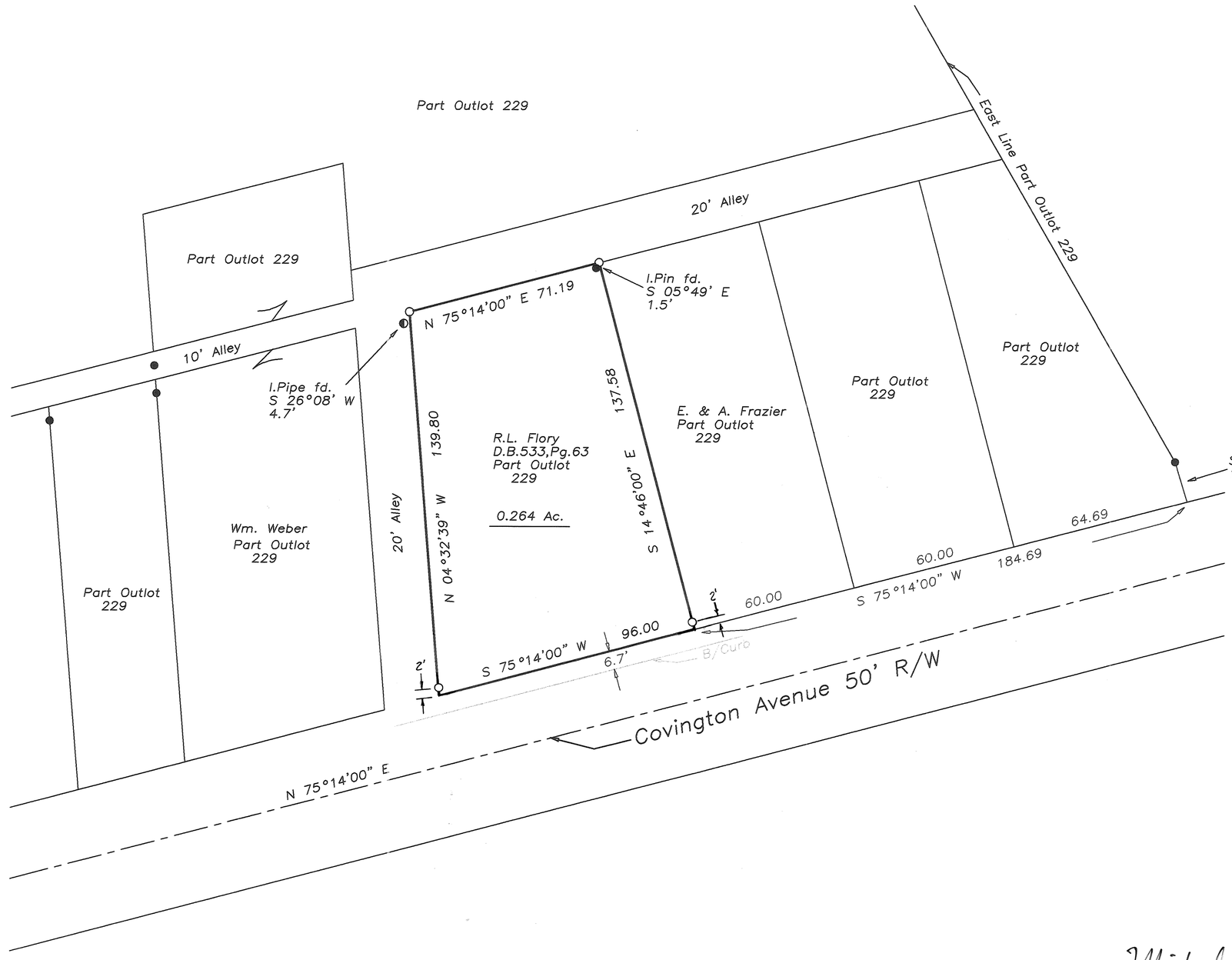
COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 15104 — (937)-339-2921
File Name: C:\Surveys\simmons15104.dwg
Drawn by: DMC ~ Checked by: MWC

PIQUA
CORPORATION

PART 229
OUTLOT

S.W. 25
TAX MAP

VOLUME 48 PAGE 135
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



0 15 30 60
Graphic Scale in Feet
1"=30'

LEGEND

- ◐ Iron Pipe Found
- ● Iron Pin Found
- ○ 5/8" Capped Iron Pin Set (Cozatt, S6001)
- \+ Cut Cross Set in conc.

REFERENCES

Miami County Engineer's
Record of Lot Surveys
- Volume 10, Page 114
- Volume 10, Page 147
- Volume 11, Page 188
- Volume 17, Page 57
- (Basis of Bearings)

Miami County Recorder's
Deed Records
- Volume 322, Page 60
- Volume 379, Page 521
- Volume 420, Page 594
- Volume 689, Page 859
- Volume 729, Page 004

Survey of Part Outlot 229
for Robert L. Flory

STATE OF OHIO
MICHAEL W. COZATT S-6001
REGISTERED PROFESSIONAL SURVEYOR

Michael W. Cozatt 10/01/04
MICHAEL W. COZATT
P.S. #6001

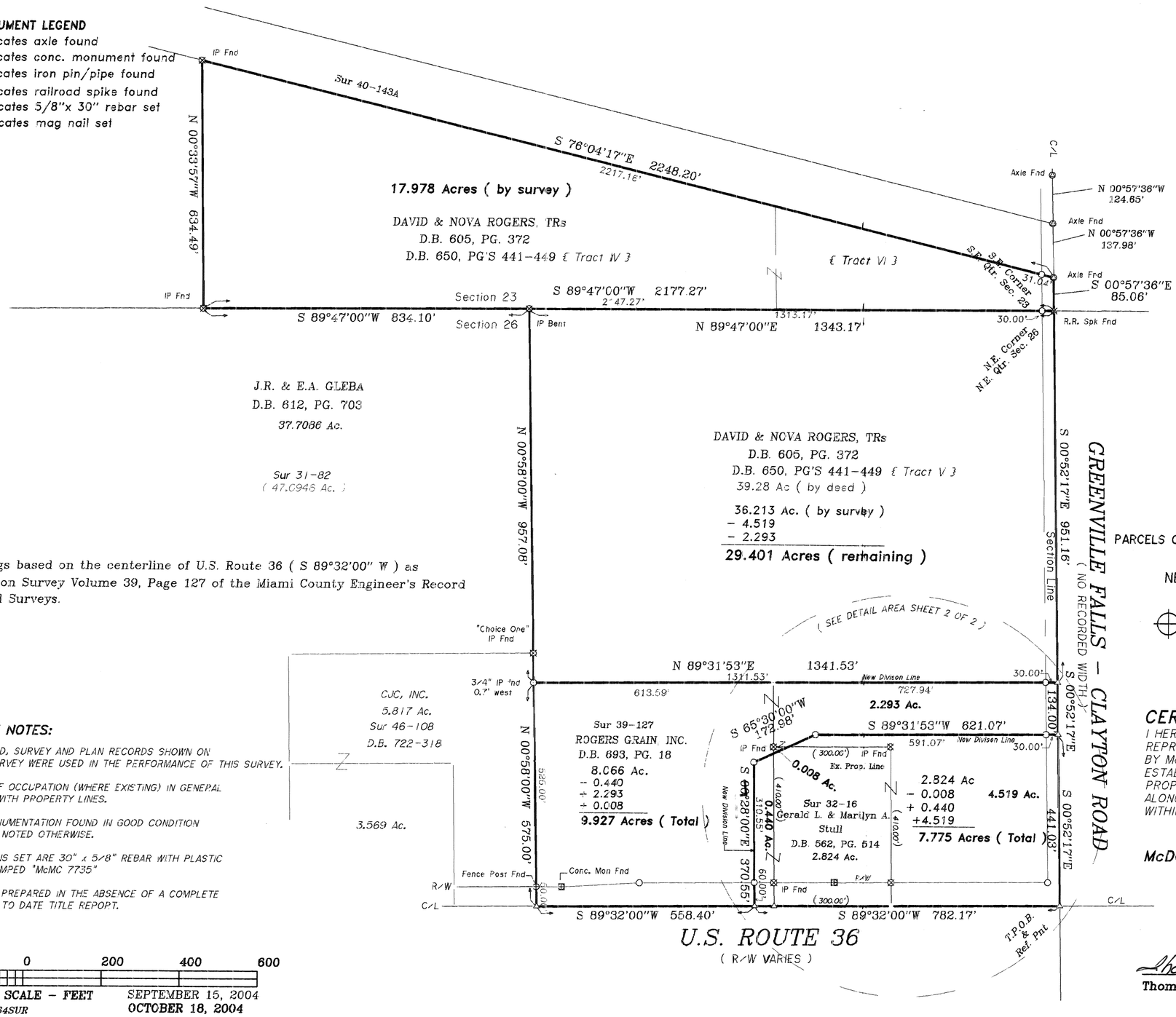
COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD
TROY, OH 45373
(937)-339-2921

JOB NO. 24204
File Name: C:\Surveys\24204Flory.dwg
Drawn by: DMC ~ Checked by: MBS

NEWBERRY TOWNSHIP | S.E. 1/4 SEC. 23, N.E. 1/4 SEC. 26 SECTION | 9 TOWN | 4 EAST RANGE

VOLUME 48 PAGE 136
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
DATE: Oct. 21, 2004

MONUMENT LEGEND
- ⊛ indicates axle found
- ⊞ indicates conc. monument found
- ⊠ indicates iron pin/pipe found
- ⊗ indicates railroad spike found
- ○ indicates 5/8"x 30" rebar set
- △ indicates mag nail set



SURVEY NOTES:

1. ALL DEED, SURVEY AND PLAN RECORDS SHOWN ON THIS SURVEY WERE USED IN THE PERFORMANCE OF THIS SURVEY.
2. LINES OF OCCUPATION (WHERE EXISTING) IN GENERAL AGREE WITH PROPERTY LINES.
3. ALL MONUMENTATION FOUND IN GOOD CONDITION UNLESS NOTED OTHERWISE.
4. IRON PINS SET ARE 30" x 5/8" REBAR WITH PLASTIC CAP STAMPED "McMC 7735"
5. SURVEY PREPARED IN THE ABSENCE OF A COMPLETE AND UP TO DATE TITLE REPORT.

Bearings based on the centerline of U.S. Route 36 (S 89°32'00" W) as shown on Survey Volume 39, Page 127 of the Miami County Engineer's Record of Land Surveys.

200 0 200 400 600
GRAPHIC SCALE - FEET
Job # 3264SUR

SEPTEMBER 15, 2004
OCTOBER 18, 2004

CERTIFICATION OF REGISTRATION
This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County. 2.293, 0.440, 0.008ac. & 4.519ac.

Secretary
Miami County Planning Commission

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY 10-21-04 DATE

PLAT OF SURVEY

PARCELS OF ROGERS GRAIN, INC., DAVID & NOVA M. ROGERS, TR. & GERALD L. AND MARILYN A. STULL

NEWBERRY TOWNSHIP, MIAMI COUNTY, OHIO

McDougall, Marsh & Chico
Surveyors and Civil Engineers
8529 Byers Road
Miamisburg, Ohio 45342
Tel: 937-847-2660
Fax 937-847-2670

CERTIFICATION:

I HEREBY CERTIFY THAT THE DRAWING HEREIN IS REPRESENTATIVE OF A TRUE AND ACCURATE SURVEY MADE BY McDOUGALL, MARSH & CHICO, THAT THE PREMISES WAS ESTABLISHED BY ACTUAL FIELD MEASUREMENTS, THAT ALL PROPERTIES SURVEYED AND DESCRIBED ARE CONTIGUOUS ALONG THEIR ENTIRE BOUNDARIES AND ARE ENCLOSED WITHIN THE PERIMETERS THEREIN.

McDOUGALL, MARSH & CHICO

Thomas K. Marsh, P.S. # 7735

STATE OF OHIO
THOMAS KEITH MARSH 7735
REGISTERED PROFESSIONAL SURVEYOR

N
W E
S

NEWBERRY TOWNSHIP | *N.E. 1/4 SEC. 26* SECTION | *9* TOWN | *4 EAST* RANGE

VOLUME 48 PAGE 136A
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

Bearings based on the centerline of U.S. Route 36 (S 89°32'00" W) as shown on Survey Volume 39, Page 127 of the Miami County Engineer's Record of Land Surveys.

DAVID & NOVA ROGERS, TRs
D.B. 605, PG. 372
D.B. 650, PG'S 441-449 & Tract V 3
39.28 Ac (by deed)
36.213 Ac. (by survey)

SEC. 23
SEC. 26

RR. Spk Fnd @ N.E. Cor N.E. Qrt. Sec. 26

S 00°52'17"E 951.16'

MONUMENT LEGEND

- ⊙ indicates axle found
- ⊞ indicates conc. monument found
- ⊠ indicates iron pin/pipe found
- ✱ indicates railroad spike found
- ○ indicates 5/8"x 30" rebar set
- △ indicates mag nail set

New Divison Line N 89°31'53"E 727.94'
697.94' 30.00'

S 00°52'17"E 134.00'

Ex. Prop. Line

N 00°28'00"W 165.00'

2.293 Ac.
Pt. Tract V

0.008 Ac.
(Pt. 2.824 Ac Tract)

S 89°32'00"W 38.29'
S 65°30'00"W 76.12'
S 89°31'53"W 621.07'
591.07' New Divison Line 30.00'

IP Fnd

N 00°28'00"W 17.07'
N 65°30'00"E 54.93'
41.93' N 65°30'00"E
Ex. Prop. Line
S 89°32'00"W 261.71'
IP Fnd

Sur 39-127
ROGERS GRAIN, INC.
D.B. 693, PG. 18
8.066 Ac.

Ex. Prop. Line

N 00°28'00"W 370.55'
310.55'
0.440 Ac.
Pt. 8.066 Ac. Tract
New Division Line
332.93'
S 00°28'00"E 392.93'

Sur 32-16
Gerald L. & Marilyn A. Stull
D.B. 562, PG. 514
2.824 Ac.

Ex. Prop. Line
N 00°28'00"W 410.00'
350.00'

4.519 Ac.
Pt. Tract V

Section Line / centerline
S 00°52'17"E 441.03'

GREENVILLE FALLS – CLAYTON ROAD
(NO RECORDED WIDTH)

R/W
60.00'
60.00'
50.17'
S 89°32'00"W
IP Fnd
Mon. Fnd 0.59' North
IP Fnd
R/W
60.00'
300.00'
S 89°32'00"W 732.00'
S 89°32'00"W 432.00'
T.P.O.B.
Ref. Pnt
C/L

(R/W VARIES)

U.S. ROUTE 36

"DETAIL AREA"
PARCELS OF ROGERS GRAIN, INC., DAVID & NOVA M. ROGERS, TR. & GERALD L. AND MARILYN A. STULL

60 0 60 120 180
GRAPHIC SCALE – FEET

SEPTEMBER 16, 2004

McDougall, Marsh & Chico
Surveyors and Civil Engineers
8529 Byers Road
Miamisburg, Ohio 45342
Tel: 937-847-2660
Fax 937-847-2670

JOB # 32645SUR

VOL 48 PG 137

MIAMI CO. ENG. RECORD OF LAND SURVEYS

PLAT OF SURVEY

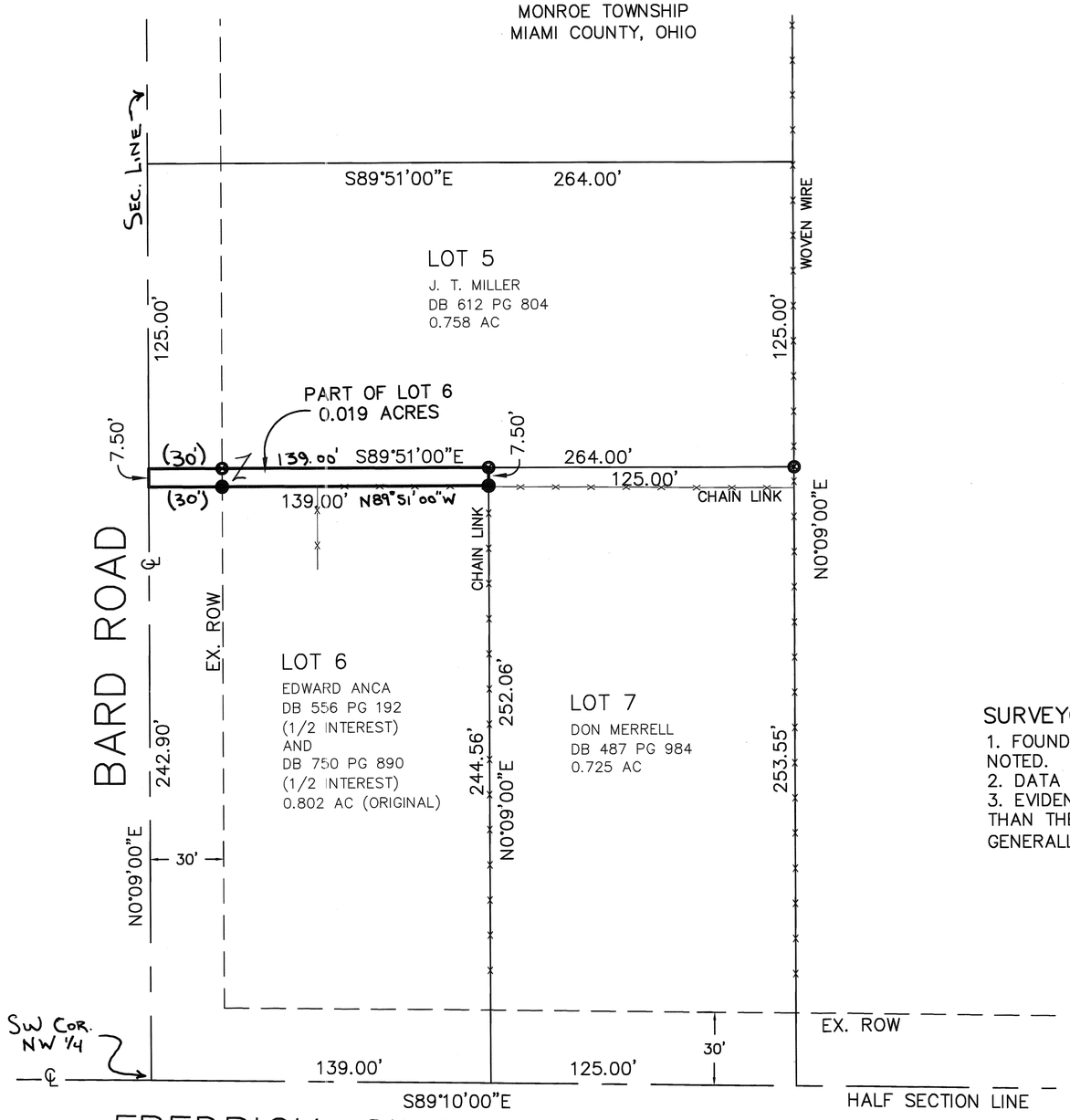
PART OF LOT 6, HOMESTEAD PLAT SECTION ONE

CONTAINING 0.019 AC.

LOCATED IN:
SECTION 32, TOWN 4, RANGE 6
MONROE TOWNSHIP
MIAMI COUNTY, OHIO

N

BEARINGS BASED ON THE CENTERLINE OF FREDERICK-GINGHAMSBURG RD AS SHOWN ON HOMESTEAD PLAT SECTION ONE RECORDED IN PLAT BOOK 10 PAGE 8 OF MIAMI COUNTY RECORDS (N89°10'00"W)



LEGEND

- IRON PIN FOUND (5/8")
- IRON PIN SET (5/8")
- IRON PIPE FOUND
- PK NAIL SET
- PK NAIL FOUND
- RR SPIKE FOUND
- FENCE

SURVEYOR'S NOTES

1. FOUND MONUMENTATION IN GOOD CONDITION UNLESS OTHERWISE NOTED.
2. DATA SOURCES INCLUDE DOCUMENTS CITED ON THE SURVEY.
3. EVIDENCE OF OCCUPATION GENERALLY FITS THE SURVEY OTHER THAN THE NORTH LINE OF LOTS 6 AND 7. THE FENCELINE IS GENERALLY PARRALLEL BUT 7.5' SOUTH OF THE PROPERTY LINE.

CERTIFICATION OF REGISTRATION
This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.
Notice is given to all parties.
No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.

Dan Brandstetter
Secretary
Miami County Planning Commission

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY
10-22-04
DATE

CERTIFICATION

I HEREBY CERTIFY THAT THE WITHIN DRAWING IS THE RESULT OF A FIELD SURVEY PERFORMED UNDER MY DIRECT SUPERVISION. THE DEED AND PLAT INFORMATION ARE CERTIFIED CORRECT AND MONUMENTATION HAS BEEN SET AS SHOWN.

E. W. Hafer
ERIC W. HAFER
OHIO REGISTERED SURVEYOR NO. 8038

10/20/04
DATE

STATE OF OHIO
ERIC W. HAFER
8038
REGISTERED PROFESSIONAL SURVEYOR

GRAPHIC SCALE
40 0 20 40 80
(IN FEET)
1 inch = 40 ft.

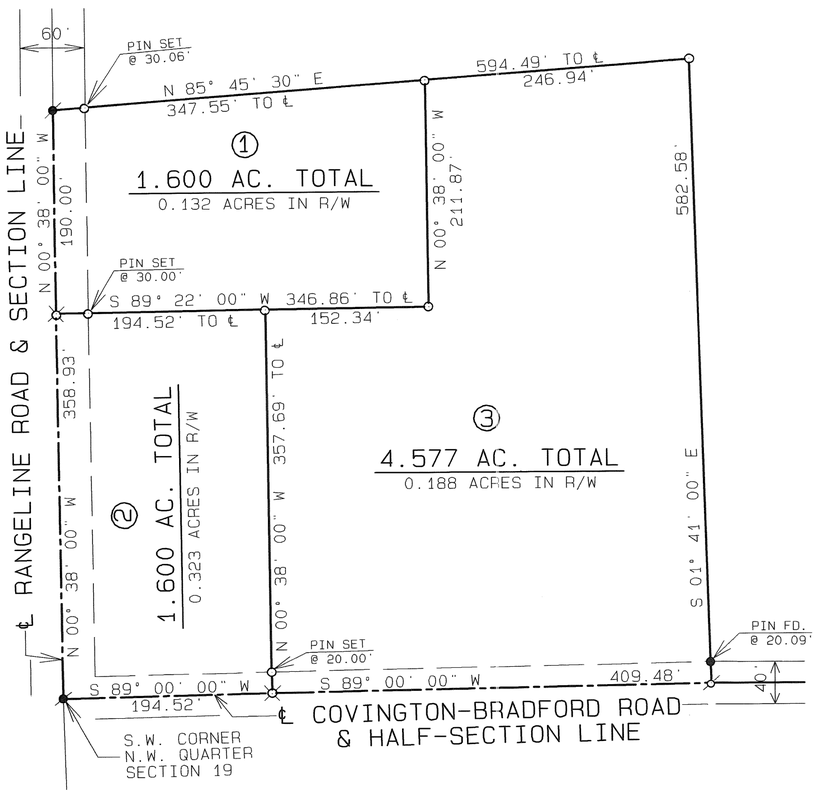
NO.	DATE	GENERAL REVISIONS

PREPARED BY:
ERIC HAFER
CONSULTING SERVICES
6703 NALDO LANE
FRANKLIN, OHIO 45005
513.424.6954 (OFFICE)
513.320.6953 (CELL)

JOB # 200400

8	5E	NW 1/4 ~ 19	NEWBERRY	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 138
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



SCALE: 1"=100'
0 50 100 150 200

LEGEND

- P.K. NAIL FOUND
- MAG NAIL SET OVER R.R. SPIKE
- IRON PIN FOUND
- GIN SPINDLE SET
- 5/8" ⌀ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 17, PG. 160 } MIAMI COUNTY ENGINEER'S
VOL. 38, PG. 50 } RECORD OF LAND SURVEYS

APPROVED
Subject To Zoning Approval
By Nate Bedner RS
Date 10-20-04
Miami County Health District

SURVEY OF 3 TRACTS FOR KIMBERLY HEINTZ.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS

DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER

DEPUTY — DATE 10-19-04

APPROVED
MIAMI COUNTY PLANNING COMMISSION

DATE 10/22/04

SECRETARY Daniel Brandewie

Michael W. Cozatt 10-01-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 13904

SPRING CREEK TOWNSHIP | 6 NE 1/4 SECTION | 1 TOWN | 11 RANGE

VOLUME 48 PAGE 139

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

℄ U.S. ROUTE 36 ~ 60' R/W
& NORTH LINE SECTION 6

NORTHWEST CORNER NORTHEAST QUARTER SECTION 6, TOWN 1, RANGE 11
P.K. NAIL FOUND PER LAND SURVEY 34-121

60'
656'
S 86°32'50" E 1321.52

ONE HALF SECTION LINE

5.002 ACRES
LND. 37-19
BRENT C. & LACINDA L. NEVES
D.B. 666-481

71.705 ACRES
LND. 34-121
DONALD D. DEWEESE
D.B. 710-563

IRON PIN FOUND AT 29.47'
S 86°32'50" E 569.86'
IRON PIN SET AT 30.00'
S 86°32'50" E 236.50'
6" WOOD POST FOUND AT 29.40'
P.K. NAIL FOUND 0.50' SOUTH OF SECTION LINE
SPRING CREEK TWP. / BROWN TWP.
SECTION LINE AND TOWNSHIP LINE PER LAND SURVEY 46-100
N 86°32'50" W 517.32'
237.44'
70.70'
602.50'
(16.0' I.P.F. TO ODOT MON.)
I.P. FOUND AT 27.48'
P.K. NAIL FOUND 3.07' NORTH OF SECTION LINE PER LAND SURVEY 27-8

709.00'
3.849 ACRES
709.00'
N 03°27'43" E
S 03°27'43" W
EXISTING BUILDING AND SANITARY FACILITIES
OLD FENCE WIRE IN TREE
NORTHEAST CORNER NORTHEAST QUARTER SECTION 6, TOWN 1, RANGE 11
REESTABLISHED PER LAND SURVEY 27-8

5.001 ACRES
LAND SURVEY 27-8
(30.00')
361.58'

N 86°32'50" W 42.50'
N 86°32'50" W 194.00'

956.5'
2575.70'
35.821 ACRES

REFERENCE BEARING (N 03°40'00" E) PER LAND SURVEY 34-121
N 03°40'00" E
APPROXIMATE C/L POWER LINE EASEMENT
1856.59'
S 03°24'42" W
S 04°08'16" W 9.70'

39.028 ACRES
LND. 3-280
LND. 3-281
LND. 5-135
MAXINE BROKAW CAVEN, TRUSTEE
D.B. 665-775

(39.848 ACRES BY DEED)
GLENNA J. WILLIAMS
D.B. 742-254

EAST LINE SECTION 6 & SPRING CREEK TOWNSHIP LINE
WEST LINE SECTION 36 & BROWN TOWNSHIP LINE

FENCE LINE
N 86°35'0" W 623.07'
358.5'
7.583 ACRES
FORMER RAILROAD R/W
ONE HALF SECTION LINE
DONALD D. DEWEESE 1/2 INT. D.B. 660-610
FIFTH THIRD BANK, TRUSTEE, 1/2 INT. D.B. 718-508

NOTE: NORTH LINE OF SECTION 6 ESTABLISHED BY RUNNING STRAIGHT LINE FROM PK NAIL FOUND AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER PER LAND SURVEY 34-121 TO REESTABLISHED POINT AT NORTHEAST CORNER OF THE NORTHEAST QUARTER PER LAND SURVEY 27-8. OTHER SURVEYS OF RECORD ALL HAVE SLIGHT VARIATION OF EXACT LOCATION OF SECTION LINE, AND NONE EXACTLY AGREE.
BOUNDARY LINES ESTABLISHED THROUGH EXISTING MONUMENTS, EVIDENCE OF OLD FENCE WHERE POSSIBLE AND BY RECREATING LAND SURVEY 5-135.

LEGEND
- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⌀ P.K. NAIL SET
- ⌀ P.K. NAIL FOUND
- ◎ WOOD POST FOUND
- △ ODOT R/W MONUMENT FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:
- VOLUME 5, PAGE 135
- VOLUME 24, PAGE 84
- VOLUME 27, PAGE 8
- VOLUME 29, PAGE 60
- VOLUME 34, PAGE 121
- VOLUME 37, PAGE 19
- VOLUME 41, PAGE 52
- VOLUME 46, PAGE 100

MIAMI COUNTY RECORDER'S DEED RECORDS:
- VOLUME 742, PAGE 254

N

0 100 200 400
GRAPHIC SCALE IN FEET
1" = 200'

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY — DATE 10.25.2004

APPROVED
MIAMI COUNTY PLANNING COMMISSION
DATE 10/25/04
SECRETARY

APPROVED
SUBJECT TO ZONING APPROVAL
BY
DATE September 25, 2004
MIAMI COUNTY GENERAL HEALTH DEPT.

WILLIAMS SURVEY OF TWO TRACTS IN MIAMI COUNTY, OHIO ~ OCTOBER 24, 2004

STATE OF OHIO · THOMAS R. ZECHMAN 7077 · REGISTERED PROFESSIONAL SURVEYOR

THOMAS R. ZECHMAN
OHIO REGISTERED PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773-9479

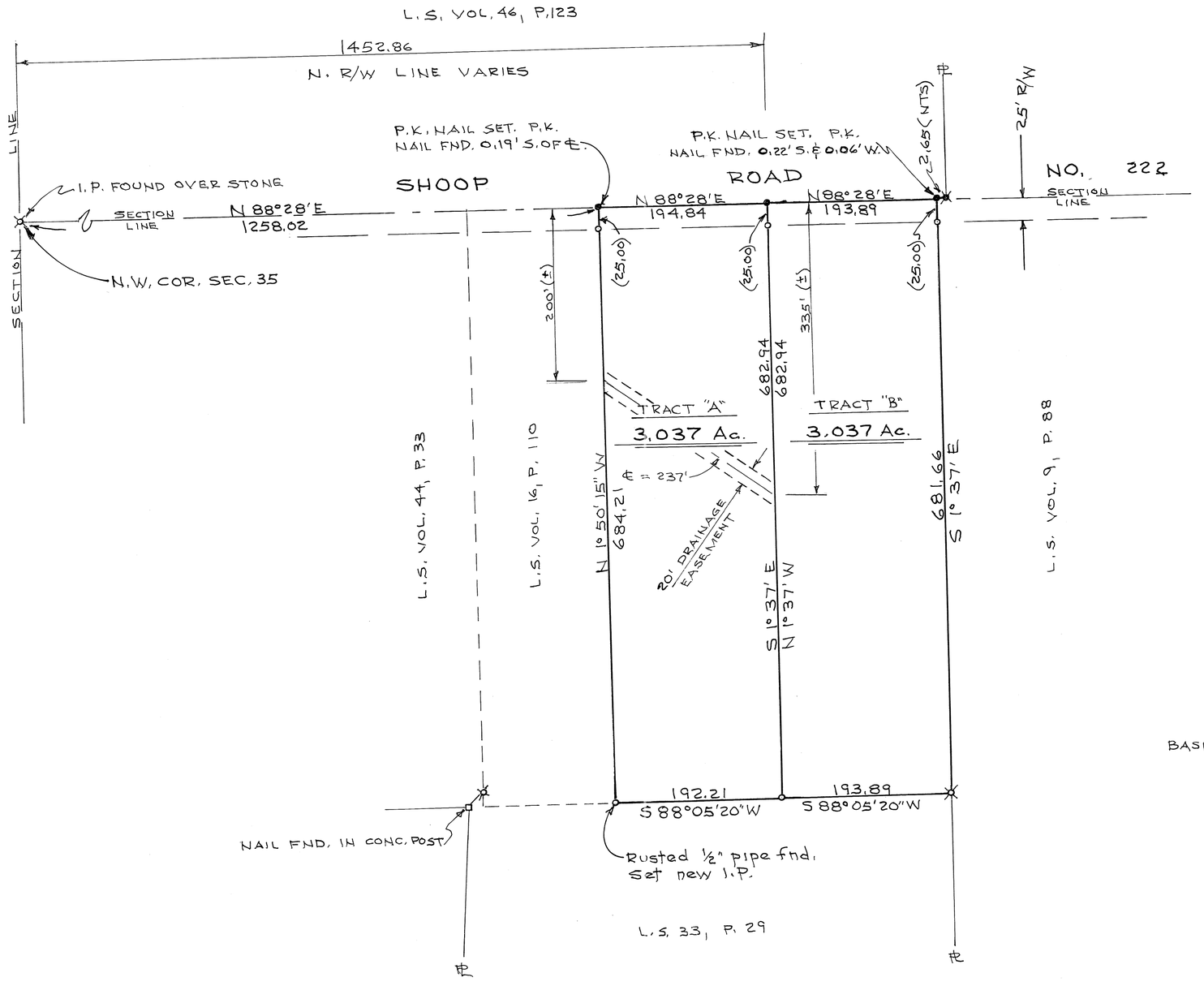
35 (N.W. 1/4) SECTION | 4 TOWN | 6 RANGE | MONROE TOWNSHIP

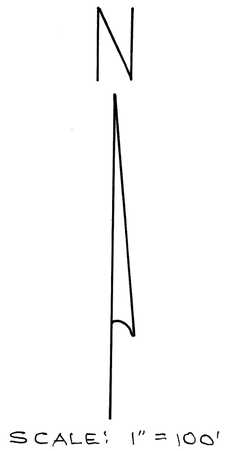
CORPORATION | SECTION

VOL. 48 PLAT NO. 140

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 100 FEET





NOTE

o = IRON PIN SET

⊠ = IRON PIN FOUND

• = P.K. NAIL SET

✖ = P.K. NAIL FOUND

BASIS OF BRGS.: L.S. VOL. 16, P. 110

APPROVED
Subject To Zoning Approval
By [signature]
Date 10/25/04
Miami County Health District

APPROVED
Miami County Planning Commission
Date Oct. 26, 2004
Secretary [signature]

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
[signature] 10-20-04
DEPUTY DATE

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

[signature]

SURVEY OF TWO TRACTS
FOR
KEVIN JOHNSON
TIPP CITY - OHIO

DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	D.T.	SHEET NO.
OCT. - 2004	TRACKED BY		1/1
FILE NO. 250104	CHECKED BY	D.T.	

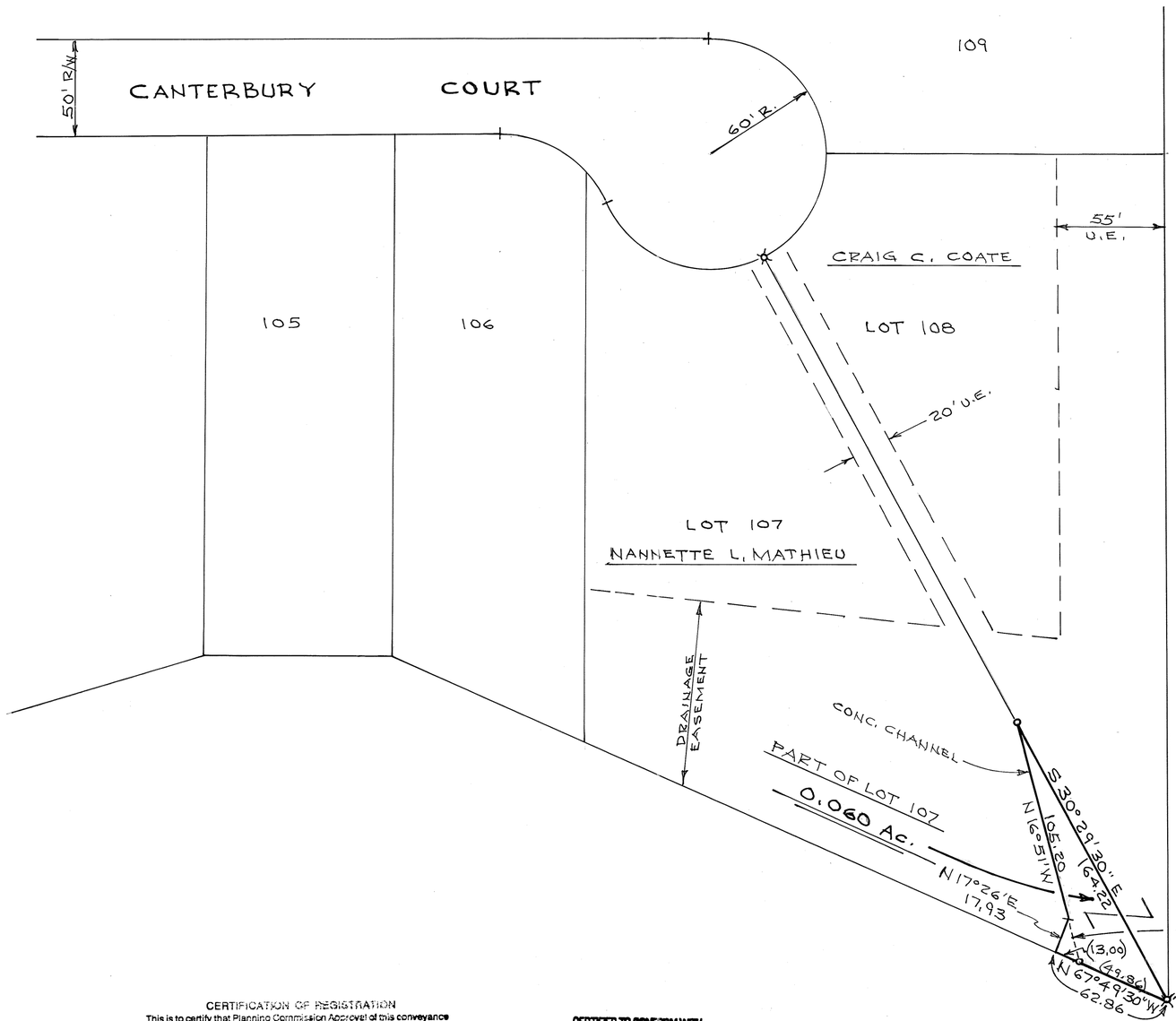
31 (S.E. 1/4) SECTION | 5 TOWN | 6 RANGE | CONCORD TOWNSHIP

CORPORATION | SECTION

VOL. 48 PLAT NO. 141

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 50 FEET



N

SCALE: 1" = 50'

NOTE

o = IRON PIN SET

⊗ = IRON PIN FOUND

See Concord Woods Subd. - Sec. 9
P.B. 14, P. 110

0.060 Ac. parcel is to be conveyed to owner adj. east and is not to be used as individual bldg. site.

CERTIFICATION OF REGISTRATION

This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O.R.C. 711.001.

Notice is given to all parties.

No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County.

10-25-04

0.060ac

Secretary
Miami County Planning Commission

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Deb Strunk 10-25-04
DEPUTY DATE

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF 0.060 AC. TRACT
FOR
CRAIG C. COATE
TROY - OHIO

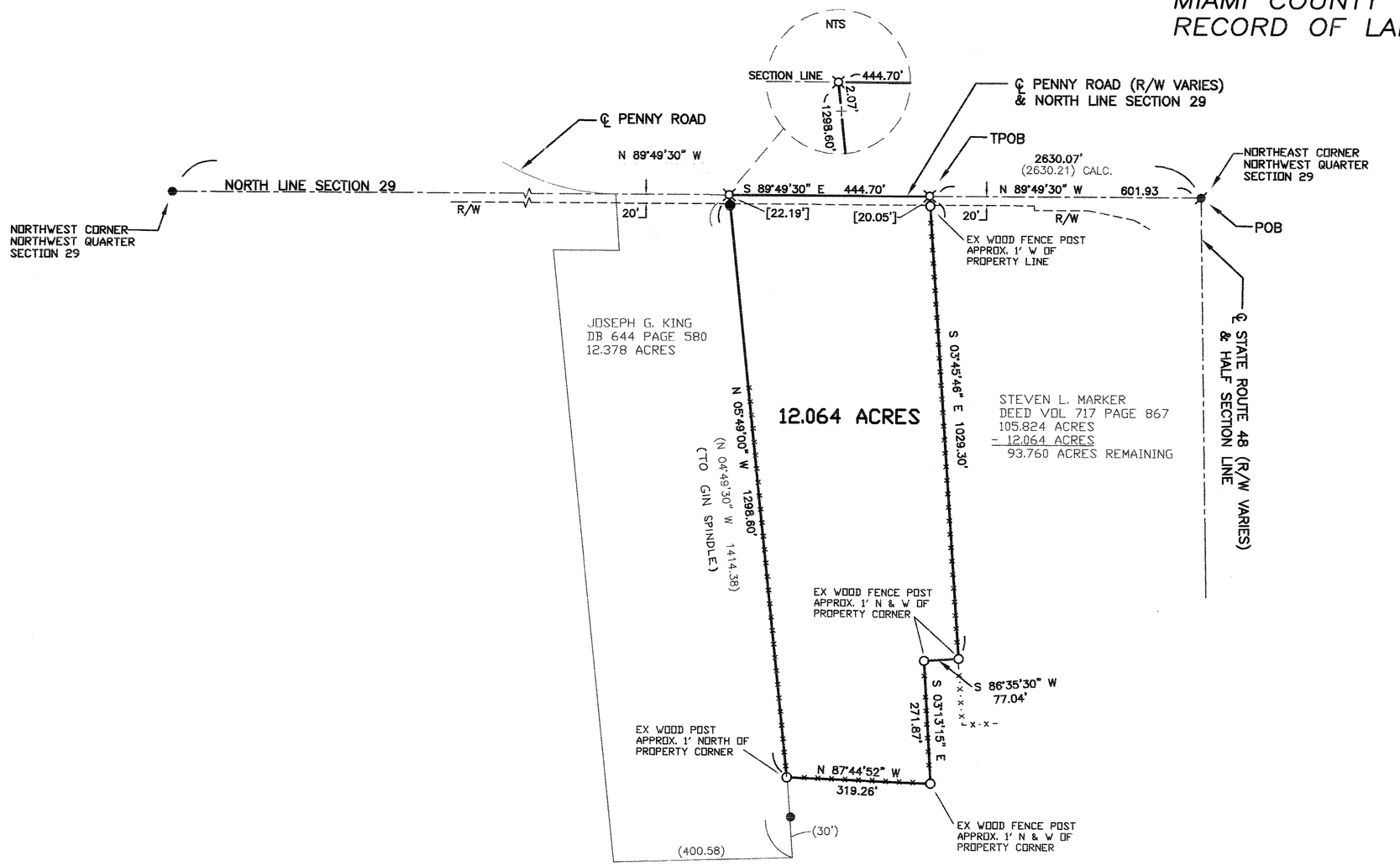
DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	SHEET NO.
OCT. - 2004	D.T.	1/1
FILE NO.	TRACKED BY	
220704	CHECKED BY D.T.	

NEWTON TOWNSHIP | 7N TOWN | 5E RANGE | 29 SECTION

VOLUME 48 PAGE 142

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



LEGEND

- IRON PIN SET
- IRON PIN FOUND
- PK NAIL SET
- PK NAIL FOUND
- ( ) REFERENCED BEARINGS/DISTANCES OF RECORD
- RAILROAD SPIKE SET
- -x-x-x-x-x-x- EX. FENCELINE - FARM FENCE
- + GIN SPINDLE FOUND

REFERENCES
LAND SURVEYS:
VOLUME 21, PAGE 144
VOLUME 25, PAGE 174
VOLUME 39, PAGE 59
VOLUME 39, PAGE 94

0' 200' 400' 600'

GRAPHIC SCALE IN FEET
1" = 200'

BASIS OF BEARING IS THE CENTERLINE OF PENNY ROAD S 89° 49' 30" E AS RECORDED IN RECORD LAND SURVEY VOL. 21 PLAT 144.

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

LOT SPLIT OF A 12.064 ACRE TRACT FOR STEVEN L. MARKER IN MIAMI COUNTY ~ OCTOBER 27, 2004

STATE OF OHIO
PHILIP C. BRUMBAUGH 5057
REGISTERED PROFESSIONAL SURVEYOR

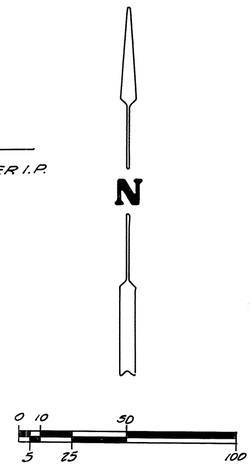
BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
PH (937) 698-3000
FAX (937) 698-3928

BETHEL TOWNSHIP | N.W. QTR~8 SECTION | 2 TOWN | 9 RANGE

VOLUME 48 PLAT 143
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 4 OCT., 2004





REFERENCE
LAND SURVEY VOL.16, PLAT 42

LEGEND
- ● = IRON PIN FOUND
- ○ = IRON PIN SET
- ø = MAG NAIL SET
- ⌑ = RAILROAD SPIKE SET

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEYOR'S REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
[signature] 10-14-2004
DEPUTY DATE

APPROVED
Miami County Planning Commission
Date 10/26/04
Secretary Dan Brandenburg

APPROVED
Subject To Zoning Approval
By [signature] R.S.
Date 10/27/04
Miami County Health District

REVIEWED AND APPROVED
THIS 5 DAY OF October,
2004.
James C. Royse
BETHEL TOWNSHIP ZONING ADMINISTRATOR

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED
PROFESSIONAL SURVEYOR

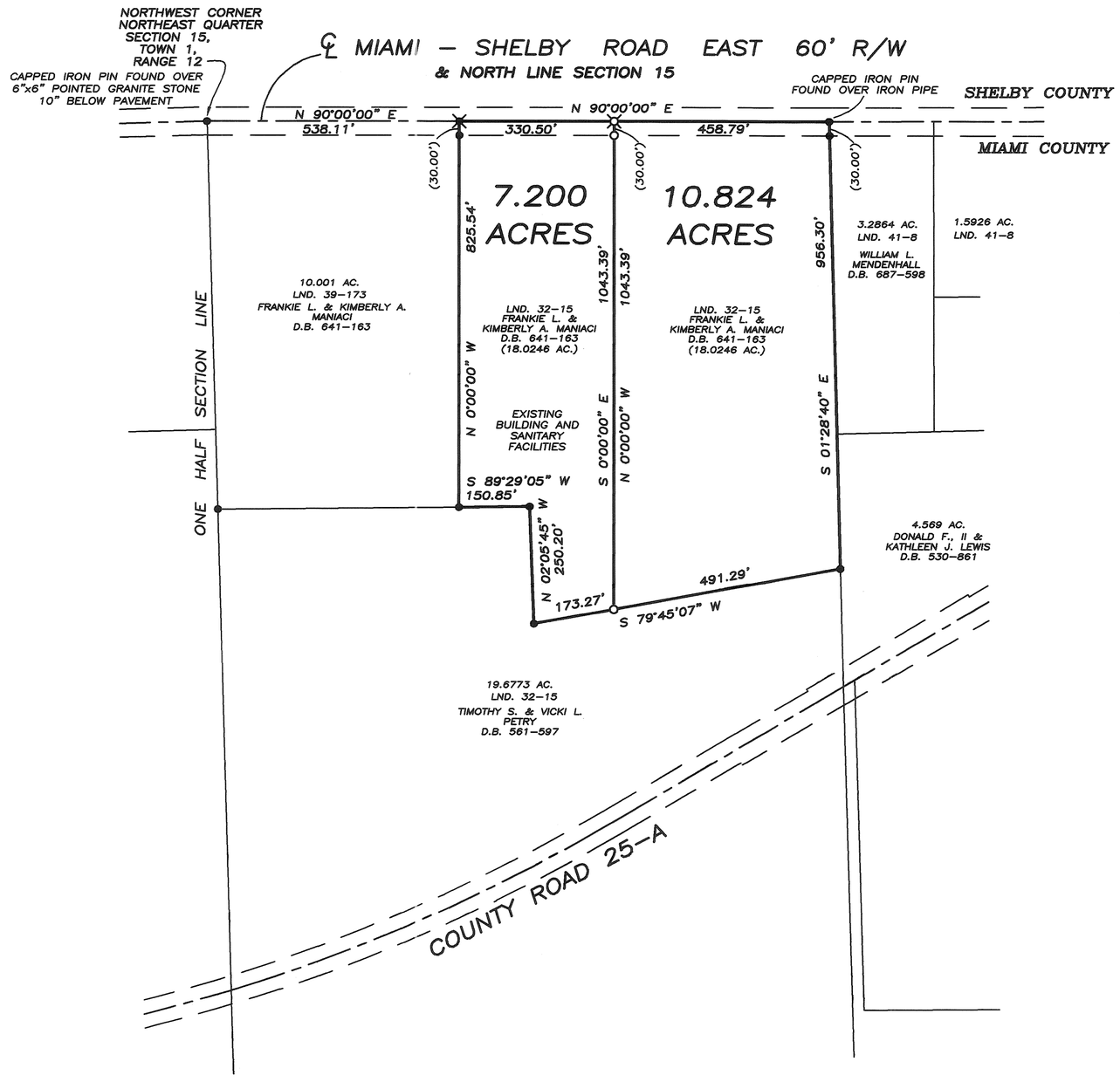
DIVISION OF PARCEL #2, 5.139 ACRES IN SECTION 8, BETHEL TOWNSHIP FOR STANLEY & NARCISSA MAHURIN.

Richard W. Klockner
PROFESSIONAL SURVEYOR #4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 E. WATER ST.
TROY, OHIO 45373 (937) 339-5331

SPRING CREEK TOWNSHIP | 15 NE 1/4 SECTION | 1 TOWN | 12 RANGE

VOLUME 48 PAGE 144

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⊗ RAILROAD SPIKE SET
- ⊠ RAILROAD SPIKE FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:

VOLUME 4, PAGE 119
VOLUME 20, PAGE 103
VOLUME 25, PAGE 122
VOLUME 32, PAGE 15
(BASIS OF BEARING)
VOLUME 39, PAGE 173

MIAMI COUNTY RECORDER'S DEED RECORDS:

VOLUME 641, PAGE 163

N

0 100 200 400

GRAPHIC SCALE IN FEET
1" = 200'

MANIACI SURVEY OF TWO TRACTS
IN MIAMI COUNTY, OHIO ~ NOVEMBER 1, 2004

STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

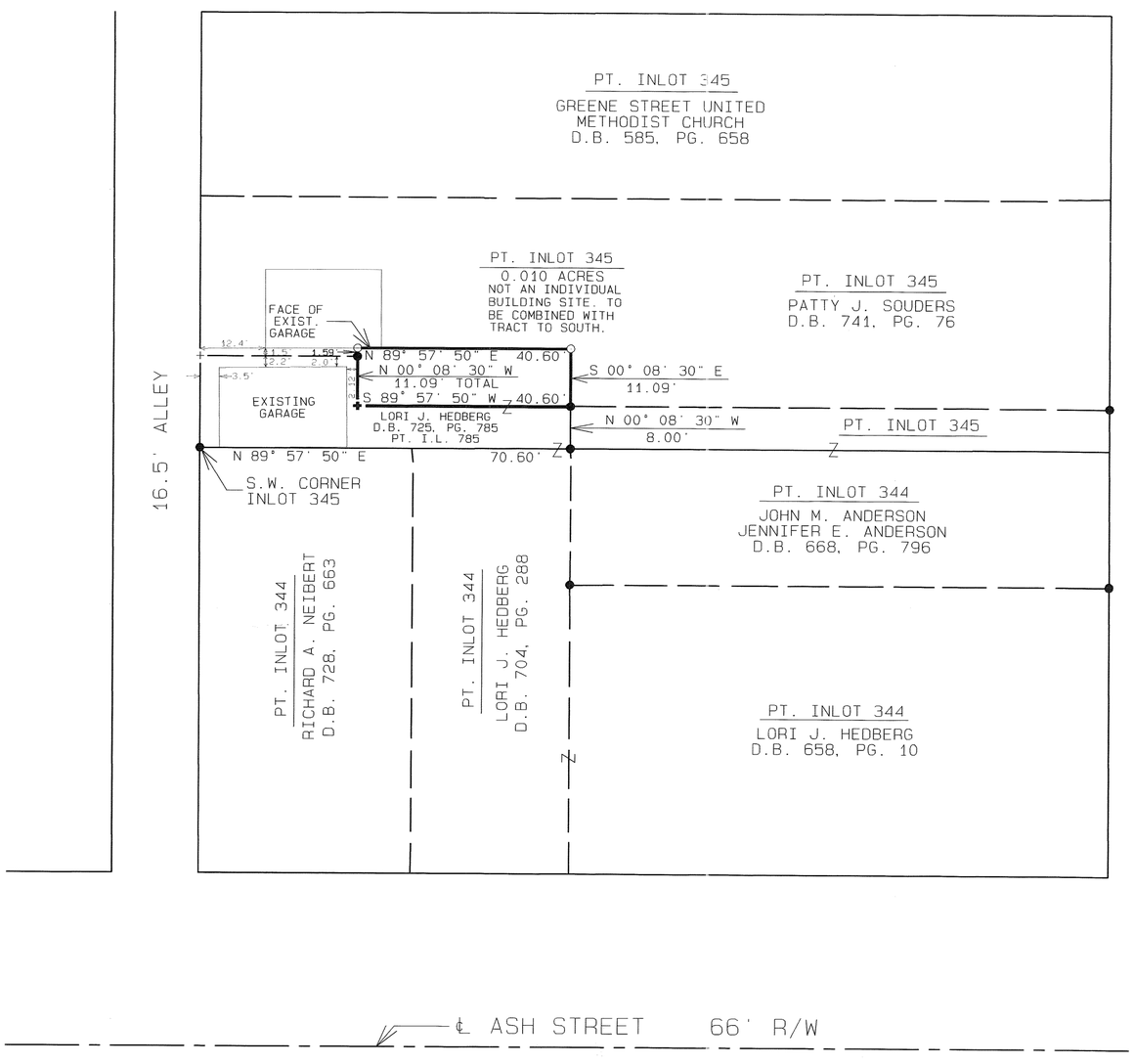
THOMAS R. ZECHMAN
OHIO REGISTERED PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773–9479

PIQUA
CORPORATION

N.E.
SECTION

PT. INLOT 345
LOT

VOLUME 48 PAGE 145
MIAMI COUNTY ENGINEER'S
RECORD OF ~~LOT~~ LAND SURVEYS



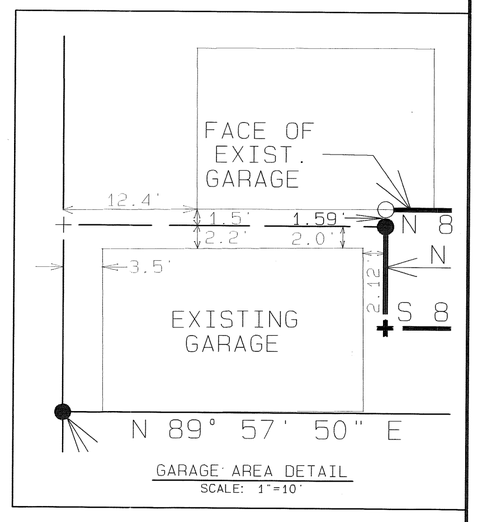
SCALE: 1"=20'
0 10 20 30 40

LEGEND

CUT CROSS FOUND
IRON PIN FOUND
5/8" Ø CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 10, PG. 17
VOL. 15, PG. 183
VOL. 16, PG. 196
VOL. 21, PG. 101
VOL. 24, PG. 7
} MIAMI COUNTY ENGINEER'S RECORD OF LOT SURVEYS



GARAGE AREA DETAIL
SCALE: 1"=10'

SURVEY OF PT. INLOT 345, PIQUA, OHIO
FOR LORI J. HEDBERG.

VARIANCE APPROVED BY RESOLUTION # BZA 27-04

APPROVAL
APPROVED BY THE CITY OF PIQUA ~~PUBLIC WORKS DIRECTOR~~ THIS 12th DAY OF November, 2004.

~~THOMAS R. ZECHMAN~~
~~PUBLIC WORKS DIRECTOR~~ Chris Schmiesing
Planning and Zoning Supervisor

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 8-16-04
MICHAEL W. COZATT, P.S. # 6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 19904

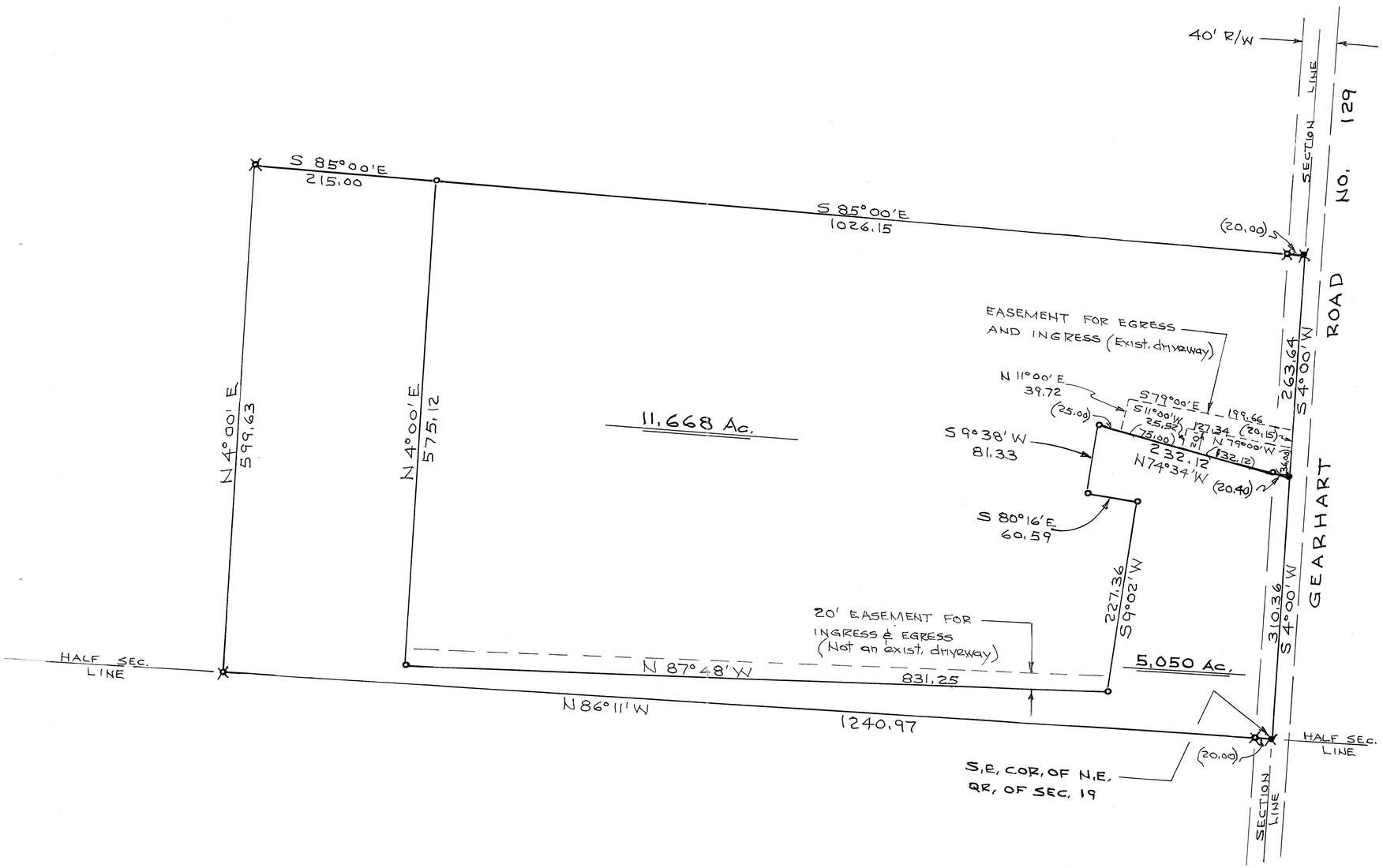
19 (N.E. 1/4) SECTION | 2 TOWN | 10 RANGE | ELIZABETH TOWNSHIP

CORPORATION | SECTION

VOL. 48 PLAT NO. 146

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 100 FEET



N

SCALE: 1" = 100'

NOTE

- o = IRON PIN SET
- ⊗ = IRON PIN PER L.S. VOL. 23, P. 48
- ● = P.K. NAIL SET
- ⊗ = R.R. SPIKE FOUND

BASIS OF BRGS.: L.S. VOL. 23, P. 48

REVIEWED BY PLANNING DIRECTOR

Daniel A. Brandewie 11/16/04

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF TWO TRACTS FOR MARY ANN WEBER TROY - OHIO

DANIEL D. TURNER & ASSOC.

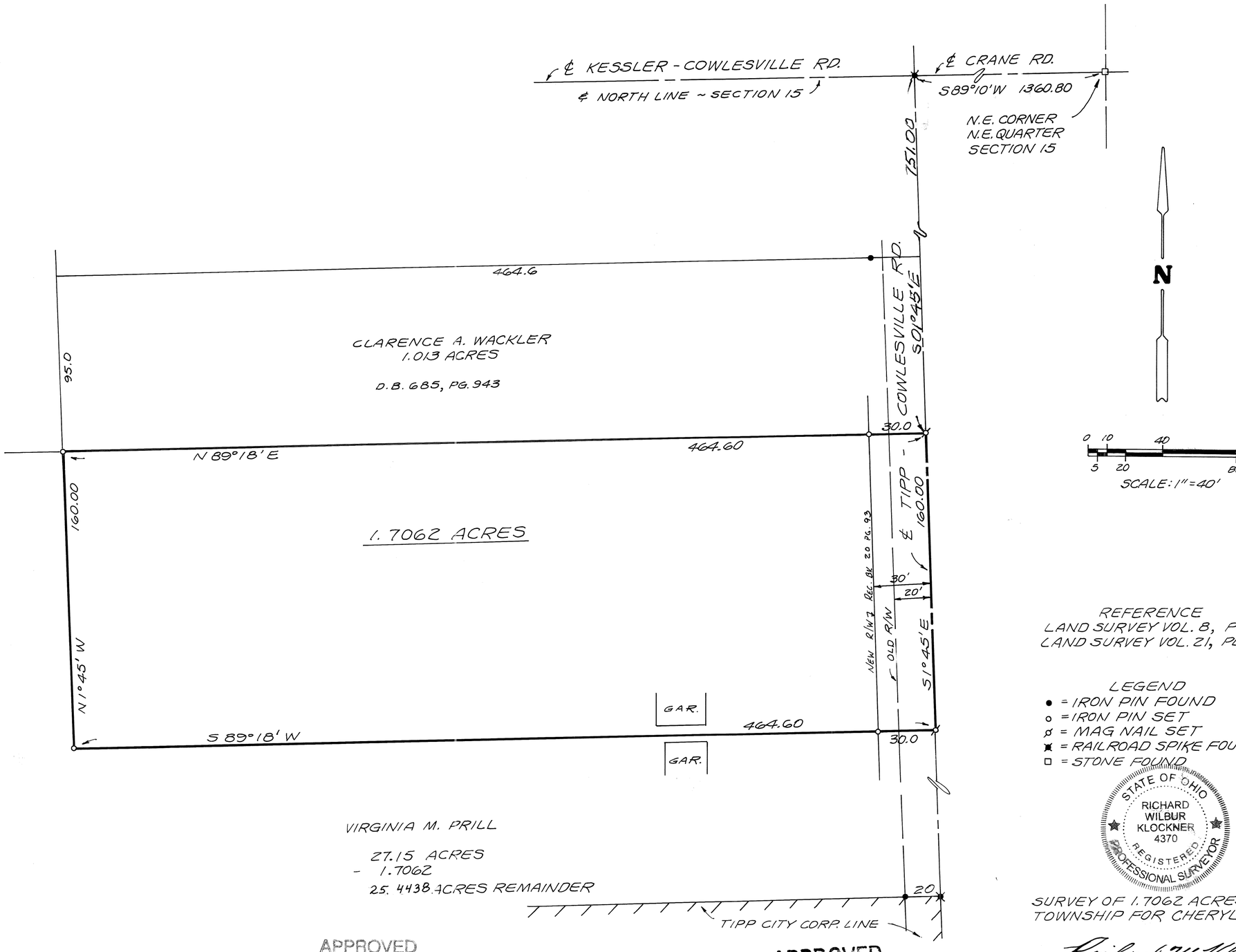
• 19 South Plum Street • Troy, Ohio 45373 •

• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	SHEET NO.
OCT. - 2004	D.T.	1/1
FILE NO. 240904	TRACKED BY	
	CHECKED BY D.T.	

MONROE / TOWNSHIP | N.E.QTR~15 / SECTION | 4 / TOWN | 6 / RANGE

VOLUME 48 PLAT 147
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.



N

0 10 40
5 20 80
SCALE: 1" = 40'

REFERENCE
LAND SURVEY VOL. 8, PLAT 72
LAND SURVEY VOL. 21, PLAT 72

LEGEND
- ● = IRON PIN FOUND
- ○ = IRON PIN SET
- ⌀ = MAG NAIL SET
- ■ = RAILROAD SPIKE FOUND
- □ = STONE FOUND

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED PROFESSIONAL SURVEYOR

SURVEY OF 1.7062 ACRES IN MONROE TOWNSHIP FOR CHERYL JACKSON.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

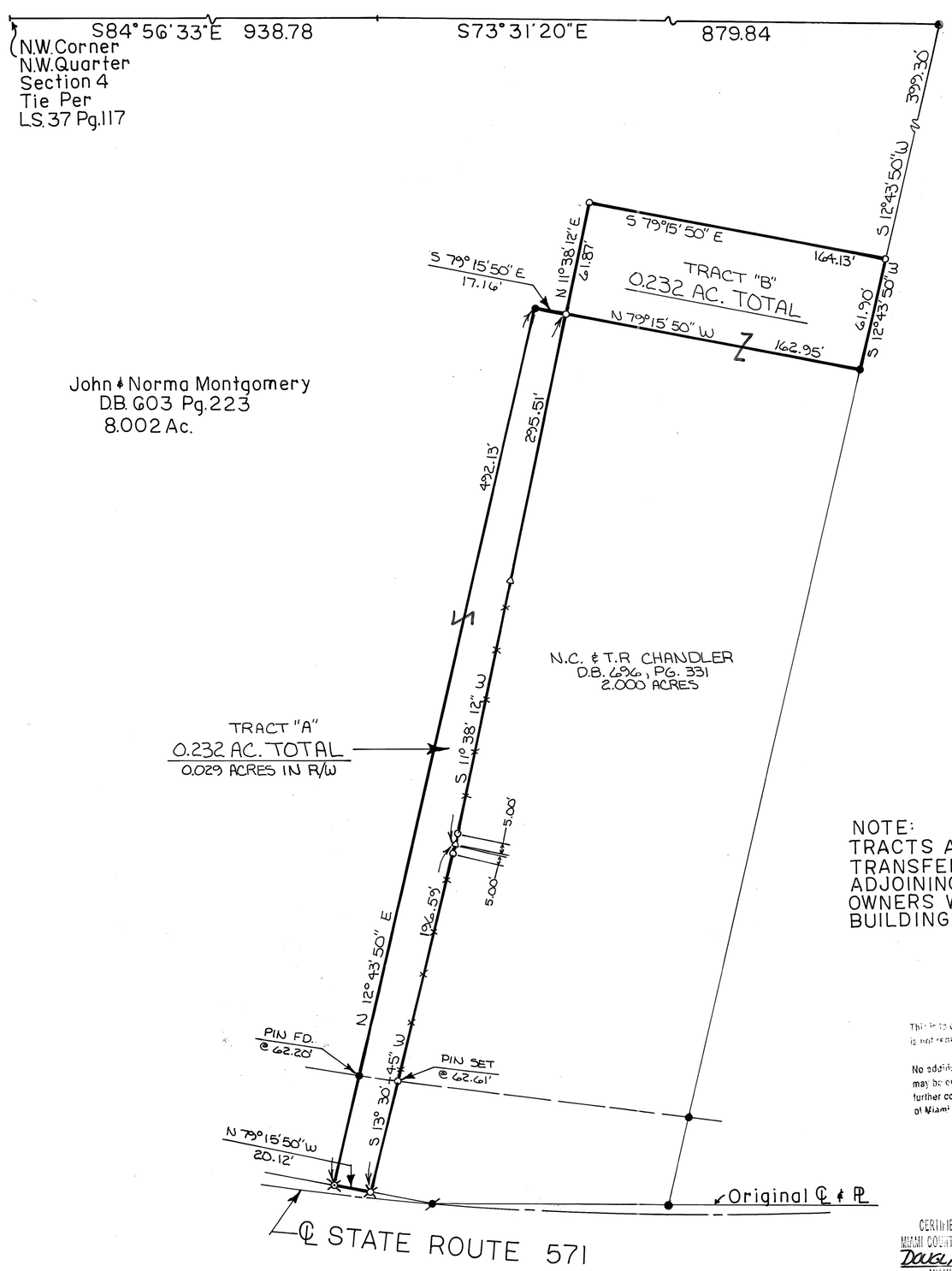
APPROVED
Subject To Zoning Approval
By _____ R.S.
Date 11-24-04
Miami County Health District

CERTIFIED TO COMPLY WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
_____ 11-5-2004
DEPUTY DATE

APPROVED
Miami County Planning Commission
Date Nov. 23 2004
Secretary _____

2	9 BTMRS	4 - N.W. 1/4	BETHEL	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 148
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



N

SCALE: 1 IN = 50 FT

0 50 75 100

LEGEND

- ● IRON PIN FOUND
- ✖ R.R. SPIKE FOUND
- ⊠ GIN SPINDLE FOUND
- ○ 5/8" ϕ PIN SET CAPPED (Cozatt SG001)
- ⊠ GIN SPINDLE SET
- △ FENCE POST

REFERENCES

Sur. Vol. 44 Pg. 121 (Basis of Bearings) - Miami County Engineer's Record of Land Surveys

NOTE:
TRACTS A. and B. ARE A TRANSFER BETWEEN ADJOINING PROPERTY OWNERS WITH NO NEW BUILDING SITE CREATED.

SURVEY OF 2 TRACTS FOR
John Montgomery & Tina Chandler

CERTIFICATION OF REGISTRATION

This is to certify that Planning Commission Approval of this conveyance is not required as being exempt under O. R. C. /11.001 [illegible] to all parties

No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all Zoning, Building and Planning Regulations of Miami County,

11/29/04

Secretary
Miami County Planning Commission

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED
SURVEYOR

Michael W. Cozatt 4-11-00
Michael W. Cozatt Date
REGISTERED SURVEYOR No. 6001

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY 4-12-00/1-10-03 DATE

REVISED 1-08-03 MC

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES RD. TROY, OHIO 45373
JOB NO. 08799 Ph. (937)-339-2921

VOLUME 48 PLAT 149
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 8 NOV, 2004

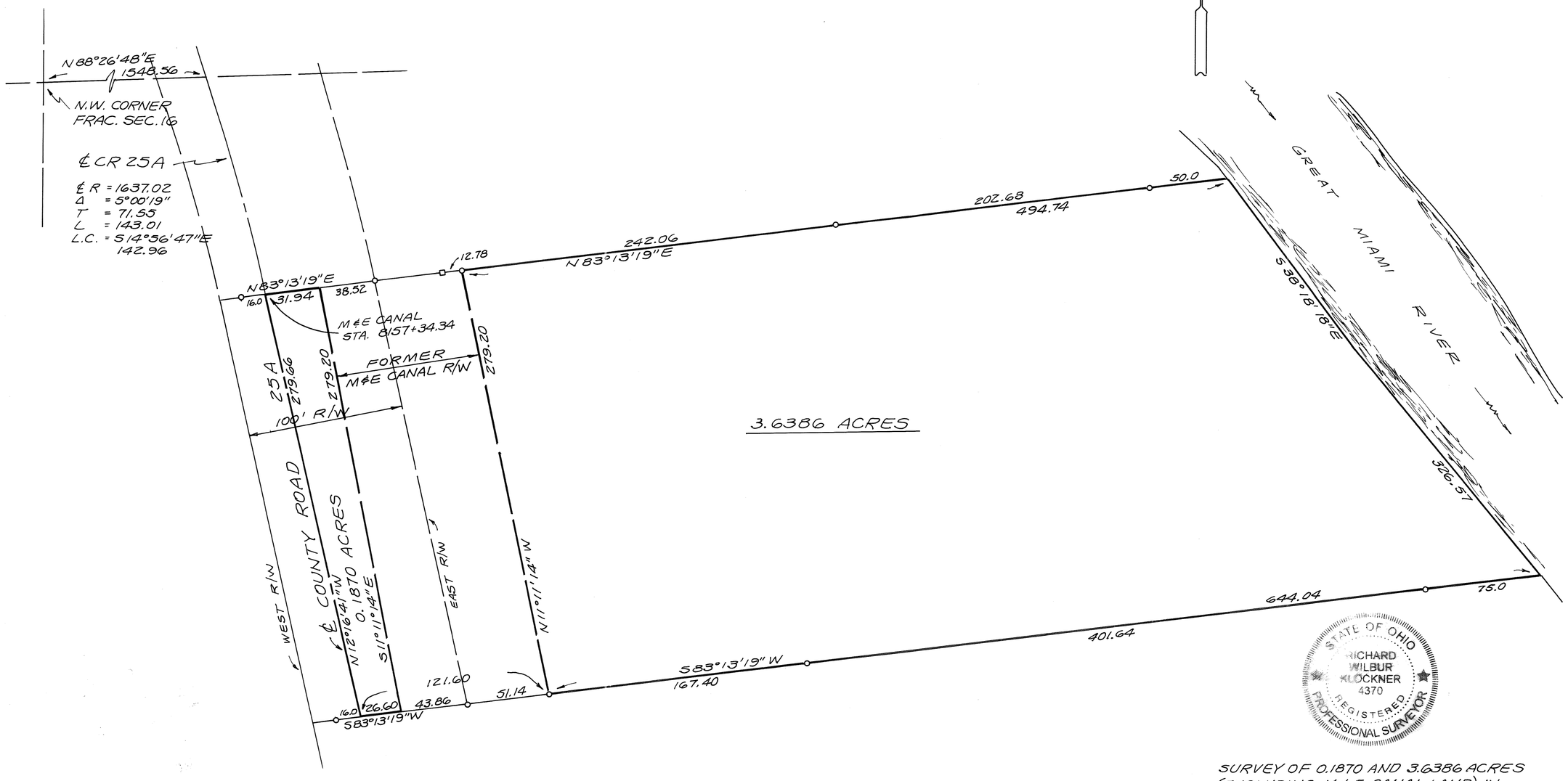
CONCORD	FRAC. ~ 16	5	6
TOWNSHIP	SECTION	TOWN	RANGE

LEGEND
● = IRON PIN FOUND
○ = IRON PIN SET
□ = 6"x6" CONC. MON.

REFERENCE
RECORD BOOK 17, PLAT 107
LAND SUR. VOL. 10, PLAT 165
LAND SUR. VOL. 32, PLAT 186

N

0 10 50
5 25 100
SCALE: 1"=50'



STATE OF OHIO
RICHARD
WILBUR
KLOCKNER
4370
REGISTERED
PROFESSIONAL SURVEYOR

SURVEY OF 0.1870 AND 3.6386 ACRES (EXCLUDING M & E CANAL LAND) IN FRACTIONAL SECTION 16, CONCORD TOWNSHIP FOR MARY SULLENBERGER.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

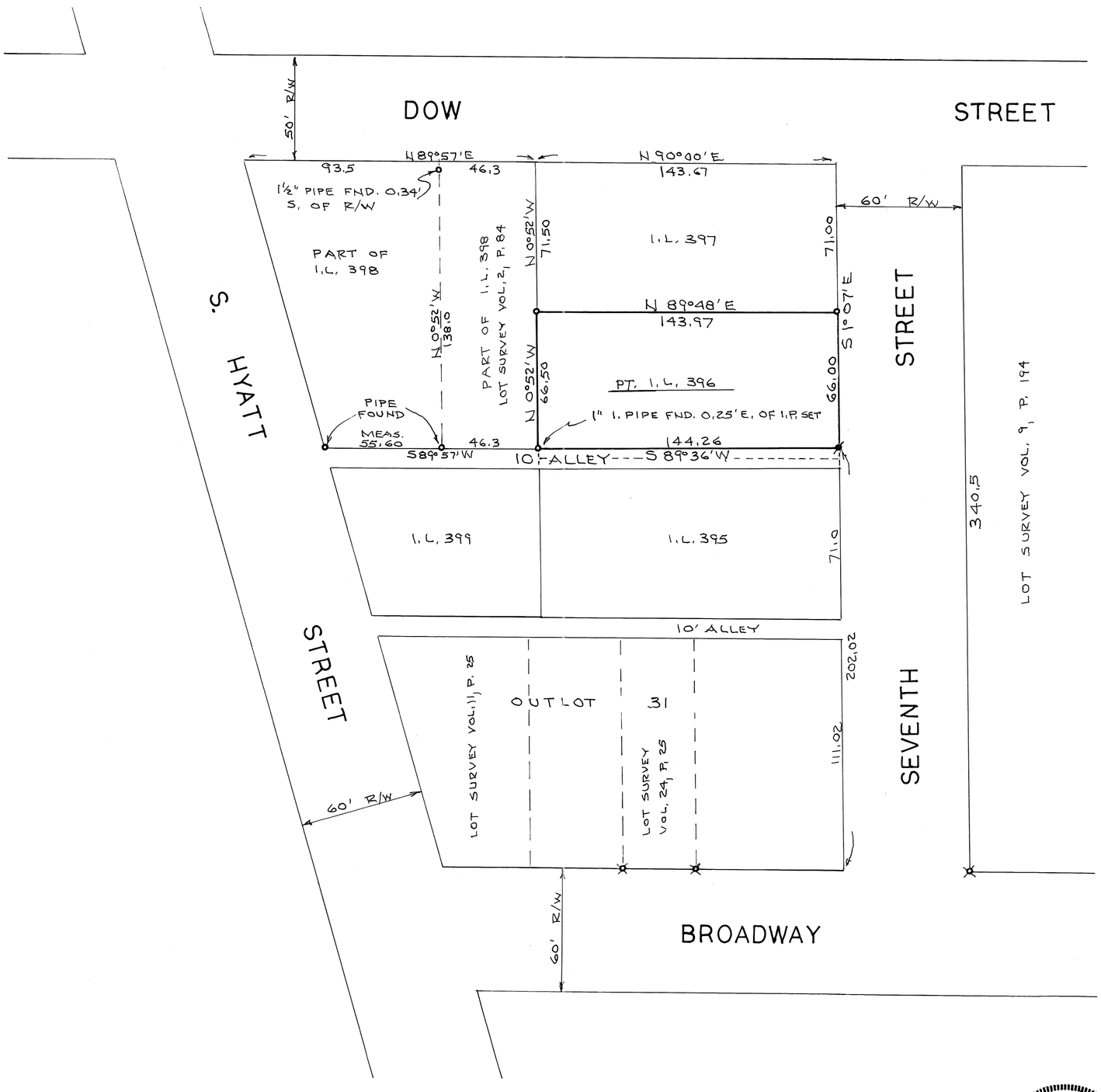
SECTION | TOWN | RANGE | TOWNSHIP

TIPP CITY CORPORATION | S.E. SECTION

VOL. 48 PLAT NO. 150

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 40 FEET



N

SCALE: 1" = 40'

NOTE

- o = IRON PIN SET
- ⊗ = IRON PIN FOUND
- ⌀ = P.K. NAIL SET

BRGS. ASSUMED

PLAT BOOK 1, PG. 254

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

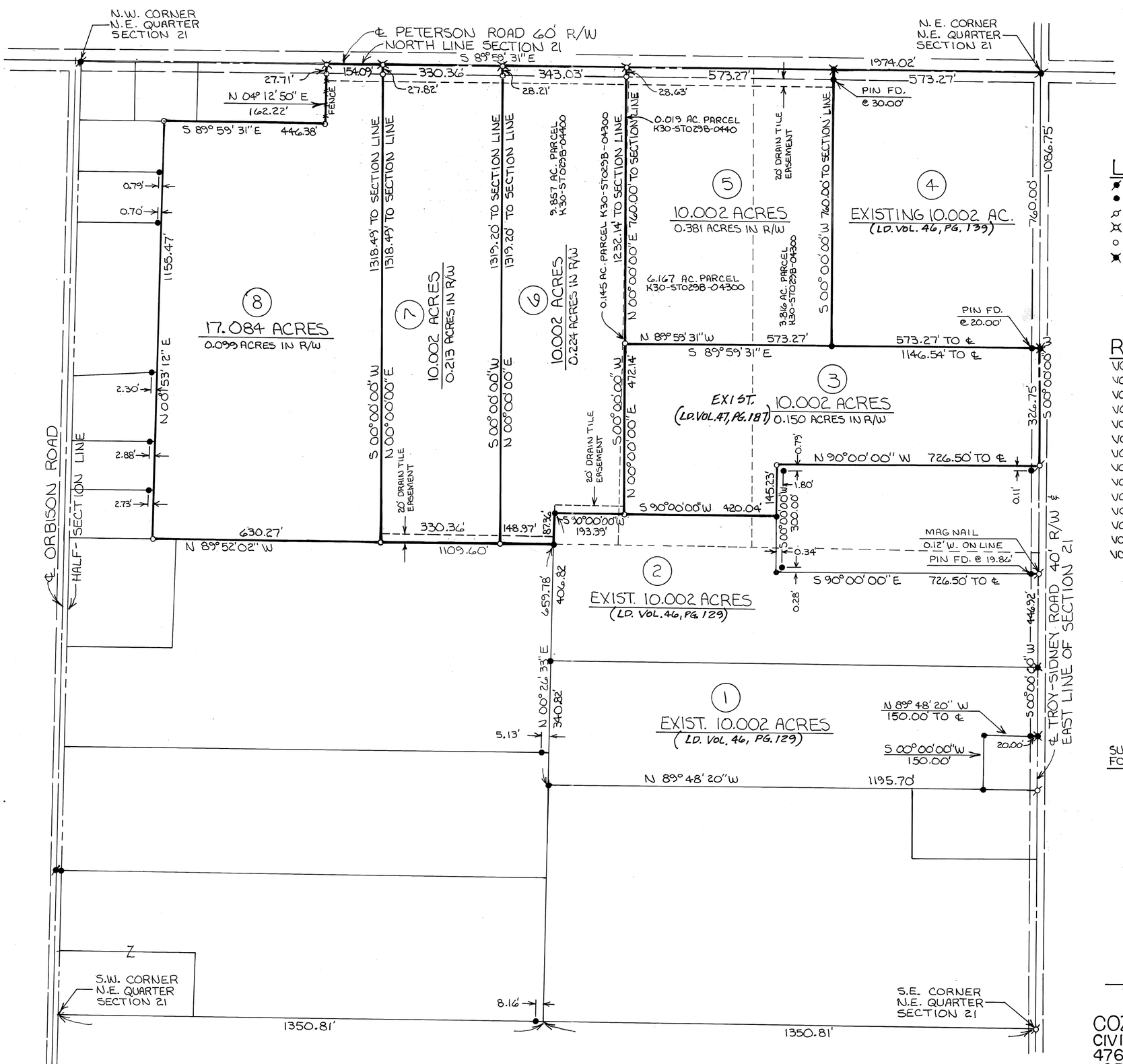
SURVEY OF I.L. 396
FOR
JAY POSTON
TIPP CITY - OHIO

DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	D.T.	SHEET NO.
Nov.-2004	TRACKED BY		1/1
FILE NO. 271104	CHECKED BY	D.T.	

1	11 BTMRS	NE 1/4 - 21	STAUNTON	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 151
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



N

SCALE : 1" = 200'
0 100 200 300 400

LEGEND

- PK NAIL FOUND
- IRON PIN FOUND
- MAG NAIL SET OVER R.R. SPIKE
- GIN SPINDLE SET
- 5/8" ϕ CAPPED IRON PIN SET (COZATT, S6001)
- GIN SPINDLE FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS
VOL. 13, PG. 4
VOL. 13, PG. 19
VOL. 14, PG. 72
VOL. 22, PG. 74
VOL. 23, PG. 1
VOL. 23, PG. 104
VOL. 24, PG. 2
VOL. 25, PG. 81
VOL. 25, PG. 157
VOL. 33, PG. 97
VOL. 35, PG. 108
VOL. 42, PG. 126
VOL. 44, PG. 178
VOL. 46, PG. 139

SURVEY OF 4 TRACTS IN SECTION 21, STAUNTON TWP.
FOR THE ESTATE OF RUTH SHOCK.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 12-02-04
MICHAEL W. COZATT, P.S. # 6001

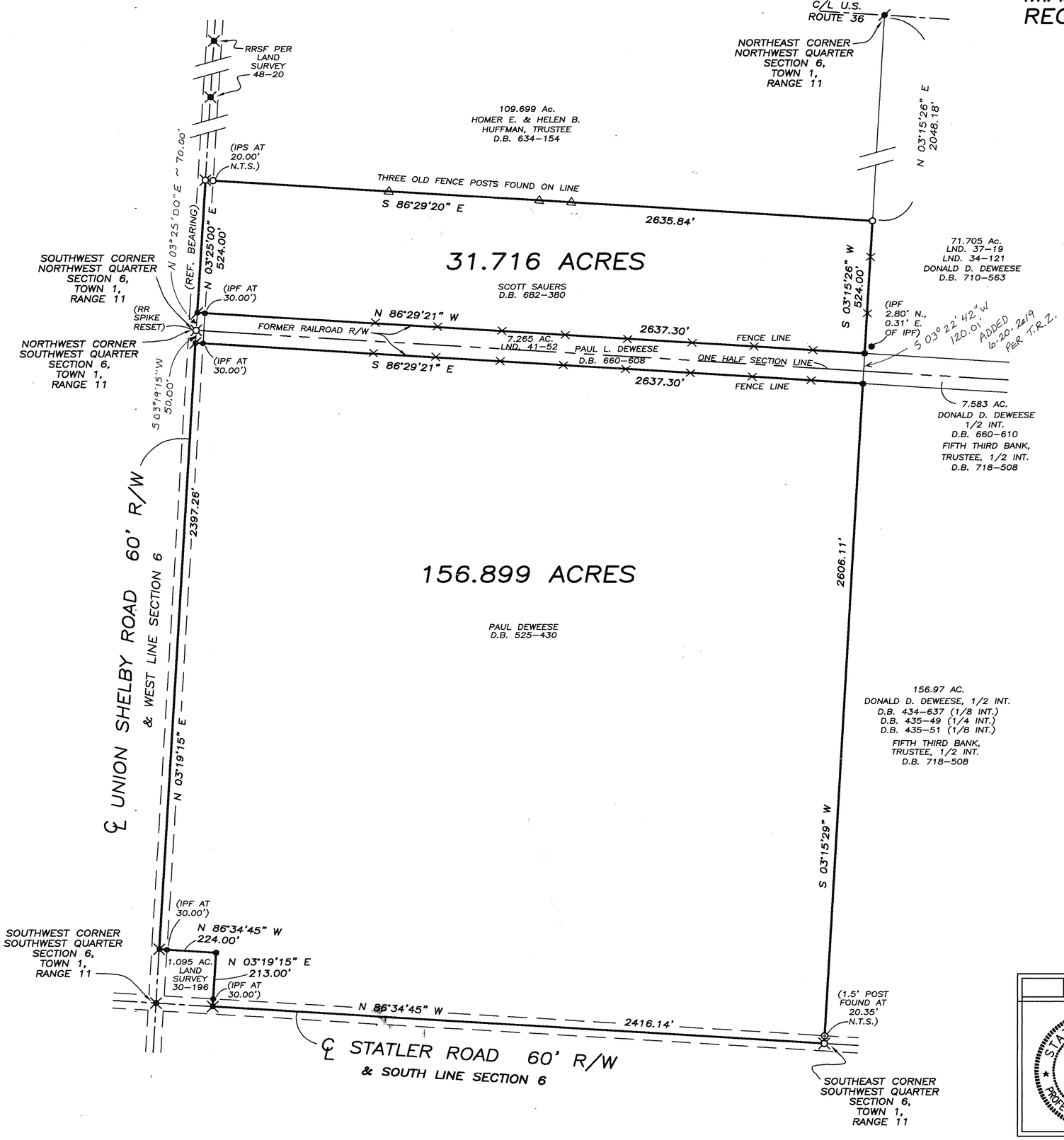
COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO

JOB NO. 30304

SPRING CREEK TOWNSHIP | 6 NW,SW 1/4 SECTION | 1 TOWN | 11 RANGE

VOLUME 48 PAGE 152

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⊘ P.K. NAIL FOUND
- ⊠ RAILROAD SPIKE SET
- ⊠ RAILROAD SPIKE FOUND
- ⊙ CONCRETE POST FOUND
- △ FENCE POST FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:

VOLUME 11, PAGE 30
VOLUME 30, PAGE 196
VOLUME 34, PAGE 121
VOLUME 35, PAGE 164
VOLUME 41, PAGE 39
VOLUME 41, PAGE 52

MIAMI COUNTY RECORDER'S DEED RECORDS:

VOLUME 525, PAGE 430
VOLUME 682, PAGE 380

0 150 300 600

GRAPHIC SCALE IN FEET
1" = 300'

SURVEY OF TWO TRACTS FOR PAUL DEWEESE IN MIAMI COUNTY, OHIO ~ NOVEMBER 7, 2004

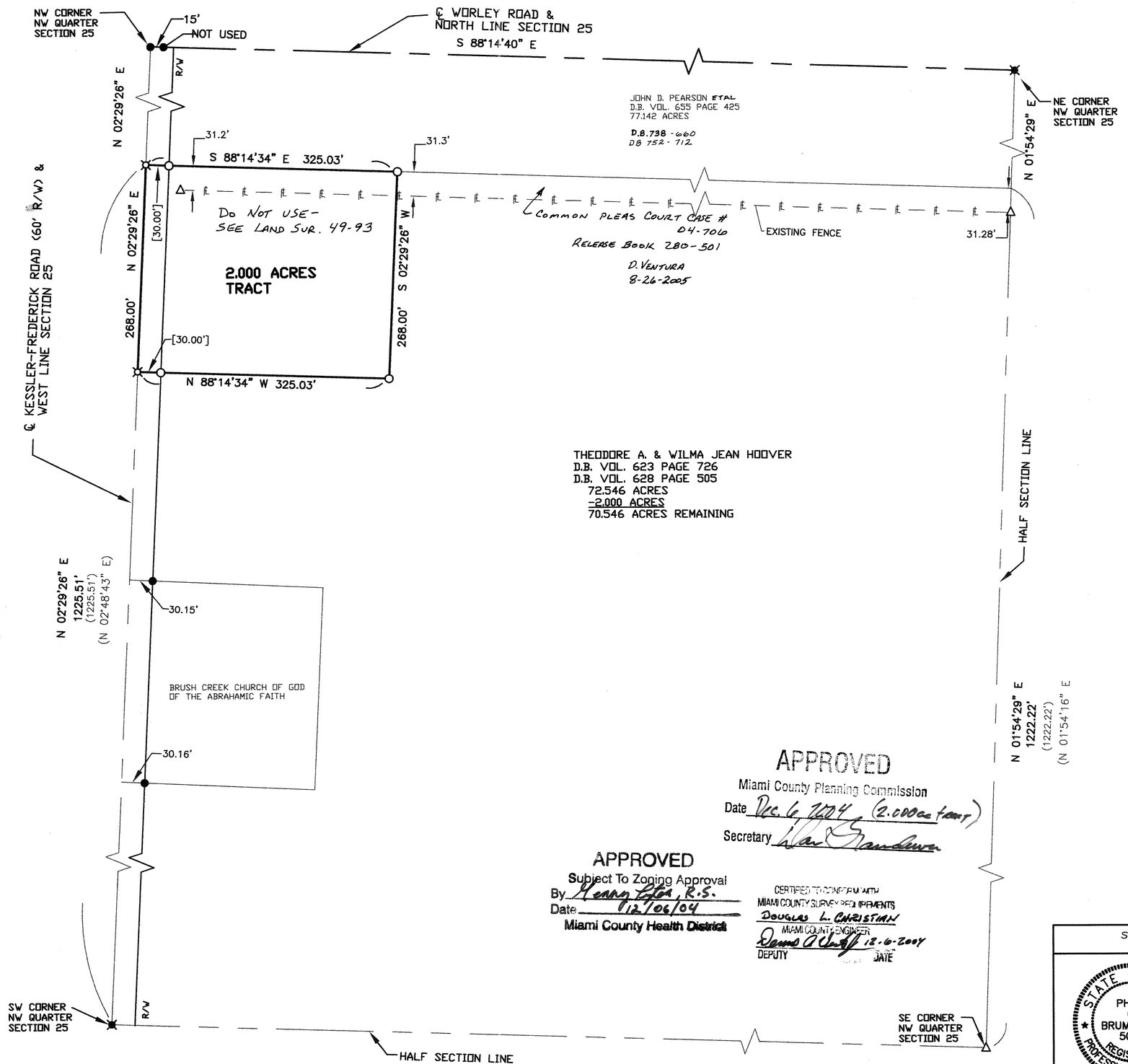
STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

THOMAS R. ZECHMAN
OHIO REGISTERED PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773-9479

MONROE TOWNSHIP | 6N TOWN | 5E RANGE | 25 NW 1/4 SECTION

VOLUME 48 PAGE 153

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



BASIS OF BEARING IS THE NORTH LINE OF SECTION 25 S 88° 14' 40" E AS RECORDED IN MIAMI COUNTY RECORD OF LAND SURVEYS VOL. 38 PAGE 83.

LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⌑ RAILROAD SPIKE SET
- ⌑ RAILROAD SPIKE FOUND
- — ℄ — EX. FENCE LINE
- △ WOOD POST FOUND
- ( ) BEARING/DISTANCE OF RECORD

0' 100' 200' 300'

GRAPHIC SCALE IN FEET
1"=100'

REFERENCE SURVEYS
VOL 38 PAGE 83
VOL 18 PAGE 126

APPROVED
Miami County Planning Commission
Date Dec. 6, 2004 (2.000ac tract)
Secretary Dan Sanders

APPROVED
Subject To Zoning Approval
By Henry Lytle, R.S.
Date 12/06/04
Miami County Health District

CERTIFIED TO CONFORM WITH
MIAMI COUNTY SURVEYED IMPRMNTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY
12-6-2004
DATE

Philip C. Brumbaugh
PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

SURVEY OF 2 ACRE LOT SPLIT FOR TIM HOOVER
IN MIAMI COUNTY ~ NOVEMBER 24, 2004

STATE OF OHIO
PHILIP C. BRUMBAUGH 5057
REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698-3000

25 (S.E. 1/4) SECTION | 8 TOWN | 5 RANGE | WASHINGTON TOWNSHIP

CORPORATION | SECTION

VOL. 48 PLAT NO. 154

MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 200 FEET

HALF SEC. LINE

2" IRON PIPE FND.

L.S. VOL. 38, P. 8

S 89°43'40" E
2233.11

(30.00)

S 89°43'40" E
438.81

347.33
S 0°02'10" W

SECTION LINE

993.74
993.74

72.148 Ac.

10.001 Ac.

962.19
S 0°02'10" W

NO. 35

S 0°02'10" W
N 0°02'10" E

L.S. VOL. 4, P. 158

ROAD

SCALE: 1" = 200'

S 0°15' W
29.67

1533.99
N 89°58'25" W

438.69
N 89°58'25" W

(30.00)

℄

L.S. VOL. 47, P. 155

137.28

℄

60' R/W

N 0°28'35" W
2334.57

L.S. VOL. 3, P. 326

1328.43
S 0°27'30" E

1320.52
N 0°15' E

WASHINGTON

NOTE

- o = IRON PIN SET
- ● = P.K. NAIL SET
- ✕ = R.R. SPIKE FOUND
- ✕ = MON. SPIKE FOUND
- ✕ = P.K. NAIL FOUND
- □ = STONE FOUND (6" X 10")

BASIS OF BRGS: L.S. VOL. 36, P. 75

L.S. VOL. 30, P. 163

L.S. VOL. 36, P. 75

(30.00)

S.W. COR. OF S.E. QR. OF SEC. 25

(30.00)

60' R/W

S.E. COR. OF SEC. 25

SECTION LINE

689.70
S 89°47'45" W

1956.30
S 89°47'45" W

SECTION LINE

BAUSMAN ROAD NO. 117

HALF SEC. LINE

SECTION LINE

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

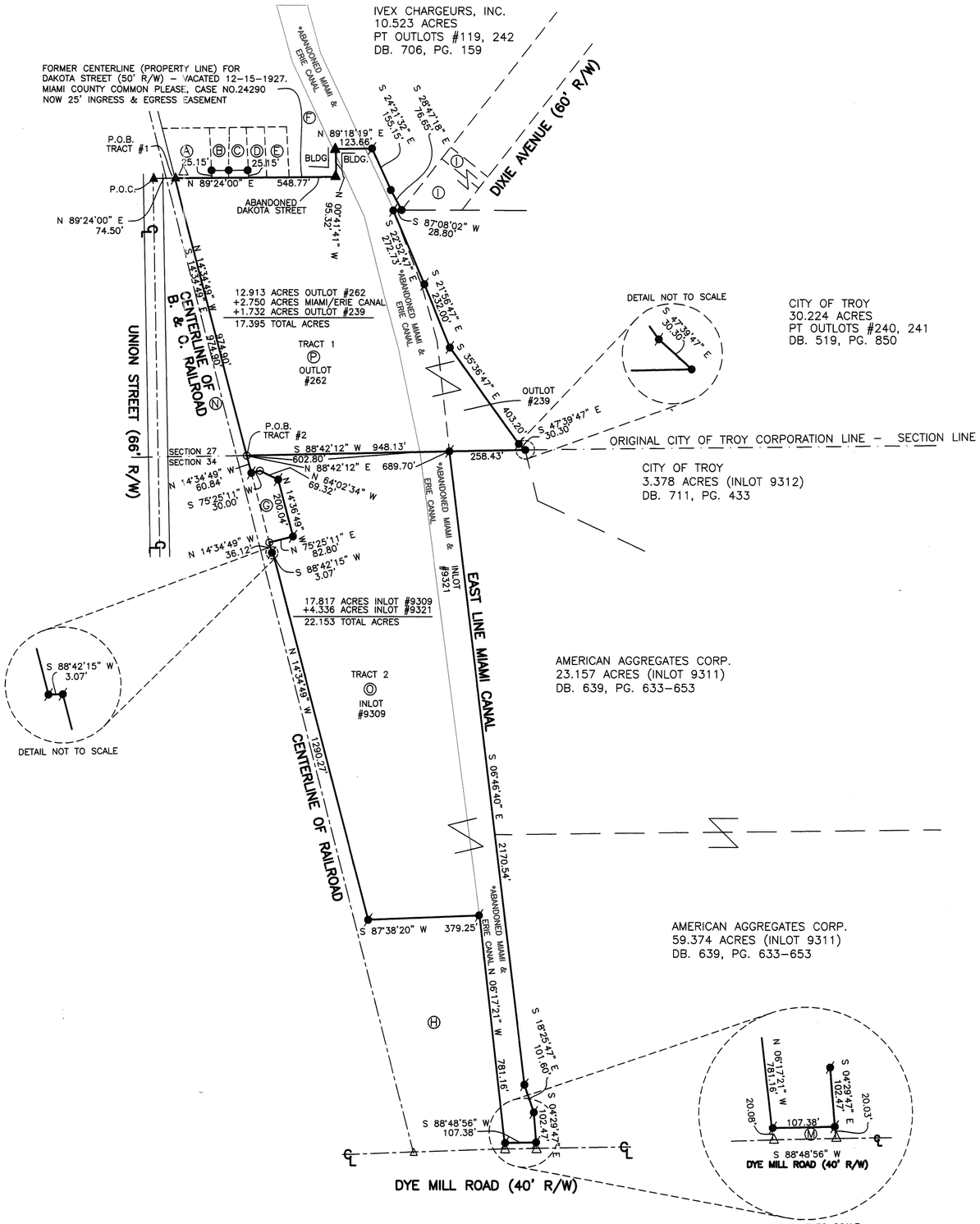
SURVEY OF TWO TRACTS
FOR
LESTER EDSALL
PIQUA - OHIO

DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	D.T.	SHEET NO.
NOV. - 2004	TRACKED BY		1/1
FILE NO. 281104	CHECKED BY	D.T.	

FRACTIONAL SECTION 34	5	6	CONCORD	MIAMI
SECTION	TOWN	RANGE	TOWNSHIP	COUNTY
SECTION 27	9309, 9321	239, 262	TROY	MIAMI
SECTION	INLOTS	OUTLOTS	CITY	COUNTY

VOLUME 48 PLAT NO. 155
MIAMI COUNTY RECORD
OF LAND SURVEYS



PROPERTY OWNERS:

Ⓐ = THE H. HARBOR CO., INC.
0.562 ACRES, DB. 707, PG. 607

Ⓑ = DONALD W. KIMBRELL
0.491 ACRES, DB. 650, PG. 705

Ⓒ = JAMES E. & SHERYL A. LEWIS
0.245 ACRES, DB. 672, PG. 628

Ⓓ = MICHAEL D. FREEMAN
0.242 ACRES, DB. 638, PG. 960

Ⓔ = JEANETTA F. COMBS
0.296 ACRES, DB. 706, PG. 943

Ⓕ = ERNST TRUCKING, INC.
1.876 ACRES, DB. 640, PG. 244

Ⓖ = BARRETT PAVING MATERIALS, INC.
0.438 ACRES (INLOT 9310) DB. 616, PG. 327

Ⓗ = STAN SCOTT
5.933 ACRES (INLOT 9308) DB. 693, PG. 781

Ⓘ = JACQUELINE GODFREY
LOTS #3255, 3254, DB. 563, PG. 440

Ⓜ = ACREAGE IN DYE MILL ROAD
0.05 ACRES

Ⓝ = B. O. RAILROAD
DB. 93, PG. 219, DB. 115, PG. 252,
DB.164, PG. 214, DB. 199, PG. 139,

Ⓞ = AMERICAN AGGREGATES CORP. (TRACT 2)
DB. 639, PG. 633-653
INLOTS #9309, 9321

Ⓟ = AMERICAN AGGREGATES CORP. (TRACT 1)
DB. 639, PG. 633-653
OUTLOTS #239, 262

0 150 300 600
GRAPHIC SCALE: 1"=300'

BASIS OF BEARING:

N 89°24'00" E

BEING THE CENTERLINE OF ABANDONED DAKOTA STREET, AS PER DEED 640, PAGE 244.

LEGEND:

● = 5/8" IRON PIN (FOUND)
○ = 1/2" IRON PIN (FOUND)
◪ = 5/8" IRON PIN (SET)
△ = P.K. NAIL (FOUND)
▲ = P.K. NAIL (SET)

REFERENCES:

DEED BOOK 440, PAGE 161
DEED BOOK 706, PAGE 943
DEED BOOK 638, PAGE 960
DEED BOOK 672, PAGE 628
DEED BOOK 650, PAGE 705
DEED BOOK 707, PAGE 607
DEED BOOK 706, PAGE 159
DEED BOOK 711, PAGE 433
DEED BOOK 640, PAGE 244
DEED BOOK 616, PAGE 327
DEED BOOK 501, PAGE 308
DEED BOOK 639, PAGES 633-653
LAND SURVEY 3, PAGE 455
LAND SURVEY 43, PAGE 114
LAND SURVEY 3, PAGE 414
LAND SURVEY 12, PAGE 60
LAND SURVEY 34, PAGE 183
LAND SURVEY 12, PAGE 173
LOT SURVEY 4, PAGE 200
LOT SURVEY 5, PAGE 165
LOT SURVEY 24, PAGE 38
*GOVERNORS DEED 440, PAGES 159-161
REC. BK. 19, PAGE 132

STATE OF OHIO
EARNEST C. BOUTWELL S-7489
REGISTERED PROFESSIONAL SURVEYOR

Earnest C. Boutwell 12.8.04

EARNEST C. BOUTWELL. P.S.
REGISTERED SURVEYOR #7489

DATE

LOT SPLIT
PREPARED FOR
MARTIN MARIETTA

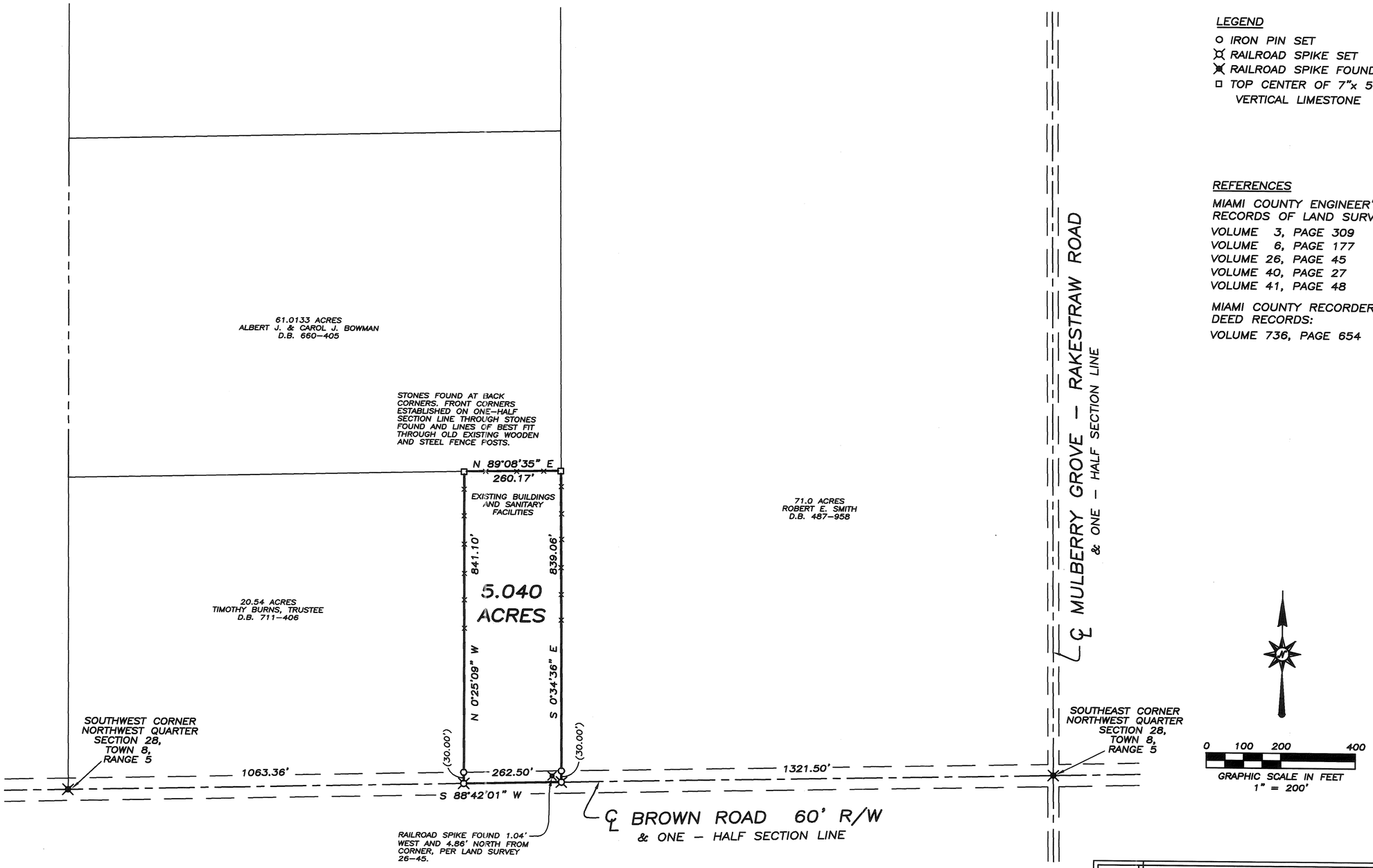
PREPARED BY
BOUTWELL & ASSOCIATES, INC.
REGISTERED LAND SURVEYOR
4058 COL. GLENN HWY.
BEAVERCREEK, OHIO 45431
PHONE: (937)431-4755

SCALE: 1"=300'	DATE: 12-08-04	SHEET:
DRAWN: KKB	CHECKED: E.B.	JOB# 04-1622

NEWBERRY TOWNSHIP | 28 NW 1/4 SECTION | 8 TOWN | 5 RANGE

VOLUME 48 PAGE 156

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



LEGEND

- ○ IRON PIN SET
- ⊠ RAILROAD SPIKE SET
- ⊠ RAILROAD SPIKE FOUND
- □ TOP CENTER OF 7"x 5" VERTICAL LIMESTONE

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:

VOLUME 3, PAGE 309
VOLUME 6, PAGE 177
VOLUME 26, PAGE 45
VOLUME 40, PAGE 27
VOLUME 41, PAGE 48

MIAMI COUNTY RECORDER'S DEED RECORDS:

VOLUME 736, PAGE 654

SURVEY OF 5.040 ACRES FOR DICK SCHWARTZ IN MIAMI COUNTY, OHIO ~ DECEMBER 7, 2004

STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

THOMAS R. ZECHMAN
OHIO REGISTERED PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773–9479

PT. 7155 | TROY | MIAMI | 29 | 5 | 6 E
INLOT | CITY | COUNTY | SECTION | TOWN | RANGE

VOLUME 48 PAGE 157
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

NORTH
NORTH IS BASED ON OHIO STATE PLANE COORDINATES (SOUTH ZONE) FROM GPS OBSERVATIONS

RACHAEL CT.
50' R/W

I.L. 9785

N 07° 20' 27" E
117.34'

P.O.B.

CONCORD TOWNSHIP

CITY OF TROY

122.20'

S 84° 32' 17" E

~~CATHARINE E. OLDHAM AS TRUSTEE OF THE CATHARINE E. OLDHAM REVOCABLE TRUST~~
~~D.B. 669, PG. 963~~
LAND SURVEY VOL. 4, PG. 217

DENLINGER & SONS BLDRS. INC.
D.B. 749-918

N 00° 08' 50" W 311.80'

CITY OF TROY CORP. LINE P.B. 14 PG. 67

I.L. 9786

N 54° 20' 00" W
140.38'

CYNTHIA LN.
50' R/W

HAWK'S NEST
SECTION ONE
P.B. 20 PG. 107

R = 225.00'
I = 00° 44' 46"
A = 2.93'
Ch = S 36° 02' 23" W 2.93'

I.L. 9787

N 53° 35' 14" W
168.65'

126.90'

S 84° 32' 17" E

WALTER D. & VIRGINIA BALL
D.B. 710 PG. 454
LAND SURVEY VOL. 6, PG. 59

CONCORD TOWNSHIP

N 06° 56' 25" E
323.22'

380.94'

57.72'

CITY OF TROY

REMAINDER OF INLOT 7155
9.978 ACRES

JAMES J. MORO
D.B. 740, PG. 80
P.B. 14, PG. 67
LAND SURVEY VOL. 16, PG. 60

I.L. 9799

N 66° 08' 36" W
120.00'

I.L. 9800

N 66° 08' 36" W
180.00'

S 23° 51' 24" W
2.58'

OLIVIA DR.
50' R/W

S 23° 51' 24" W 188.37'

424+50
175' LT.

CITY OF TROY

S 00° 19' 32" W 497.49'

CONCORD TOWNSHIP

D.B. 446 PG. 267

429+47.31
161.64' LT.

LA R/W

S 06° 44' 42" W
307.81'

381.32'

73.51'

O.D.O.T. DWGS.:
MIA - 25 - 4.29
MIA - 75 - 7.85

D.B. 330 PG. 510
D.B. 330 PG. 511
D.B. 452 PG. 374

O.D.O.T DWGS. MIA - 25 - 4.29

CITY OF TROY

CONCORD TOWNSHIP

344.08'

S 84° 32' 17" E

R/W

538+54.50 (SR. 718)
0.00

STATE ROUTE 718
R/W WIDTH VARIES

ADDITIONAL REFERENCES

PLAT 29-B CONCORD TWP. TAX MAP
TROY SW 149 TAX MAP
P.B. 7 PG. 46
P.B. 8 PG. 148
P.B. 9 PG. 84
P.B. 9 PG. 118
LAND SURVEY VOL. 6 PG. 156

INTERSTATE ROUTE 75 - LIMITED ACCESS RIGHT OF WAY
N 01° 12' 47" W
R/W WIDTH VARIES

LEGEND
- ● #5 REBAR SET
- ▲ MAG NAIL SET
- □ STONE FOUND
- ○ 1 1/2" PIPE FOUND

OCCUPATION IN GENERAL FITS THE SURVEYED LINES

STATE OF OHIO
CHARLES ROBERT WIRRIG
7532
REGISTERED PROFESSIONAL SURVEYOR

Charles R. Wirrig 12/15/2004
CHARLES R. WIRRIG P.S.
OHIO LICENSE NO. 7532

PREPARED BY:

NORFLEET, BROWN & PETKEWICZ INC.
Civil Engineers & Surveyors
228 Byers Road, Suite 301
Miamisburg, Ohio 45342
Ph (937)847-2313 Fax (937)847-2303

SCALE: 1" = 60'	DRAWN: CRW	CHK'D: KPD
DATE: DEC. 2004	JOB No.: 02-4987	

VOL. 48 PLAT NO. 158

MIAMI CO. ENGRS. RECORD OF SURVEYS LAND

SCALE: 1 INCH = 300 FEET

33 (SE 1/4)
4 (NE 1/4)
SECTION

9
8
TOWN

5
5
RANGE

NEWBERRY
TOWNSHIP

℄ MIAMI - SHELBY ROAD = SEC. LINE
CORPORATION — SECTION

MON. BOX

L.S. VOL. 39, P. 144

L.S. VOL. 47, P. 197

(30.00)

HALF SEC. LINE

N 89° 24' 50" E
1093.30

HALF SEC. LINE
N 89° 24' 50" E

NO. 104

APPROX. 10" X 10" STONE FND.

N.W. COR. OF S.E. QR. OF SEC. 33, T9, R5

NO. 32 ROAD — HALF SEC. LINE

67.0174 Ac.

SECTION LINE

℄ NEWBERRY - WASHINGTON ROAD

2670.64
S 0° 59' 05" E

RAKESTRAW — N 0° 59' 30" W 2670.59

L.S. VOL. 3, P. 389

60' R/W

(153.00)

(N.I.S.) (0.53)

(87.30)

5" X 5" STONE FND.

SECTION LINE

S 89° 25' W 1092.98
N 89° 25' E 1333.28

6" X 7" STONE FND.

STONE FND. W/WITNESS I.P. 0.38' N. OF STONE

N.W. COR. OF N.E. QR. OF SEC. 4, T8, R5

SECTION 33, T 9, R 5

SECTION 4, T 8, R 5

GROVE — N 0° 50' W 670.97

675.44
S 0° 55' 37" E

TRACT "A"
20.6136 Ac.

(18.00)

S 89° 36' 30" W 1334.41
N 89° 36' 30" E 1334.41

L.S. VOL. 30, P. 109

MULBERRY — N 0° 50' W 672.64

672.65
S 0° 55' 37" E

TRACT "B"
20.6134 Ac.

L.S. VOL. 3, P. 184

1335.51
S 89° 36' 30" W

(18.00)

HALF SEC. LINE

N

SCALE: 1" = 300'

NOTE

- o = IRON PIN SET
- ⊠ = IRON PIN FOUND
- ⊠ = R.R. SPIKE FOUND
- ● = P.K. NAIL SET
- □ = STONE FOUND

BASIS OF BRGS.: L.S. VOL. 30, PG. 109 (℄ OF ROAD)

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

SURVEY OF THREE TRACTS
FOR
M.H. TAYLOR & T.R. HALLER
COVINGTON - OHIO

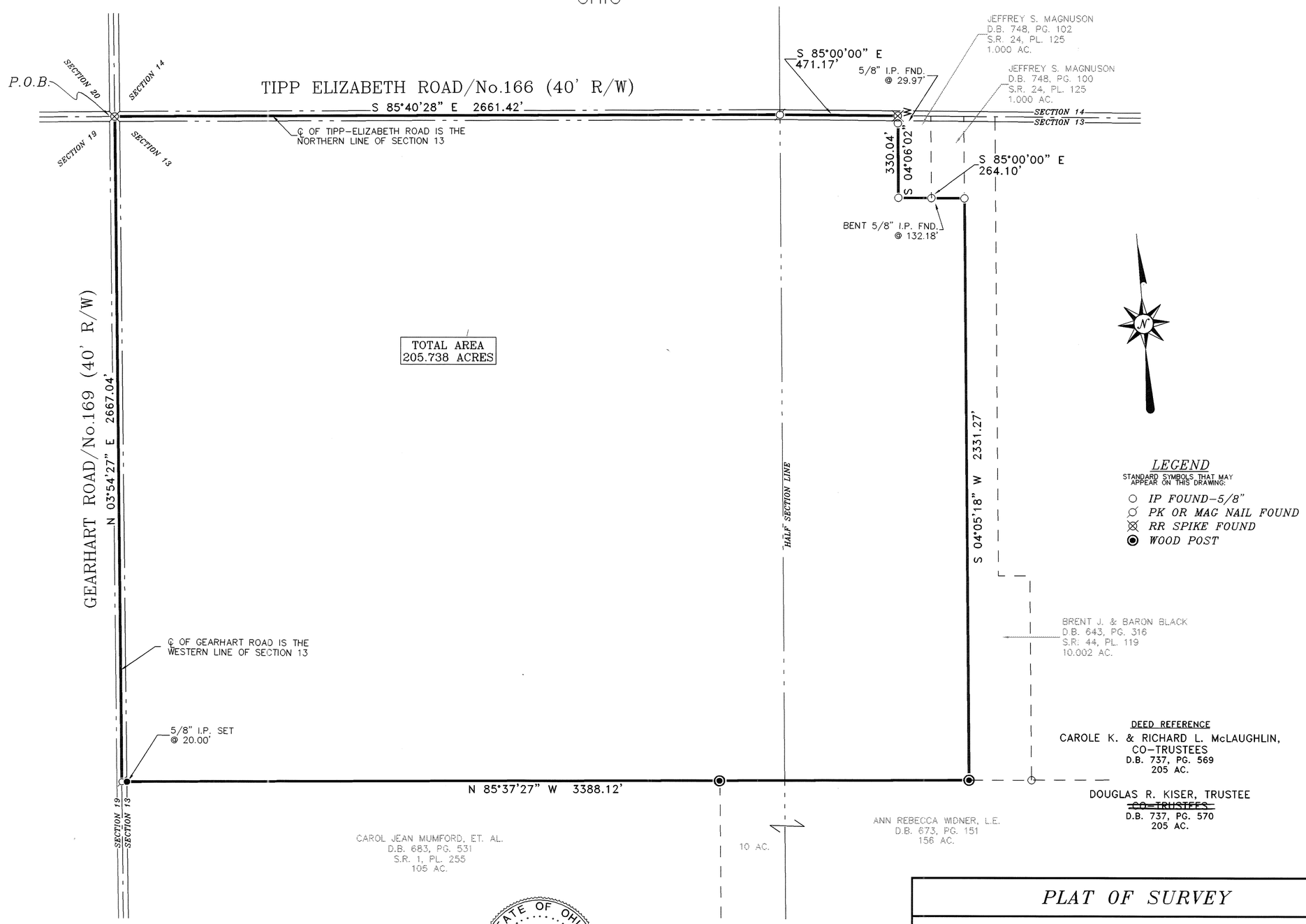
DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	D.T.	SHEET NO.
DEC. - 2004	TRACKED BY		1/1
FILE NO. 301104	CHECKED BY	D.T.	

VOLUME 48 PLAT NO. 159
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEY'S

PLAT OF SURVEY FOR
COUNTRYTYME LEBANON, LTD.

SITUATED IN
RANGE 10, TOWN 2, SECTION 13
ELIZABETH TOWNSHIP
MIAMI COUNTY
OHIO



NOTES:

BASIS OF BEARINGS S 85°00'00" E FROM D.B. 748, PG. 100.

DEED RECORDS AS SHOWN ON PLAT ARE SOURCE DOCUMENT.

OCCUPATION IN GENERAL FITS SURVEY.

ALL MONUMENTS IN GOOD CONDITION.

ALL REFERENCE PINS ARE SET AT 30.00' UNLESS OTHERWISE NOTED.

STATE OF OHIO
M. ERNIE BLANKENSHIP
S-8206
REGISTERED
PROFESSIONAL SURVEYOR

I HEREBY CERTIFY THIS TO BE A CORRECT PLAT OF A SURVEY MADE UNDER MY DIRECTION IN DECEMBER, 2004.

M. ERNIE BLANKENSHIP, PS 8206

0' 300' 600' 900'
SCALE: 1"= 300'

PLAT OF SURVEY

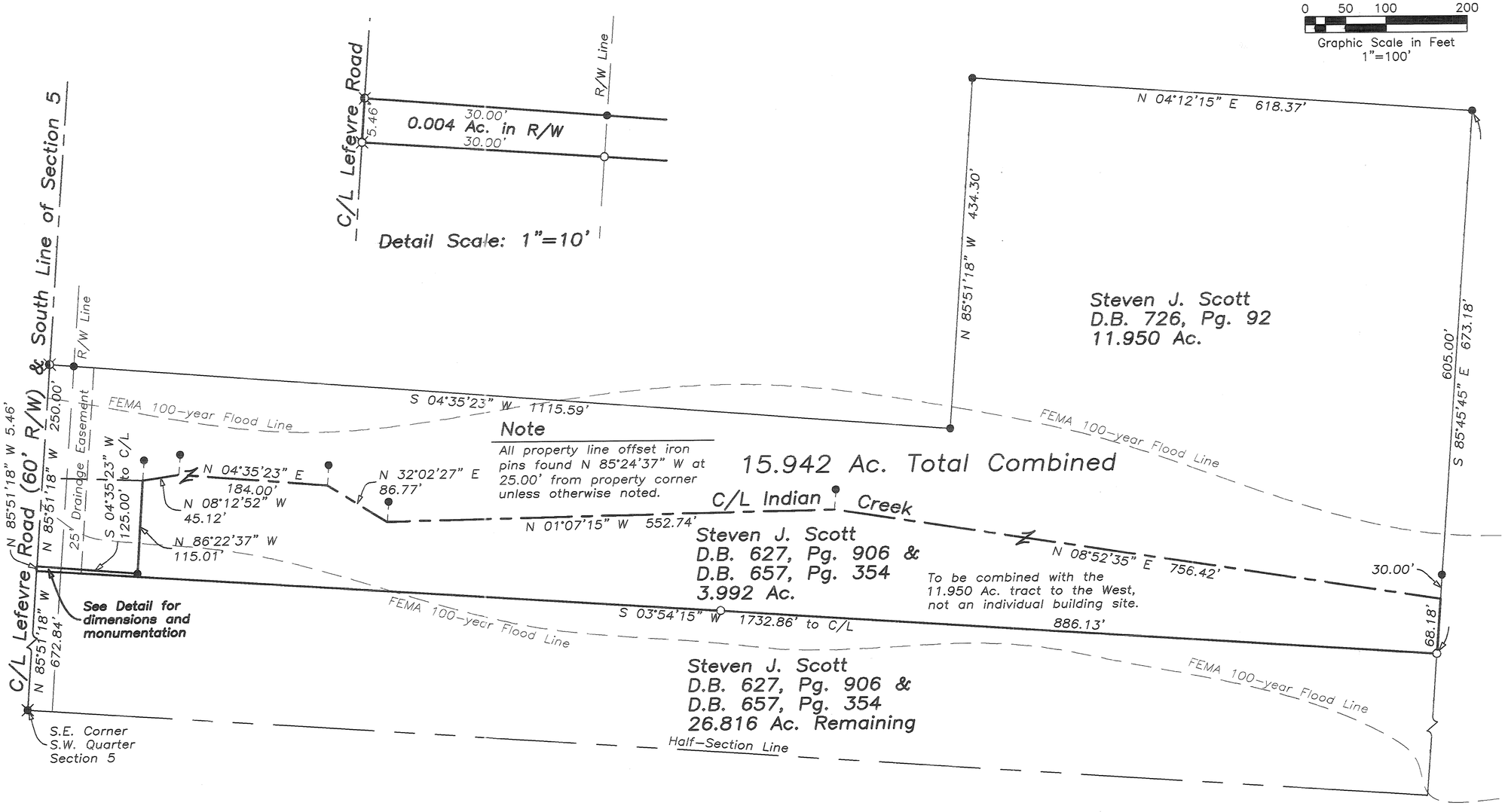
COUNTRYTYME LEBANON, LTD.
TIPP ELIZABETH ROAD
MIAMI COUNTY OHIO

BLANKENSHIP & ASSOCIATES, INC.
CIVIL ENGINEERS ~ LAND SURVEYORS
115 W. MAIN STREET
WILMINGTON, OHIO 45177
TELEPHONE: (937) 382-0704
FACSIMILE: (937) 382-0704

DATE: DECEMBER, 2004
JOB NO. 04-865S
SCALE: 1" = 300'
FILENAME: TIPP-ELIZAB

2	10 BTMRS	5 SW ¼	ELIZABETH	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 160
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



Note

All property line offset iron pins found N 85°24'37" W at 25.00' from property corner unless otherwise noted.

15.942 Ac. Total Combined

Certification of Registration

This is to certify that Planning Commission Approval of this conveyance is not required, as being exempt under O.R.C. 711.001
Notice is given to all parties:
No additional building site is created by this conveyance; no structure may be erected or maintained on the premeses herein conveyed without further compliance with all Zoning, Building, and Planning Regulations of Miami County.

15.942 Ac. Total
3.992 Ac. TRANSFER

12-23-04
Secretary
Miami County Planning Commission

Certified to conform with
Miami County Survey Requirements

Douglas L. Christian
Miami County Engineer

Deputy 12-21-04 Date

Legend

- ● Iron Pin Found
- ○ 5/8" Capped Iron Pin Set (Cozatt, S6001)
- ⊠ R.R. Spike Found
- ⌑ Gin Spindle Set
- ⌑ Gin Spindle Found

References

Miami County Engineer's
Record of Land Surveys
Volume 45, Page 108
(Basis of Bearings)
Volume 38, Page 58

Note

F.E.M.A. 100-year Flood Line is approximate, based on Firm Panel 390398-0100 B dated January 19, 1983.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED PROFESSIONAL SURVEYOR

Survey of 3.992 Ac. for Steve Scott

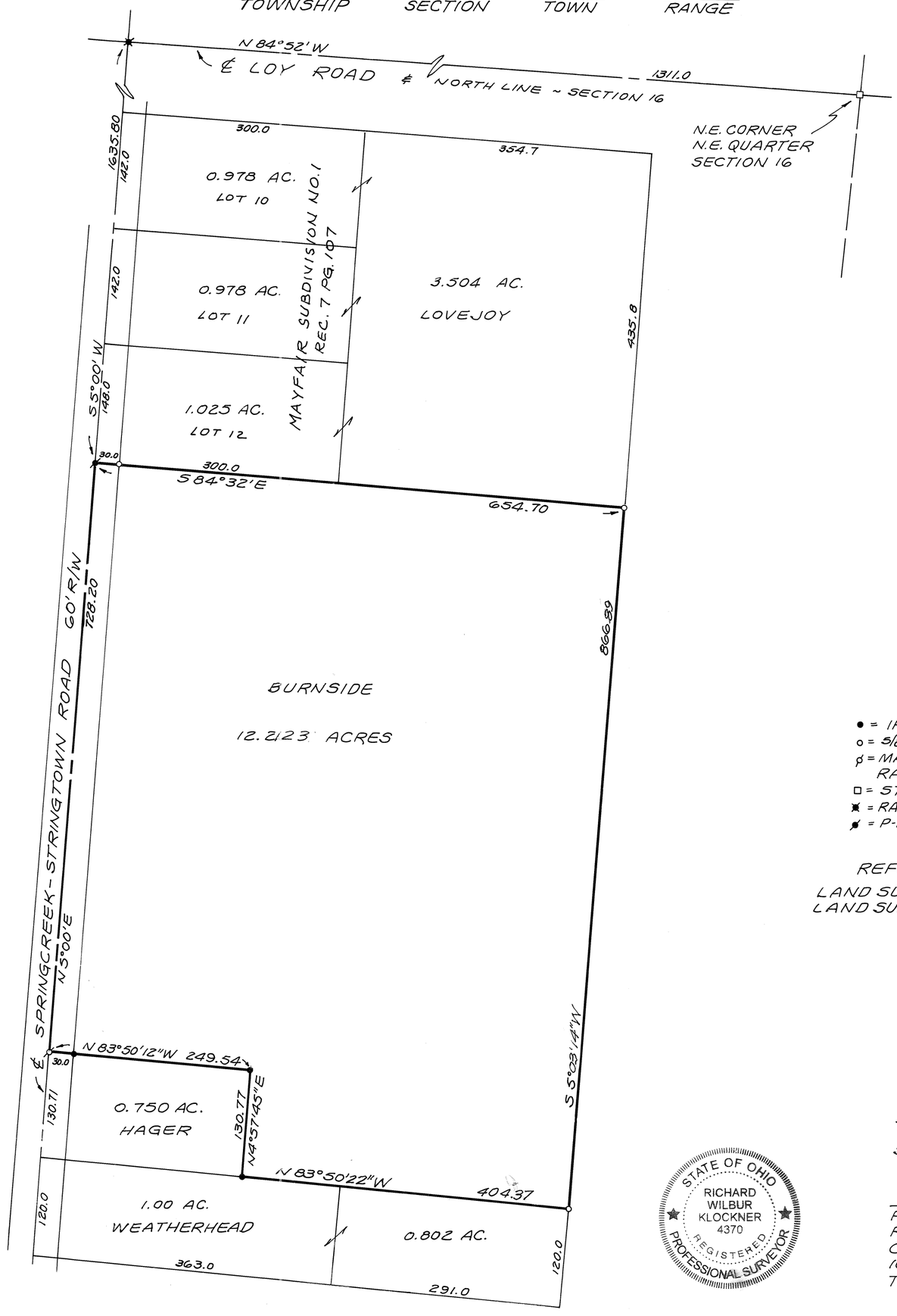
Michael W. Cozatt 12-17-04
MICHAEL W. COZATT
P.S. #6001

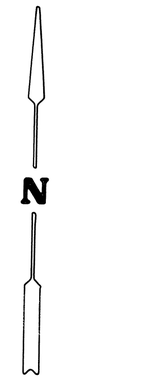
COZATT ENGINEERING COMPANY
Civil Engineer — Land Surveyor
476 Swailes Road — Troy, OH 45373
Job No. 12600 — (937)-339-2921
File Name: C:\Surveys\2000\00126 Scott.dwg
Drawn by: RES ~ Checked by: MWC 12/17/2004 1:51:02 PM

STAUNTON / TOWNSHIP | N.E. QTR-16 / SECTION | 1 / TOWN | 11 / RANGE

VOLUME 48 PLAT 161
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 19 DEC., 2004







SCALE: 1"=100'

LEGEND

- ● = IRON PIN FOUND
- ○ = 5/8" IRON PIN SET
- ⌀ = MAG NAIL SET OVER RAILROAD SPIKE FOUND
- □ = STONE
- ✖ = RAILROAD SPIKE FOUND
- ✖ = P-K NAIL FOUND

REFERENCE

LAND SURVEY VOL. 16; PLAT 45
LAND SURVEY VOL. 17; PLAT 74

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED PROFESSIONAL SURVEYOR

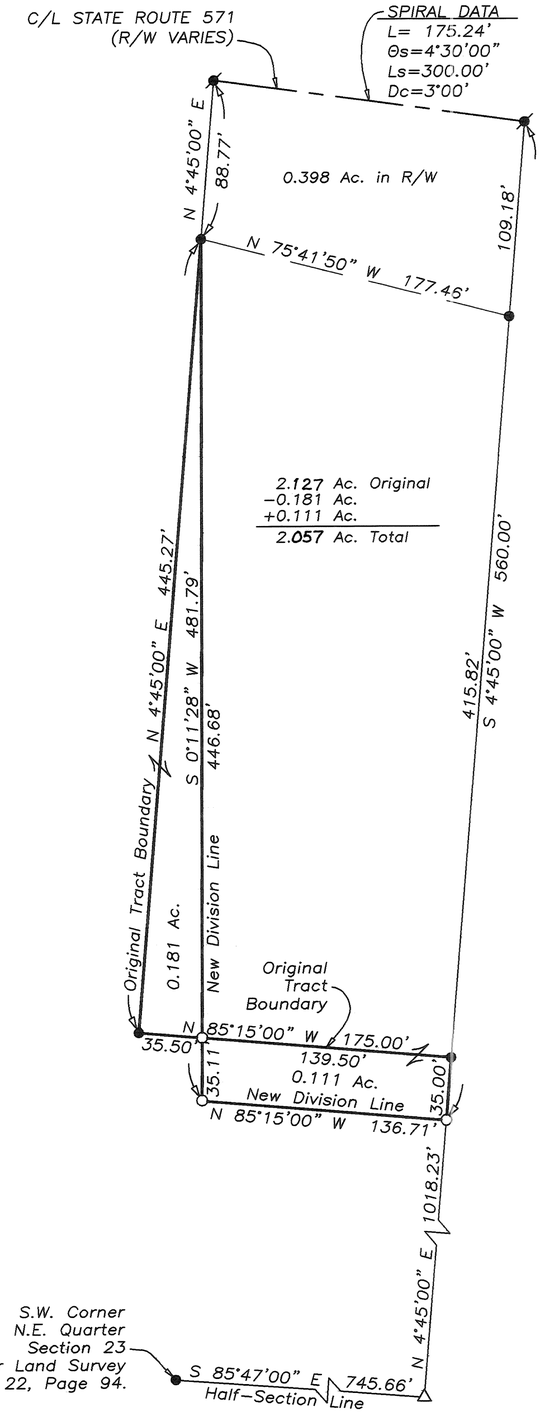
SURVEY OF 12.2123 ACRES IN STAUNTON TOWNSHIP FOR THE CLIFFORD BURNSIDE ESTATE.

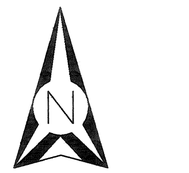
Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

2	9 BTMRS	23 NE ¼	BETHEL	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 162
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS





0 30 60 120
Graphic Scale in Feet
1"=60'

LEGEND

- ◐ Iron Pipe Found
- ● Iron Pin Found
- ○ 5/8" Capped Iron Pin Set (Cozatt, S6001)
- ⌀ P.K. Nail Found
- ⌀ Mag Nail Set
- ⌀ Mag Nail Found
- ✖ R.R. Spike Found
- ⌀ Gin Spindle Set
- ✖ Gin Spindle Found
- □ Stone Found
- △ Concrete Corner Post Found

Certification of Registration

This is to certify that Planning Commission Approval of this conveyance is not required, as being exempt under O.R.C. 711.001
Notice is given to all parties:
No additional building site is created by this conveyance; no structure may be erected or maintatined on the premeses herein conveyed without further compliance with all Zoning, Building, and Planning Regulations of Miami County.

2.057 Ac. Total

12-29-04
Daniel K. Brandewie
Secretary
Miami County Planning Commission

Certified to conform with
Miami County Survey Requirements
Douglas L. Christian
Miami County Engineer
Andy Smith 12-29-04
Deputy Date

REFERENCES

Miami County Engineer's
Record of Land Surveys
Volume 15, Page 72
Volume 22, Page 151
Volume 33, Page 55
Volume 44, Page 108
(Basis of Bearings)

Survey
for Hidden Lake Golf
Course c/o Don Dick

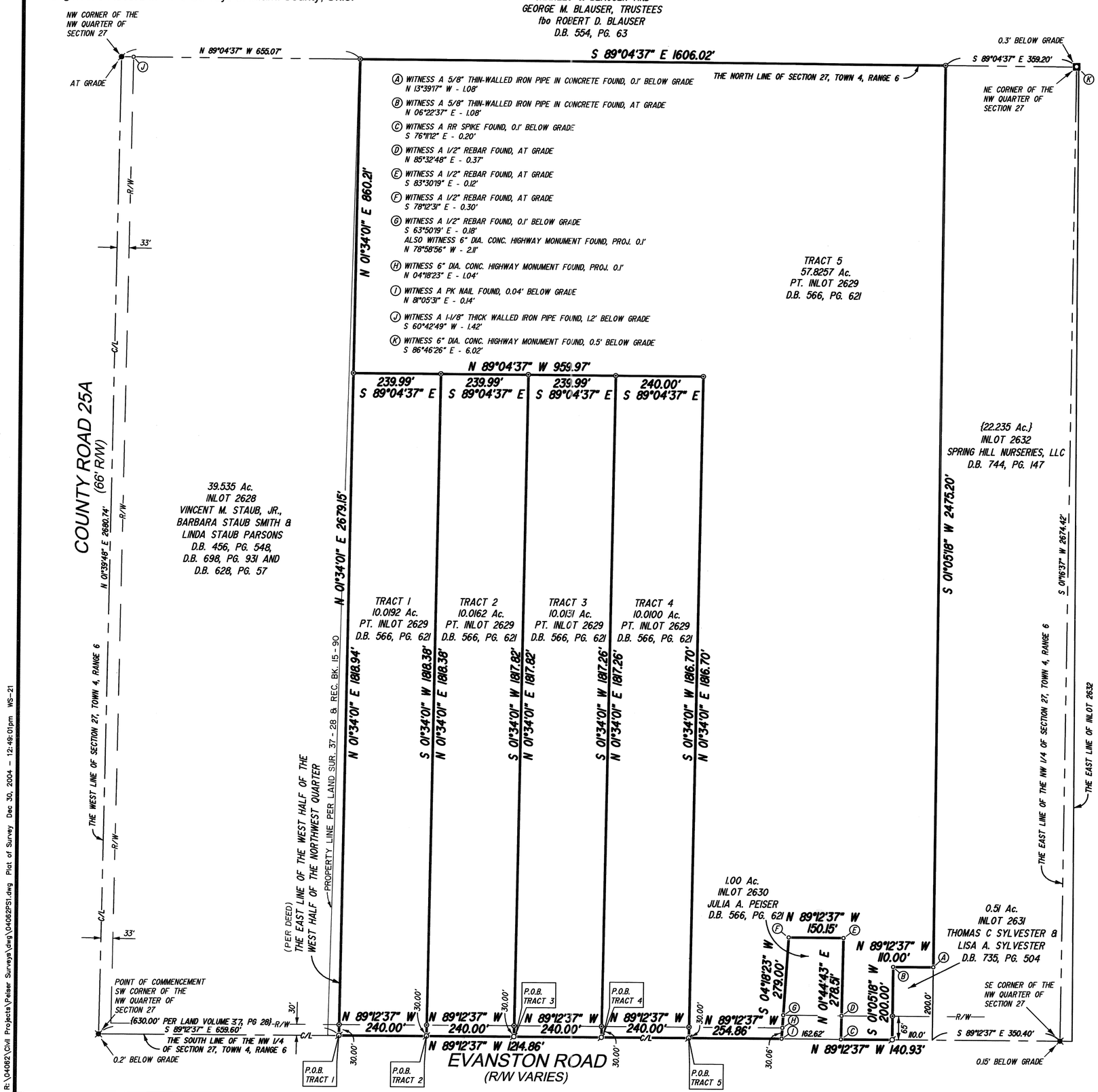
STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED PROFESSIONAL SURVEYOR

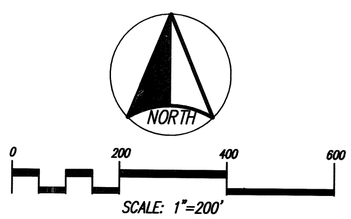
Michael W. Cozatt 12-20-04
MICHAEL W. COZATT
P.S. #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 21204 — (937)-339-2921
File Name: C:\Surveys\2004\04212 Hidden Lake
Drawn by: ADS, RES ~ Checked by: MWC 12/27/2004 9:25:34 AM

Bearing basis established as South 89°04'37" East along the north line of Section 27, Town 4, Range 6 as recorded in ~~Plat~~ Book 37, Page 28 of the Miami County Engineer's Record of Land Surveys of Miami County, Ohio.

VOLUME 48, PAGE 163
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS





PLAT OF SURVEY

FOR:

JULIA A. PEISER

LOCATED IN:

SECTION 27, TOWN 4, RANGE 6,
EAST OF THE FIRST MERIDIAN
INLOT 2629
CITY OF TIPP CITY
MIAMI COUNTY, OHIO

LEGEND:

- ● 1/2" REBAR (fd) UNLESS OTHERWISE NOTED
- ⊙ 5/8" REBAR (s), AS NOTED
- ✖ RAILROAD SPIKE (fd)
- ⌀ MAG NAIL SET - 2 1/2"
- ⌀ MAG NAIL FOUND
- ○ CORNER NOT MONUMENTED
- ◘ 6" DIA. CONC. HIGHWAY MONUMENT WITH CENTER DEPRESSION FOUND

Reference Documents

1) All Deeds Shown on Plat of Survey
2) Volume 20, Page 164 of the Miami County Engineer's Record of Land Surveys
3) Volume 6, Page 8 of the Miami County Engineer's Record of Land Surveys
4) Volume 12, Page 158 of the Miami County Engineer's Record of Land Surveys
5) Volume 37, Page 28 of the Miami County Engineer's Record of Land Surveys

Surveyors Note

1) Fencelines Generally agree with Property Lines, unless otherwise shown
2) All Rebar Set are 5/8" Dia. X 30" Long and have a Yellow Plastic Cap Stamped "D. Reynolds P.S. 8126".
3) All monuments found are in good condition unless otherwise shown.
4) No Buildings or Major improvements were located during this survey, unless otherwise shown on plat.
5) Brackets "{ }" indicate Plat or Deed calls.

Certification: This Boundary Survey was prepared in accordance with Chapter 4733-37 of the Ohio Administrative Code. I Certify that this Plat of Survey was made under my direct supervision and is based on an actual field survey, dated September, 2004.

DAVID M. REYNOLDS, P.S. No. 8126

12/30/2004
DATE THIS PRINT ISSUED:

STATE OF OHIO
DAVID M. REYNOLDS
8126
REGISTERED PROFESSIONAL SURVEYOR

JOB No. 04062

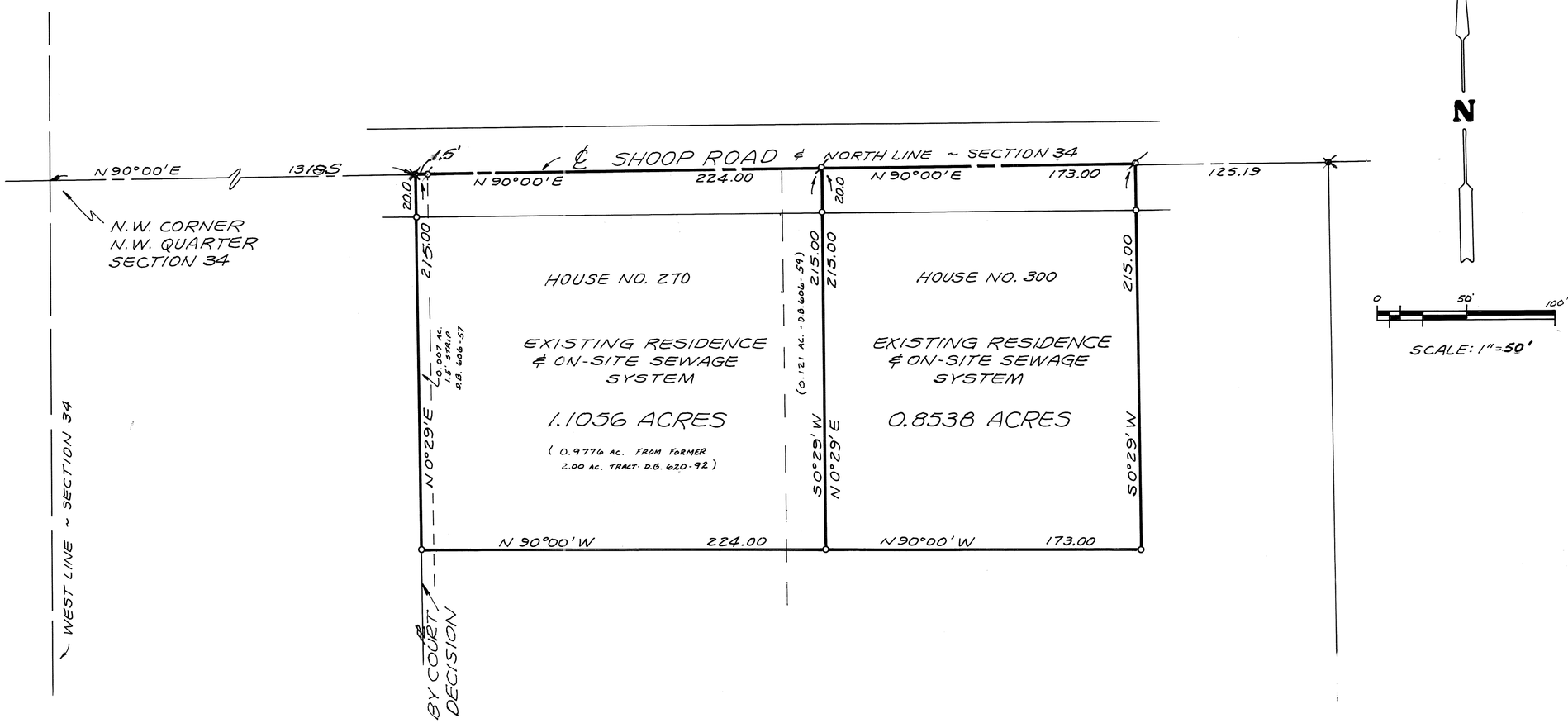
H L S
Surveyors & Engineers
3939 VANCO LANE, VANDALIA, OH. (937)-669-2400

R:\04062\Civil Projects\Peiser Surveys\dwg\04062PS1.dwg Plat of Survey Dec 30, 2004 - 12:49:01pm WS-21

MONROE TOWNSHIP | N.W. QTR~34 SECTION | 4 TOWN | 6 RANGE

VOLUME 48 PLAT 164
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 18 NOV., 2004



REFERENCE
LAND SURVEY VOL. 9; PLAT 115
LAND SURVEY VOL. 41; PLAT 113

LEGEND
● = IRON PIN FOUND
○ = IRON PIN SET
⌀ = MAG NAIL SET
✖ = RAILROAD SPIKE FOUND

APPROVED
Miami County Planning Commission
Date 11/3/05
Secretary Dan Brandewiell

Certified To Conform With
Miami County Survey Requirements
DOUGLAS L. CHRISTIAN
Miami County Engineer
12-30-2004
Deputy Date

APPROVED
Subject To Zoning Approval
By
Date 12/6/05
Miami County Health District

STATE OF OHIO
RICHARD
WILBUR
KLOCKNER
4370
REGISTERED
PROFESSIONAL SURVEYOR

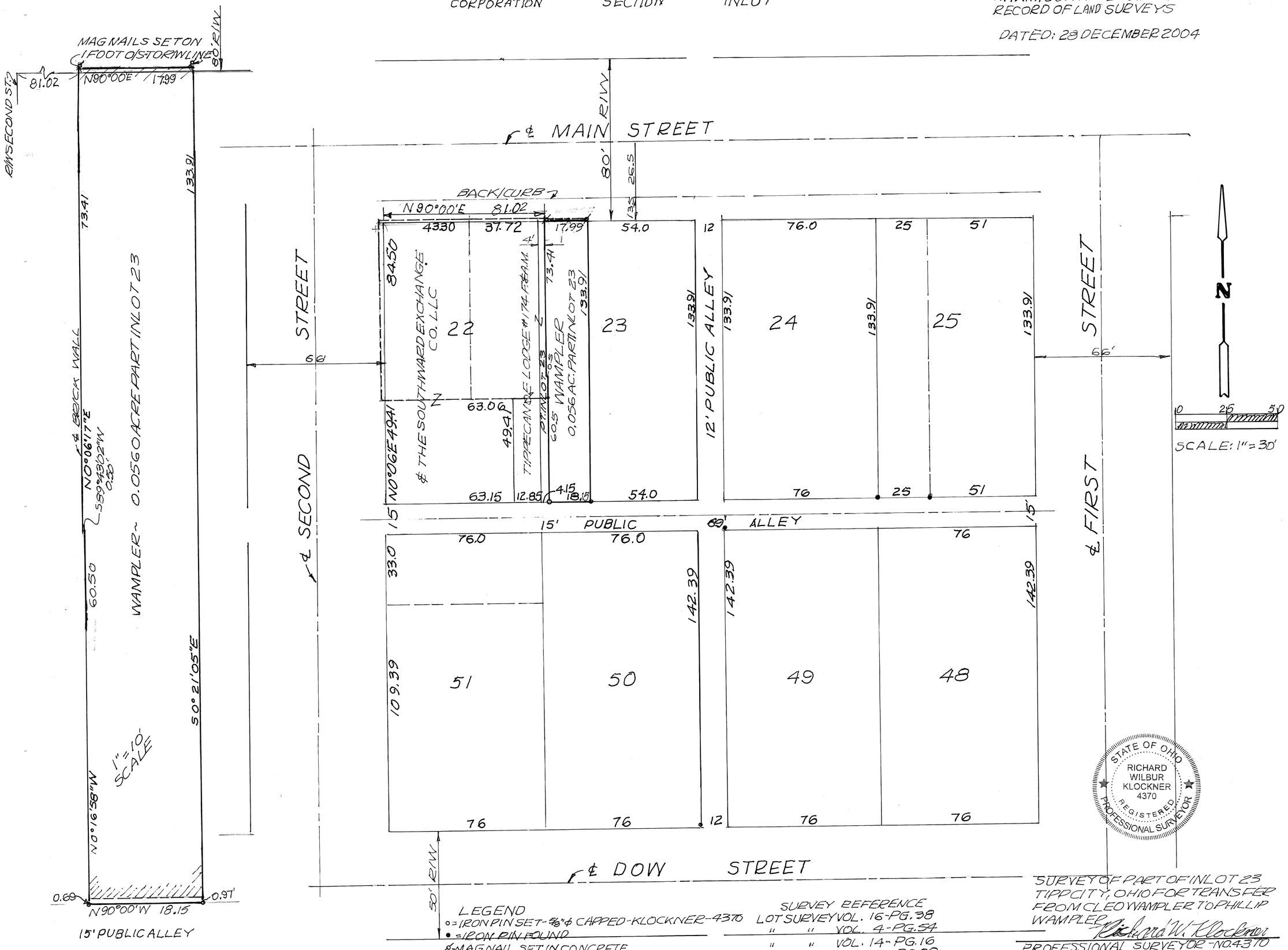
DIVISION OF TWO (2) TRACTS WITH EXISTING RESIDENCES IN SECTION 34, MONROE TOWNSHIP FOR DON COX.

Richard W. Klockner
PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

TIPPCITY CORPORATION | S.E SECTION | PT. 23 INLOT

VOLUME 48 PAGE 165
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

DATED: 28 DECEMBER 2004



LEGEND
○ = IRON PIN SET - 5/8"φ CAPPED - KLOCKNER - 4370
● = IRON PIN FOUND
⌀ = MAG. NAIL SET IN CONCRETE

SURVEY REFERENCE
LOT SURVEY VOL. 16 - PG. 38
" " VOL. 4 - PG. 54
" " VOL. 14 - PG. 16
" " VOL. 16 - PG. 28

SURVEY OF PART OF INLOT 23
TIPPCITY, OHIO FOR TRANSFER
FROM CLEO WAMPLER TO PHILLIP
WAMPLER

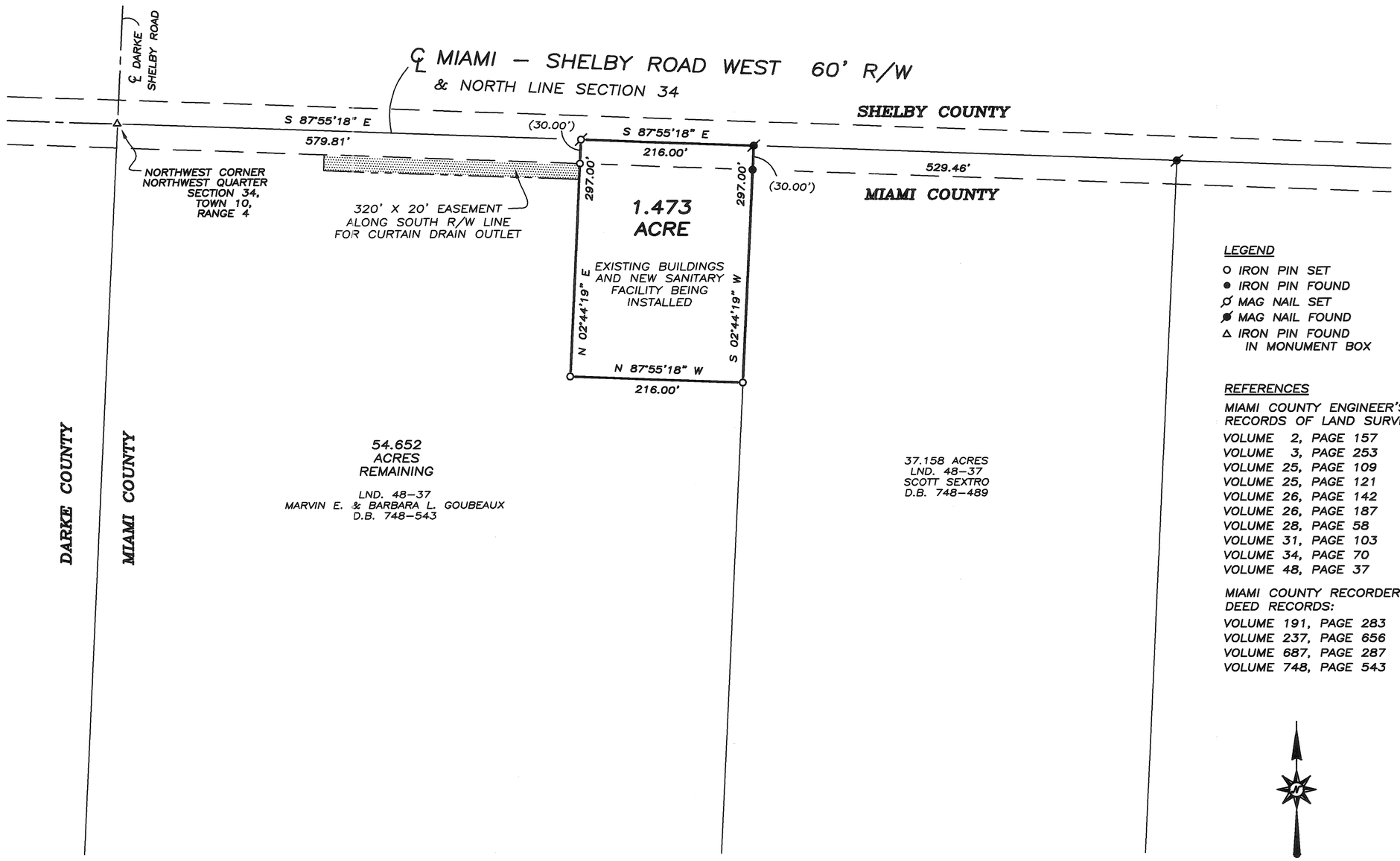
Richard W. Klockner

PROFESSIONAL SURVEYOR - NO. 4370
RICHARD W. KLOCKNER & ASSOC.
CIVIL ENGINEERING - SURVEYING
16 E. WATER ST. - TROY, OHIO
937-339-5331

NEWBERRY TOWNSHIP | 34 NW 1/4 SECTION | 10 TOWN | 4 RANGE

VOLUME 48 PAGE 166

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⌀ MAG NAIL SET
- ⌀ MAG NAIL FOUND
- △ IRON PIN FOUND IN MONUMENT BOX

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:

VOLUME 2, PAGE 157
VOLUME 3, PAGE 253
VOLUME 25, PAGE 109
VOLUME 25, PAGE 121
VOLUME 26, PAGE 142
VOLUME 26, PAGE 187
VOLUME 28, PAGE 58
VOLUME 31, PAGE 103
VOLUME 34, PAGE 70
VOLUME 48, PAGE 37

MIAMI COUNTY RECORDER'S DEED RECORDS:

VOLUME 191, PAGE 283
VOLUME 237, PAGE 656
VOLUME 687, PAGE 287
VOLUME 748, PAGE 543

N

0 50 100 200

GRAPHIC SCALE IN FEET
1" = 100'

APPROVED
MIAMI COUNTY PLANNING COMMISSION
Jan. 5th 2005
DATE
Daniel L. Sanderson
SECRETARY

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Dennis Ventrella 1-5-2005
DEPUTY DATE

APPROVED
SUBJECT TO ZONING APPROVAL
BY Jeff Kocht
DATE 1/5/2005
MIAMI COUNTY
GENERAL HEALTH DEPT.

GOUBEAUX SURVEY OF 1.473 ACRE
IN MIAMI COUNTY, OHIO ~ OCTOBER 7, 2004

STATE OF OHIO
THOMAS R. ZECHMAN 7077
REGISTERED PROFESSIONAL SURVEYOR

Thomas R. Zechman

THOMAS R. ZECHMAN
OHIO REGISTERED
PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773-9479

EASEMENT RECORDED IN D.B. 758-789 & 767-482

VOLUME 48 PAGE 167

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

STAUNTON TOWNSHIP	1 SECTION	1 TOWN	10~MRS RANGE
ELIZABETH TOWNSHIP	31 SECTION	2 TOWN	10~MRS RANGE
BETHEL TOWNSHIP	6 SECTION	1 TOWN	9~MRS RANGE
BETHEL TOWNSHIP	36 SECTION	2 TOWN	9~MRS RANGE

PLAT OF SURVEY FOR CONSERVATION EASEMENT

PROPERTY LINE PER DEED VOLUME 737 PAGE 411 & LAND SURVEY VOLUME 47 PAGE 108

C/L "ABANDONED" CHILDREN'S HOME–GRAYSON ROAD

PROPERTY LINE PER DEED VOLUME 737 PAGE 411 & LAND SURVEY VOLUME 28 PAGE 155

SECTION LINE

C/L CHILDREN'S HOME–GRAYSON ROAD

POB NE COR SECTION 1, STAUNTON TWP. & NW COR SECTION 31, ELIZABETH TWP. STONE CALLED FOR DEED VOLUME 737 PAGE 411 & LAND SURVEY VOLUME 28 PAGE 155

TPOB SHEETS DITCH EASEMENT

C/L "ABANDONED" CHILDREN'S HOME–GRAYSON ROAD

TPOB– LOST CREEK EASEMENT

25.596 ACRES DEED VOLUME 737 PAGE 411 & LAND SURVEY VOLUME 47 PAGE 108

C/L "ABANDONED" CHILDREN'S HOME–GRAYSON ROAD

TPOB GREAT MIAMI RIVER EASEMENT

LINE	BEARING	DISTANCE
L1	N 73°55'40" E	33.71'
L2	N 63°05'40" E	168.33'
L3	S 63°05'40" W	173.53'

NEW EASEMENT LINE

NEW EASEMENT LINE

NEW EASEMENT LINE

SECTION LINE

SECTION LINE

SECTION LINE

SECTION LINE

℄ STATE ROUTE 202 ~ 60' R/W

℄ TIPP – ELIZABETH ROAD 60' R/W

℄ TIPP – ELIZABETH ROAD 60' R/W

GREAT MIAMI RIVER

LOST CREEK

SHEETS DITCH

HOLLO

STAUNTON TWP. SEC. 1, T.1, R.10

ELIZABETH TWP. SEC. 31, T.2, R.10

BETHEL TWP. SEC. 6, T.1, R.9

BETHEL TWP. SEC. 36, T.2, R.9

GRUSENMEYER LAND, LLC
DEED BOOK 737, PAGE 411

801.795 ACRES TOTAL
LAND SURVEY 28–155
(56.297 ACRES TOTAL IN CONS. EASE.)

3.982 ACRES
LAND SURVEY 38–194
(0.325 AC. IN CONS. EASE.)

PROPERTY LINE PER DEED VOLUME 737, PAGE 411 & LAND SURVEY VOLUME 28 PAGE 155

<u>AREA SUMMARY</u>
GREAT MIAMI RIVER CONSERVATION EASEMENT
15.095 ACRES TOTAL
9.717 ACRES IN STAUNTON TWP. SECTION 1
5.378 ACRES IN BETHEL TWP. SECTION 6
D.B. 758 - 789

<u>AREA SUMMARY</u>
LOST CREEK CONSERVATION EASEMENT
26.930 ACRES TOTAL
6.780 ACRES IN BETHEL TWP. SECTION 6
(INCLUDING 0.325 AC. IN 3.982 AC. TRACT)
20.150 ACRES IN STAUNTON TWP. SECTION 1
D.B. 758 - 789

<u>AREA SUMMARY</u>
SHEETS DITCH CONSERVATION EASEMENT
14.597 ACRES TOTAL
2.096 ACRES IN STAUNTON TWP. SECTION 1
1.970 ACRES BETHEL TWP. SECTION 36
10.531 ACRES ELIZABETH TWP. SECTION 31
D.B. 758 - 789

<u>CURVE DATA</u>
RADIUS: 900.00'
ARC LENGTH: 106.03'
CHORD: S69°13'16"W ~ 105.97'
DELTA ANGLE: 06°45'00"
TANGENT: 53.08
DEGREE OF CURVE: 06°21'58"

0 500 1000 1500
GRAPHIC SCALE IN FEET
1"=500'

<u>REFERENCES</u>

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:
VOLUME 28, PAGE 155
VOLUME 38, PAGE 194
VOLUME 47, PAGE 108

MIAMI COUNTY RECORDER'S DEED RECORDS:
GRUSENMEYER LAND, LLC
D.B. 737–411

<u>LEGEND</u>

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⌀ P.K. NAIL SET
- ⌀ P.K. NAIL FOUND

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

CONSERVATION EASEMENT FROM GRUSENMEYER LAND, LLC TO THE MIAMI CONSERVANCY DISTRICT IN MIAMI COUNTY ~ JANUARY 12, 2005

STATE OF OHIO
PHILIP C. BRUMBAUGH
5057
REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698–3000

EASEMENT RECORDED IN D.B. 758-789 & 767-482

VOLUME 48 PAGE 167

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

STAUNTON TOWNSHIP	1 SECTION	1 TOWN	10~MRS RANGE
ELIZABETH TOWNSHIP	31 SECTION	2 TOWN	10~MRS RANGE
BETHEL TOWNSHIP	6 SECTION	1 TOWN	9~MRS RANGE
BETHEL TOWNSHIP	36 SECTION	2 TOWN	9~MRS RANGE

PLAT OF SURVEY FOR CONSERVATION EASEMENT

PROPERTY LINE PER DEED VOLUME 737 PAGE 411 & LAND SURVEY VOLUME 47 PAGE 108

PROPERTY LINE PER DEED VOLUME 737 PAGE 411 & LAND SURVEY VOLUME 28 PAGE 155

25.596 ACRES DEED VOLUME 737 PAGE 411 & LAND SURVEY VOLUME 47 PAGE 108

C/L "ABANDONED" CHILDREN'S HOME–GRAYSON ROAD

C/L CHILDREN'S HOME–GRAYSON ROAD

POB NE COR SECTION 1, STAUNTON TWP. & NW COR SECTION 31, ELIZABETH TWP. STONE CALLED FOR DEED VOLUME 737 PAGE 411 & LAND SURVEY VOLUME 28 PAGE 155

SECTION LINE S 54°56'00" W 108.22'

S 41°31'20" E 211.99'

S 48°28'40" W 34'

TPOB SHEETS DITCH EASEMENT

N 75°10'40" E 101.03'

S 75°10'40" W 444.73'

96.18'

TPOB– LOST CREEK EASEMENT

S 73°55'40" W 1297.42'

N 23°00'09" W 307.91'

S 23°00'09" E 300.33'

S 15°13'34" E 297.01'

N 15°13'34" W 283.19'

S 07°11'51" E 474.16'

N 07°11'51" W 474.34'

100'

S 15°25'55" E 133.32'

N 15°25'55" W 153.06'

S 29°44'04" E 254.48'

N 29°44'04" W 273.41'

S 37°02'14" E 200.52'

N 37°02'14" W 188.12'

S 15°46'07" E 93.19'

N 15°46'07" W 54.25'

S 07°01'36" W 162.77'

N 07°01'36" E 136.35'

S 14°11'29" W 246.78'

N 14°11'29" E 230.86'

S 25°13'05" W 224.39'

N 25°13'05" E 229.63'

S 08°16'27" W 84.32'

N 08°16'27" E 111.44'

S 05°40'29" E 266.08'

N 05°40'29" W 281.49'

NEW EASEMENT LINE

S 09°18'43" E 344.74'

N 09°18'43" W 365.68'

S 29°28'04" E 191.08'

N 29°28'04" W 205.63'

S 25°46'53" E 290.19'

N 25°46'53" W 281.39'

S 19°23'38" E 310.28'

N 19°23'38" W 309.43'

S 24°48'38" E 116.64'

N 24°48'38" W 128.85'

S 33°21'32" E 407.10'

N 33°21'32" W 406.76'

S 24°25'34" E 233.32'

N 24°25'34" W 232.04'

S 31°54'07" E 359.61'

N 31°54'07" W 380.08'

S 47°46'14" E 41.89'

N 47°46'14" W 70.94'

S 64°57'10" E 295.05'

N 64°57'10" W 304.49'

S 58°27'25" E 132.34'

S 58°27'25" W 118.19'

S 48°45'58" E 253.92'

N 48°45'58" W 249.91'

S 53°53'29" E 310.28'

N 53°53'29" W 317.59'

S 57°08'36" E 143.69'

N 57°08'36" W 140.15'

S 49°50'24" E 142.64'

N 49°50'24" W ~ 126.74'

S 39°52'28" E 42.60'

SHEETS DITCH

100' 50' DITCH

50'

SECTION LINE

℄ STATE ROUTE 202 ~ 60' R/W

N 45°09'20" W 30.00'

N 42°49'40" W 484.00'

N 46°07'20" W 404.00'

S 42°16'40" W 554.20'

N 63°02'20" W 839.90'

S 64°43'40" W 1007.25'

N 18°00'37" W ~ 140.31'

N 07°56'51" W ~ 19.57'

S 23°49'46" E 66.47'

N 06°38'34" W 174.88'

C/L "ABANDONED" CHILDREN'S HOME–GRAYSON ROAD

LINE	BEARING	DISTANCE
L1	N 73°55'40" E	33.71'
L2	N 63°05'40" E	168.33'
L3	S 63°05'40" W	173.53'

N 42°49'40" E 108.46'

TPOB GREAT MIAMI RIVER EASEMENT

S 24°23'20" E 125.08'

N 86°50'20" W 252.00'

S 24°23'20" E 149.94'

N 24°23'20" W 225.00'

S 15°13'20" E 255.78'

N 15°13'20" W 238.00'

100'

S 04°04'20" E 332.10'

N 04°04'20" W 300.00'

NEW EASEMENT LINE

S 21°06'40" W 192.25'

N 21°06'40" E 180.00'

S 09°35'40" W 203.17'

N 09°35'40" E 200.00'

S 24°41'40" W 110.99'

N 24°41'40" E 110.00'

S 10°42'40" W 436.84'

N 10°42'40" E 460.00'

S 01°43'20" E 181.54'

N 01°43'20" W 216.00'

S 28°14'20" E 251.47'

N 28°14'20" W 286.00'

S 40°45'20" E 291.81'

N 40°45'20" W 310.00'

S 49°01'20" E 221.48'

N 49°01'20" W 237.00'

S 58°30'20" E 258.12'

N 58°30'20" W 275.00'

S 68°19'20" E 302.49'

N 68°19'20" W 290.00'

S 44°31'20" E 334.57'

N 44°31'20" W 303.70'

S 33°20'00" E 256.82'

N 33°20'00" W 235.00'

S 19°37'00" E ~ 215.94'

N 19°37'00" W 212.00'

S 28°52'00" E 294.86'

N 28°52'00" W 288.00'

SECTION LINE

PROPERTY LINE PER DEED VOLUME 737, PAGE 411 & LAND SURVEY VOLUME 28 PAGE 155

S 11°52'00" E 638.37'

N 11°52'00" W 608.00'

100'

S 05°40'00" W 284.82'

N 05°40'00" E 267.00'

S 08°25'00" W 362.69'

N 08°25'00" E 366.00'

S 01°53'00" W 364.98'

N 01°53'00" E 376.00'

S 04°12'00" E 253.88'

N 04°12'00" W 270.00'

S 16°32'00" E 156.84'

N 16°32'00" W 204.00'

S 23°37'00" E 124.20'

N 23°37'00" W 85.00'

S 74°51'30" W 104.87'

℄ TIPP – ELIZABETH ROAD 60' R/W

S 71°12'25" W 202.52'

N 09°44'12" W 428.35'

S 09°44'12" E 380.76'

N 00°45'11" W 244.42'

S 00°45'11" E 244.28'

N 09°39'40" W 219.05'

S 09°39'40" E 205.13'

N 07°07'23" E 866.01'

S 07°07'23" W 868.21'

N 15°02'30" W 452.72'

S 15°02'30" E 466.99'

N 23°29'57" W 275.45'

S 23°29'57" E 274.50'

N 15°34'52" W 306.12'

S 15°34'52" E 300.95'

N 26°26'38" W 172.24'

S 26°26'38" E 175.93'

N 13°29'25" W 77.43'

S 13°29'25" E 144.79'

N 11°40'56" E 206.00'

S 11°40'56" W 206.57'

N 13°10'43" W 55.51'

S 13°10'43" E 54.22'

N 10°58'27" E 154.41'

S 10°58'27" W 158.56'

N 10°53'30" W 149.80'

S 10°53'30" E 142.87'

N 14°56'04" W 449.35'

S 14°56'04" E 456.59'

NEW EASEMENT LINE

N 26°46'54" W 139.04'

S 26°46'54" E 128.14'

N 08°47'41" W 112.19'

S 08°47'41" E 91.67'

N 15°10'13" W 246.62'

S 15°10'13" E 246.77'

N 08°52'44" W 161.22'

S 08°52'44" E 159.04'

N 13°55'29" W 398.16'

S 13°55'29" E 394.24'

N 06°38'34" W 174.88'

S 06°38'34" E 107.68'

N 23°49'46" E 66.47'

S 23°49'46" W ~ 68.92'

N 07°56'51" W ~ 19.57'

S 07°56'51" E ~ 94.10'

N 18°00'37" W ~ 140.31'

S 18°00'37" E ~ 182.80'

S 22°39'36" E 269.17'

N 22°39'36" W 298.27'

S 31°34'33" E 51.14'

N 31°34'33" W 37.68'

S 15°02'30" E 466.99'

LOST CREEK

100' 200'

SECTION LINE

STAUNTON TWP. SEC. 1, T.1, R.10 ELIZABETH TWP. SEC. 31, T.2, R.10

BETHEL TWP. SEC. 6, T.1, R.9 BETHEL TWP. SEC. 36, T.2, R.9

801.795 ACRES TOTAL
LAND SURVEY 28–155
(56.297 ACRES TOTAL IN CONS. EASE.)

352.05 Ac

FORCE CLOSURE ALONG TIPP ELIZ ROAD DV 4-21-2015

GRUSENMEYER LAND, LLC
DEED BOOK 737, PAGE 411

1338.99 S74°51'30"W

3.982 ACRES
LAND SURVEY 38–194
(0.325 AC. IN CONS. EASE.)

AREA SUMMARY
GREAT MIAMI RIVER CONSERVATION EASEMENT
15.095 ACRES TOTAL
9.717 ACRES IN STAUNTON TWP. SECTION 1
5.378 ACRES IN BETHEL TWP. SECTION 6
D.B. 758 - 789

AREA SUMMARY
LOST CREEK CONSERVATION EASEMENT
26.930 ACRES TOTAL
6.780 ACRES IN BETHEL TWP. SECTION 6
(INCLUDING 0.325 AC. IN 3.982 AC. TRACT)
20.150 ACRES IN STAUNTON TWP. SECTION 1
D.B. 758 - 789

AREA SUMMARY
SHEETS DITCH CONSERVATION EASEMENT
14.597 ACRES TOTAL
2.096 ACRES IN STAUNTON TWP. SECTION 1
1.970 ACRES BETHEL TWP. SECTION 36
10.531 ACRES ELIZABETH TWP. SECTION 31
D.B. 758 - 789

0 500 1000 1500
GRAPHIC SCALE, IN FEET
1"=500'

N

CURVE DATA
RADIUS: 900.00'
ARC LENGTH: 106.03'
CHORD: S69°13'16"W ~ 105.97'
DELTA ANGLE: 06°45'00"
TANGENT: 53.08
DEGREE OF CURVE: 06°21'58"

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:
VOLUME 28, PAGE 155
VOLUME 38, PAGE 194
VOLUME 47, PAGE 108

MIAMI COUNTY RECORDER'S DEED RECORDS:
GRUSENMEYER LAND, LLC
D.B. 737–411

LEGEND
- o IRON PIN SET
- ● IRON PIN FOUND
- ⌀ P.K. NAIL SET
- ⌀ P.K. NAIL FOUND

Philip C. Brumbaugh

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

CONSERVATION EASEMENT FROM GRUSENMEYER LAND, LLC TO THE MIAMI CONSERVANCY DISTRICT IN MIAMI COUNTY ~ JANUARY 12, 2005

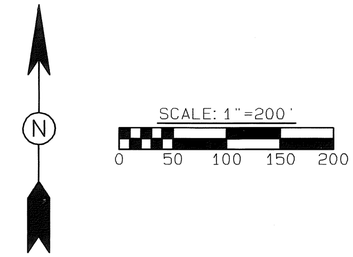
STATE OF OHIO PHILIP C. BRUMBAUGH 5057 REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698–3000

2	10BTMRS	SW 1/4 ~ 5	ELIZABETH	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 168
MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS





LEGEND

- ● R.R. SPIKE FOUND
- ● MAG NAIL FOUND
- ▲ GIN SPINDLE FOUND
- □ STONE FOUND
- ● IRON PIN FOUND
- ⊠ GIN SPINDLE SET
- ○ 5/8" ⌶ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 38. PG. 58
VOL. 45. PG. 108
VOL. 48 PG. 160
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

SURVEY OF 2 TRACTS FOR STEVE SCOTT.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

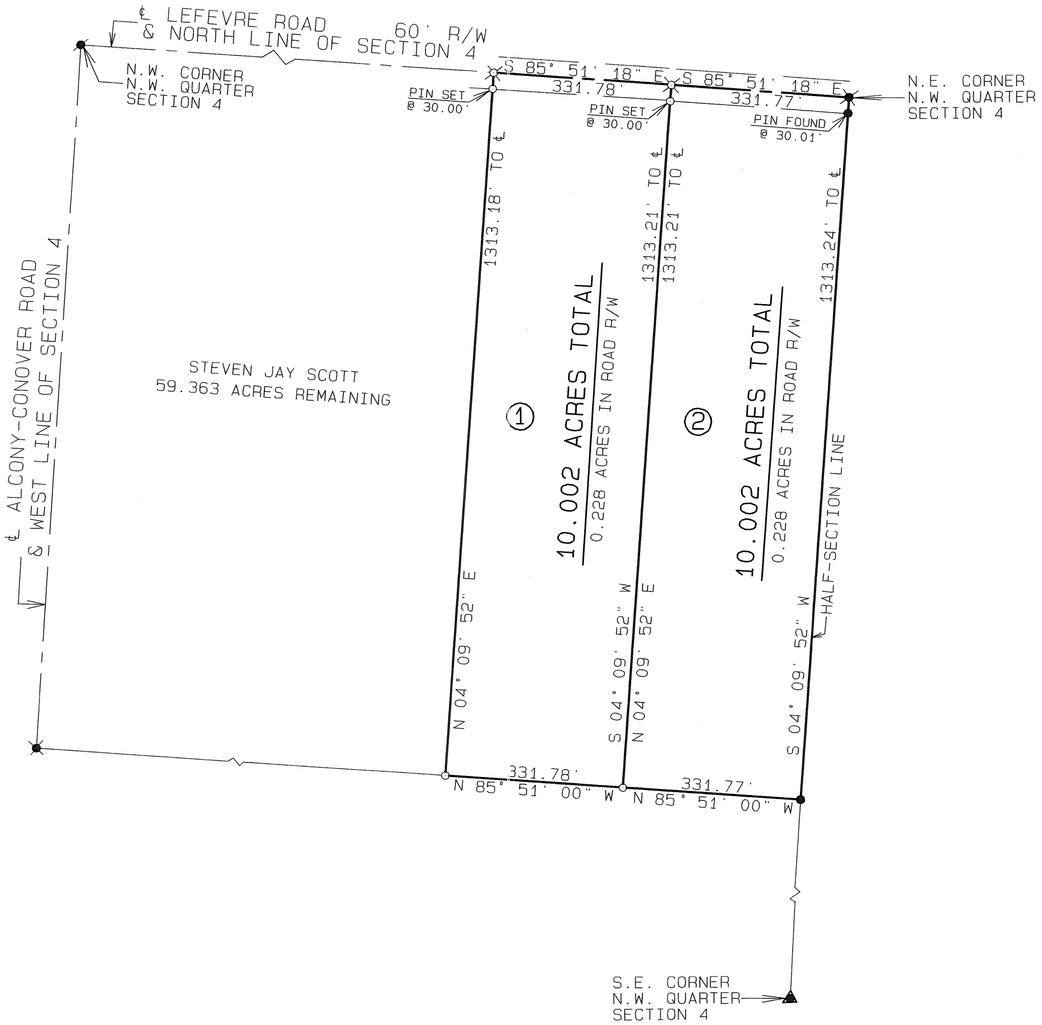
Michael W. Cozatt 12/20/04
MICHAEL W. COZATT, P.S. #6001 DATE

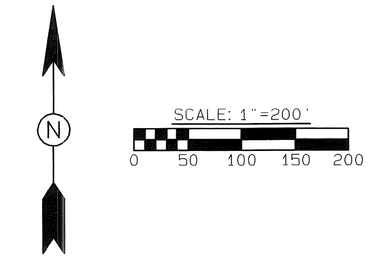
COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO

JOB NO. 30604

2	10BTMRS	NW 1/4 ~ 4	ELIZABETH	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 169
MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS





LEGEND

- ● IRON PIN FOUND
- ✕ R.R. SPIKE FOUND
- ◉ MAG NAIL FOUND
- ▲ MINE SPIKE IN WOOD FENCE POST FOUND
- ⊗ GIN SPINDLE SET
- ⊙ 5/8" ø CAPPED IRON PIN FOUND (COZATT, S6001)

REFERENCES

VOL. 38, PG. 58 { MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

SURVEY OF 2 TRACTS FOR STEVE SCOTT.

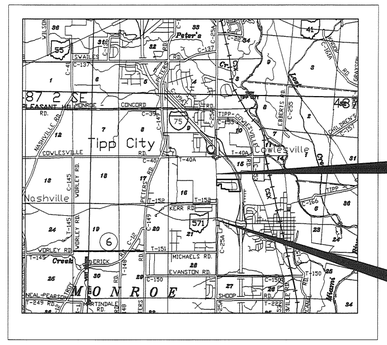
STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 12/20/04
MICHAEL W. COZATT, P.S. #6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 30704

SECTIONS 15, 16, 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



LOCATION MAP
LATITUDE = 39°57'45" LONGITUDE = 84°11'55"

PORTION TO BE IMPROVED ----------

DIVIDED HIGHWAY STATE SYSTEM ONLY

INTERSTATE 75 ROUTE

UNITED STATES 36 ROUTE

STATE 571 ROUTE

COUNTY C-35 ROADS

TOWNSHIP T-56 ROADS

MUNICIPAL & SUB DIVISION STREETS

UNDERGROUND UTILITIES
TWO WORKING DAYS
BEFORE YOU DIG
CALL 1-800-362-2764 (TOLL FREE)
OHIO UTILITIES PROTECTION SERVICE
NON-MEMBERS
MUST BE CALLED DIRECTLY

Plan Prepared By:

M•E COMPANIES
Civil Engineering Group
23 TRIANGLE PARK DRIVE
SUITE 2300
CINCINNATI, OHIO 45246
Voice: (513) 942-3141 X43
Fax : (513) 881-2263

ROADWAY IMPROVEMENTS

CR 25A IMPROVEMENTS

MIA-CR25A-2.73

MONROE TOWNSHIP / TIPP CITY
MIAMI COUNTY, OHIO

RIGHT OF WAY

INDEX OF SHEETS:

TITLE SHEET	1
CENTERLINE PLAT	2-3
PROPERTY MAP	4-5
SUMMARY OF ADDITIONAL RIGHT OF WAY	6-9
DETAIL SHEETS	10-20

TIPP CITY PLANNING BOARD

AT A MEETING OF THE PLANNING BOARD OF TIPP CITY, OHIO, HELD THIS 11 DAY OF January 2005. THIS PLAT WAS REVIEWED AND APPROVED.

CHAIRMAN

SECRETARY acting

MIAMI COUNTY PLANNING

CERTIFICATION OF REGISTRATION

THIS IS TO CERTIFY THAT PLANNING COMMISSION APPROVAL OF THIS CONVEYANCE IS NOT REQUIRED AS BEING EXEMPT UNDER O.R.C. 711.001

NOTICE IS GIVEN TO ALL PARTIES:

NO ADDITIONAL BUILDING SITE IS CREATED BY THIS CONVEYANCE; NO STRUCTURE MAY BE ERECTED OR MAINTAINED ON THE PREMISES HEREIN CONVEYED WITHOUT FURTHER COMPLIANCE WITH ALL ZONING, BUILDING, AND PLANNING REGULATIONS OF MIAMI COUNTY.

SECRETARY DATE: 12-29-04
MIAMI COUNTY PLANNING COMMISSION

PROJECT DESCRIPTION

THIS PROJECT INVOLVES WIDENING AND IMPROVING 0.85 MILES OF CR 25A FROM TWO TO FIVE LANES INCLUDING CURB AND GUTTER. INCLUDED IS UPGRADING THE PAVEMENT, DRAINAGE, AND MODIFYING THE TRAFFIC SIGNAL AT THE INTERSECTION OF S.R. 571 AND CR 25A.

2002 SPECIFICATIONS

THE STANDARD SPECIFICATIONS OF THE STATE OF OHIO, DEPARTMENT OF TRANSPORTATION, INCLUDING CHANGES AND SUPPLEMENTAL SPECIFICATIONS LISTED IN THE PROPOSAL SHALL GOVERN THIS IMPROVEMENT.

I HEREBY APPROVE THESE PLANS AND DECLARE THAT THE MAKING OF THIS IMPROVEMENT WILL NOT REQUIRE THE CLOSING TO TRAFFIC OF THE HIGHWAY AND THAT PROVISIONS FOR THE MAINTENANCE AND SAFETY OF TRAFFIC WILL BE AS SET FORTH ON THE PLANS AND ESTIMATES.

APPROVED_____
DATE_____ MIAMI COUNTY ENGINEER

APPROVED_____
DATE_____ COUNTY COMMISSIONER

APPROVED_____
DATE_____ COUNTY COMMISSIONER

APPROVED_____
DATE_____ COUNTY COMMISSIONER

CONVENTIONAL SIGNS

County Line
Township Line
Section/Lot Line
Corporation Line or
Fence Line (existing) (proposed)
Center Line
Trees, Stumps (to be removed)
Utility Poles: Telephone, Power, Light
Limited Access (only) LA
Right of Way (only) R/W
Limited Access & Right of Way LA-R/W
Exist. Limited Access (SR 747) EX LA
Exist. Right of Way (SR 747) EX R/W
Exist. Right of Way (Side Rds.) EX R/W
Exist. Limited Access & Right of Way EX LA-R/W
Temp. Right of Way T
Slope Easement SL
Utility Easement U
Property Line (in existing fence)
Railroad or
Construction Limits Construction Limits

FEDERAL PROJECT NO.	
PID. NO.	22669
CONSTRUCTION PROJECT NO.	
RAILROAD INVOLVEMENT	NONE
	MIA-CR25A-2.73
	1/20

ALSO SEE RECORDERS PLAT 21 PG. 5

STATE OF OHIO
ROGER E. THOMPSON
6552
REGISTERED SURVEYOR

Roger E Thompson 12/20/04
PROFESSIONAL SURVEYOR - 6552 DATE

M•E COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
(513) 942-3141
(FAX) 881-2263
Contact: Brett Adcock Ex.43

SECTIONS 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-A
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

COUNTY ROAD 25A

SECTIONS 15, 16, 21 AND 22
TOWN 4, RANGE 6
EAST OF THE FIRST MERIDIAN
MONROE TOWNSHIP / CITY OF
TIPP CITY, MIAMI COUNTY, OHIO

MONUMENT LEGEND
- EXISTING R/W MONUMENT BOX
- PROPOSED R/W MONUMENT BOX
- EXISTING CONCRETE MONUMENT
- I.R.F. IRON PIN FOUND W/ ID CAP

THE PROPOSED RIGHT OF WAY SHALL BE REFERENCED FROM THE CENTERLINE OF RIGHT OF WAY.

BASIS FOR BEARINGS:

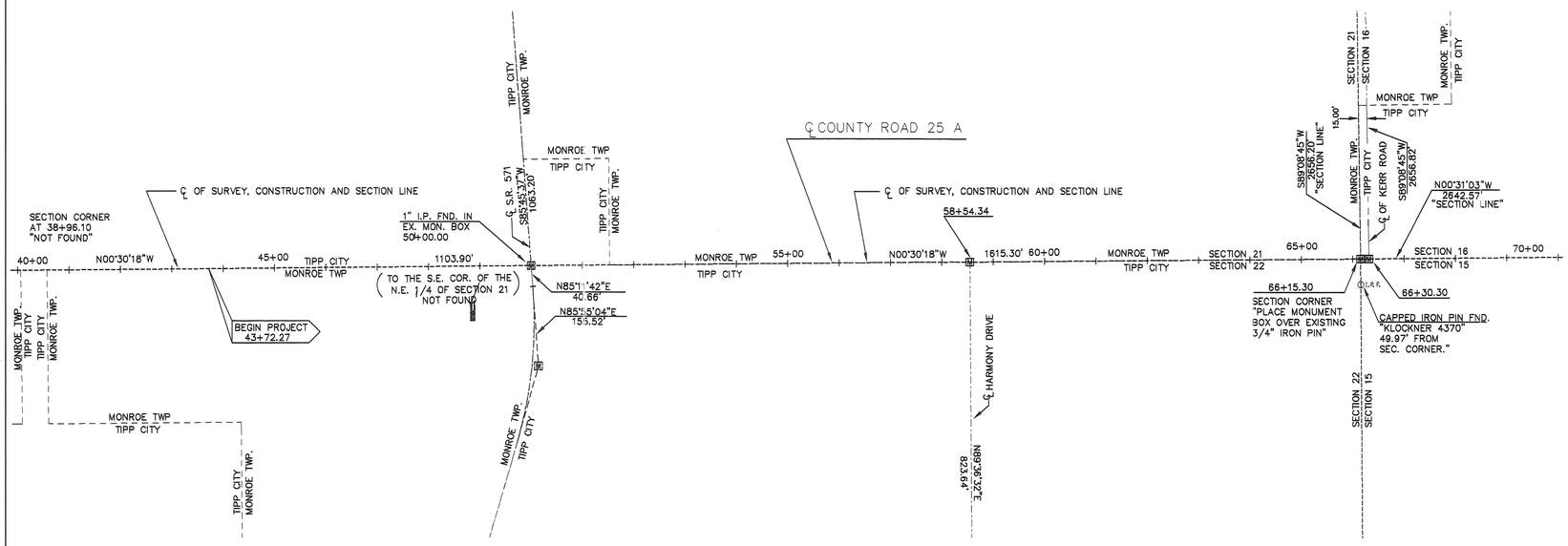
THE PROJECT (GROUND LEVEL) COORDINATE VALUES ARE RELATIVE TO THE OHIO STATE PLANE COORDINATE SYSTEM (OHIO SOUTH ZONE, NAD83) BY A PROJECT ADJUSTMENT FACTOR (PAF) = 0.99998735. THE COORDINATE VALUES ARE BASED UPON MIAMI COUNTY MONUMENTS DESIGNATED "MIA 025" AND "MIA 026".

REFERENCE DATUMS

VERTICAL DATUM IS NAVD 88, BASED ON NGS BENCHMARK DESIGNATED "W 346"

NOTE:

THE EXISTING R/W WIDTH AND LOCATION ARE BASED ON INFORMATION PROVIDED BY THE MIAMI COUNTY ENGINEERS OFFICE AND DOCUMENTATION ON FILE FROM THE OHIO DEPARTMENT OF TRANSPORTATION, DISTRICT 7 OFFICE, SIDNEY, OHIO.



MONUMENTS TO BE SET DURING CONSTRUCTION					
STATION	DIST. FROM ℄ LEFT	DIST. FROM ℄ RIGHT	ADJUSTABLE ℄ MONUMENT	RIGHT OF WAY MONUMENT	NOTES:
50+00.00			ADJUST EXISTING		INT. CR 25A/SR571
58+54.34			1		INT. HARMONY DR
66+15.30			1		REFERENCE AND REPLACE EX. 3/4" PIN
66+30.30			1		INT. KERR ROAD
70+95.30			1		INT. COMMERCE PARK DR.
80+00.00			1		P.O.T.
89+46.36			1		INT. FLORAL ACRES DRIVE
92+57.87			ADJUST EXISTING		SECTION CORNER

RECEIVED _____, 20 ___
RECORDED _____, 20 ___
BOOK _____ PAGE _____
COUNTY RECORDER

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE DELINIATION OF A SURVEY MADE FOR THE MIAMI COUNTY ENGINEER IN 2003 BY M-E COMPANIES, INC.

THE ESTABLISHMENT OF THE PROPERTY LINES AND EXISTING RIGHT OF WAY LINES SHOWN ON THIS PLAN AS OF THIS DATE WERE PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION.

BY Roger E Thompson
ROGER THOMPSON
SURVEYOR NO. 6552 DATE _____

HORIZONTAL INCH = 100 FEET

CONSTRUCTION PROJECT No. —

CALCULATED JBA
CHECKED RET

CENTERLINE PLAT

C.R. 25 A

2/20

XXX
XXX

NORTH

GRAPHIC SCALE
100 50 100 200 400
(IN FEET)
1 inch = 200 ft.

STATE OF OHIO
ROGER E. THOMPSON
6552
REGISTERED
SURVEYOR

Roger E Thompson
PROFESSIONAL SURVEYOR - 6552

12/20/04
DATE

M-E COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
(513) 942-3141
(FAX) 881-2263
Contact: Brett Adcock Ex.43

SECTIONS 15 & 16 TOWN 4 RANGE 6

VOLUME 48 PLAT 170B
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

COUNTY ROAD 25A
SECTIONS 15, 16, 21 AND 22
TOWN 4, RANGE 6
EAST OF THE FIRST MERIDIAN
MONROE TOWNSHIP / CITY OF TIPP CITY, MIAMI COUNTY, OHIO

MONUMENT LEGEND
- EXISTING R/W MONUMENT BOX
- PROPOSED R/W MONUMENT BOX
- O I.R.F. IRON PIN FOUND
- ⊙ I.R.F. IRON PIN FOUND W/ ID CAP

BASIS FOR BEARINGS:

THE PROJECT (GROUND LEVEL) COORDINATE VALUES ARE RELATIVE TO THE OHIO STATE PLANE COORDINATE SYSTEM (OHIO SOUTH ZONE, NAD83) BY A PROJECT ADJUSTMENT FACTOR (PAF) = 0.99998735. THE COORDINATE VALUES ARE BASED UPON MIAMI COUNTY MONUMENTS DESIGNATED "MIA 025" AND "MIA 026".

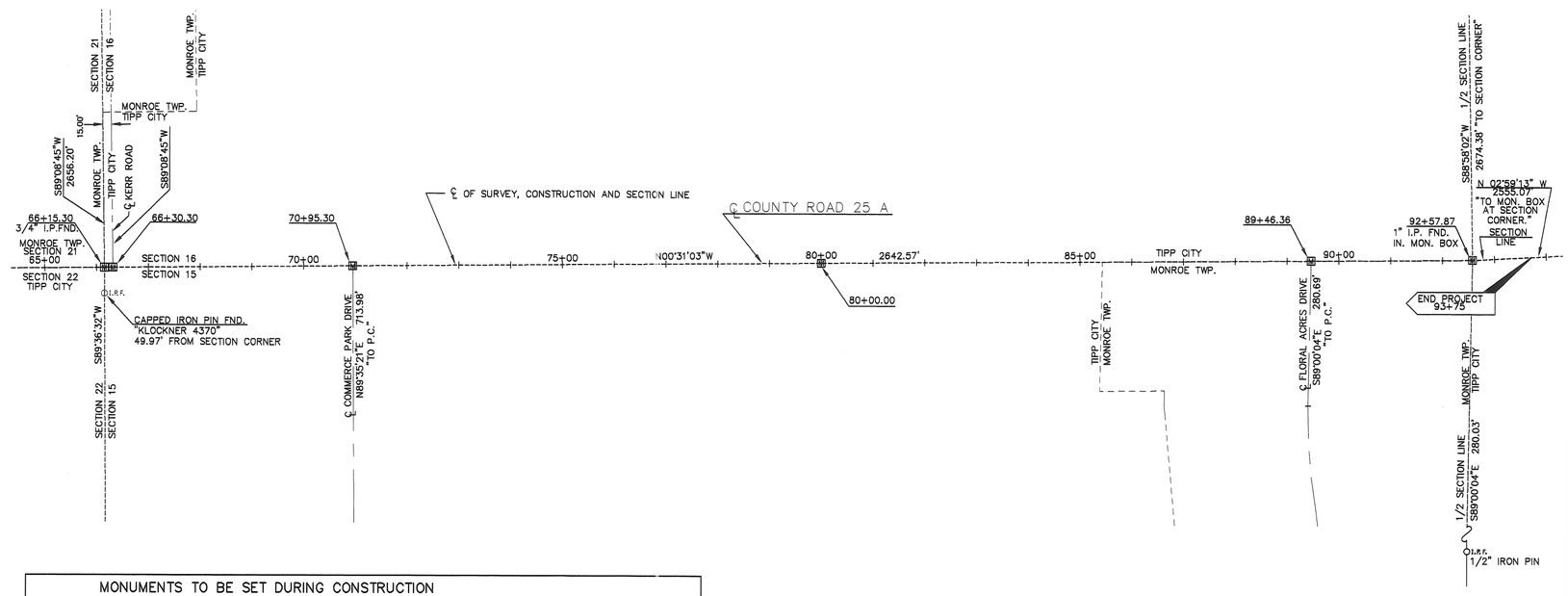
REFERENCE DATUMS

VERTICAL DATUM IS NAVD 88, BASED ON NGS BENCHMARK DESIGNATED "W 346"

NOTE:

THE EXISTING R/W WIDTH AND LOCATION ARE BASED ON INFORMATION PROVIDED BY THE MIAMI COUNTY ENGINEERS OFFICE AND DOCUMENTATION ON FILE FROM THE OHIO DEPARTMENT OF TRANSPORTATION, DISTRICT 7 OFFICE, SIDNEY, OHIO.

THE PROPOSED RIGHT OF WAY SHALL BE REFERENCED FROM THE CENTERLINE OF RIGHT OF WAY.



MONUMENTS TO BE SET DURING CONSTRUCTION					
STATION	DIST. FROM ℄ LEFT	DIST. FROM ℄ RIGHT	ADJUSTABLE ℄ MONUMENT	RIGHT OF WAY MONUMENT	NOTES:
50+00.00			ADJUST EXISTING		INT. CR 25A/SR571
58+54.34			1		INT. HARMONY DR.
66+15.30			1		REFERENCE AND REPLACE EX. 3/4" PIN
66+30.30			1		INT. KERR ROAD
70+95.30			1		INT. COMMERCE PARK DR.
80+00.00			1		P.O.T.
89+46.36			1		INT. FLORAL ACRES DRIVE
92+57.87			ADJUST EXISTING		SECTION CORNER

RECEIVED _____,20___
RECORDED _____,20___
BOOK _____ PAGE ____
_____
COUNTY RECORDER

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE DELINIATION OF A SURVEY MADE FOR THE MIAMI COUNTY ENGINEER IN 2003 BY M-E COMPANIES, INC.

THE ESTABLISHMENT OF THE PROPERTY LINES AND EXISTING RIGHT OF WAY LINES SHOWN ON THIS PLAN AS OF THIS DATE WERE PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION.

BY _____
ROGER THOMPSON
SURVEYOR NO. 6552 DATE_____

NORTH

GRAPHIC SCALE
100 50 0 100 200 400
(IN FEET)
1 inch = 200 ft.

STATE OF OHIO ROGER E. THOMPSON 6552 REGISTERED SURVEYOR

Roger E Thompson
PROFESSIONAL SURVEYOR – 6552

12/20/04
DATE

ME COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
(513) 942-3141
(FAX) 881-2263
Contact: Brett Adcock Ex.43

CENTERLINE PLAT

C.R. 25 A

3/20

XXX
XXX

CONSTRUCTION PROJECT No. –

CALCULATED JSR
CHECKED RET

1 INCH = 100 FEET HORIZONTAL

SECTIONS 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-c
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

COUNTY ROAD 25A

SECTIONS 15,16,21, AND 22, TOWN 4, RANGE 6
EAST OF THE FIRST MERIDIAN
MONROE TOWNSHIP/CITY OF TIPP CITY
MIAMI COUNTY, OHIO

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(937)339-4770

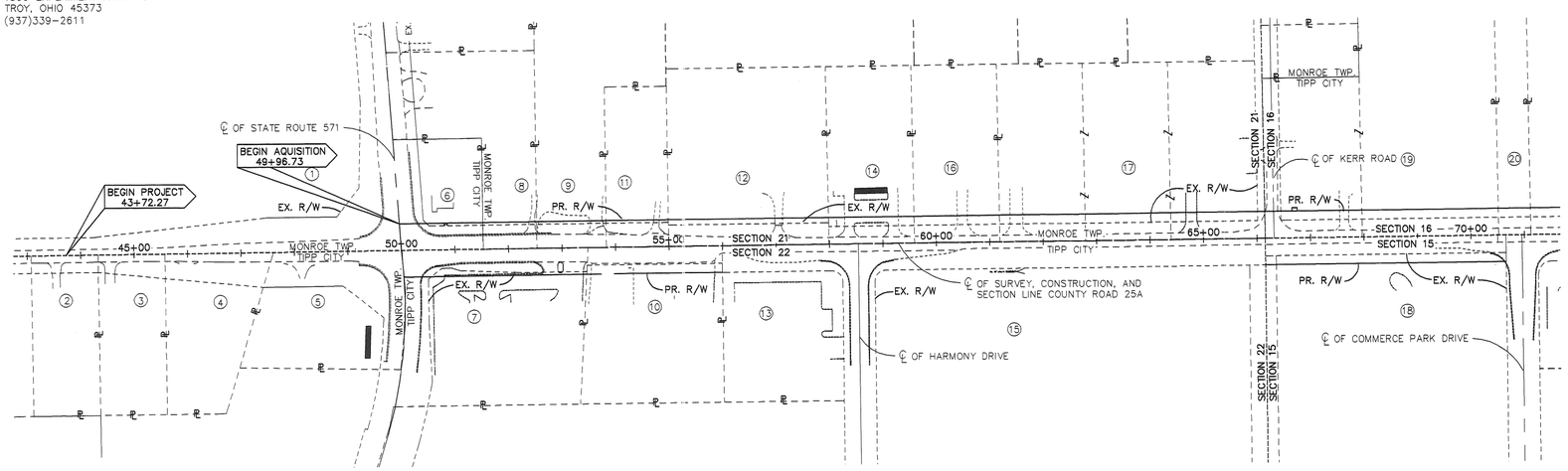
NATURAL GAS
DAYTON POWER & LIGHT CO.
1300 EXPERIMENT FARM RD.
TROY, OHIO 45373
(937)339-2611

STREET, WATER, SANITARY,& ELECTRIC
CITY OF TIPP CITY
260 S. GARBER DR.
TIPP CITY, OHIO 45371
(937)667-6305

TELEPHONE
GTE NORTH
6464 WESTBROOK RD.
CLAYTON, OHIO 45315
(937)833-0463

STRUCTURE KEY

- COMMERCIAL
- RESIDENTIAL
- OUT-BUILDINGS



1. PEOPLES SAVING BANK OF TROY, OHIO
2. TODD R. AND JENNIFER L. TENNANT
3. CLYDE W. AND VIVIAN GIBSON
4. PHILLIP HUGHES
5. NODINE M. MILLER, TRUSTEE
6. FORREST CAMPBELL
7. FIFTH THIRD BANK OF WESTERN OHIO
8. SUSAN K. MOSIER, TRUSTEE
9. IOLA L. VOCKE
10. GERY L. AND JANE A. MONNIN
11. J.B. AND D.M. VOCKE
12. DALE A. MOSIER, TRUSTEE
13. NEW CARLISLE FEDERAL SAVING AND LOAN
14. N.C. AMD R.A. NAAS
15. GERALD J. AND ANN MARIE ALLEN
16. JAMES J. AND LISA J. HENDRICKS
17. CAPTOR CORP.
18. SHOCK PROPERTIES, LLC.
19. JAMES G. AND JENNIFER MATHIAS
20. ZION EVANGELICAL LUTHERN CHURCH

Fence Line (existing) -x—x—x-
Center Line
Trees , (to be removed)
Utility Poles: Telephone , Power , Light
Right of Way R/W
Limited Access & Right of Way LA-R/W
Exist. Right of Way EX R/W
Channel Easement —CH— —CH— —CH—
Property Line
Construction Limits

REV. BY	DATE	DESCRIPTION
DATE COMPLETED		

HORIZONTAL 1 INCH = 200 FEET

CONSTRUCTION PROJECT No. —

R/W DESIGNER JBA
R/W REVIEWER RET

PROPERTY MAP

COUNTY ROAD 25A

4/20

J:\Land Projects\03-292\dwg\Property Map 1.dwg by:nrood on 12/16/2004 @ 12:16:31 pm ~ for M-E Companies, Inc.

NORTH

GRAPHIC SCALE
100 50 100 200 400
(IN FEET)
1 inch = 200 ft.

M-E COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
(513) 942-3141
(FAX) 881-2263
Contact: Brett Adcock Ex.43

SECTIONS 15 & 16 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-D
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

UTILITIES OWNERS

OHIO UTILITY PROTECTION SERVICE (OUPS)
CONTACT 48 HOURS
"BEFORE YOU DIG"
1-800-362-2764

CABLE TV
TIME WARNER CABLE
1450 EXPERIMENT FARM RD.
TROY, OHIO 45373
(937)339-4770

NATURAL GAS
DAYTON POWER & LIGHT CO.
1300 EXPERIMENT FARM RD.
TROY, OHIO 45373
(937)339-2611

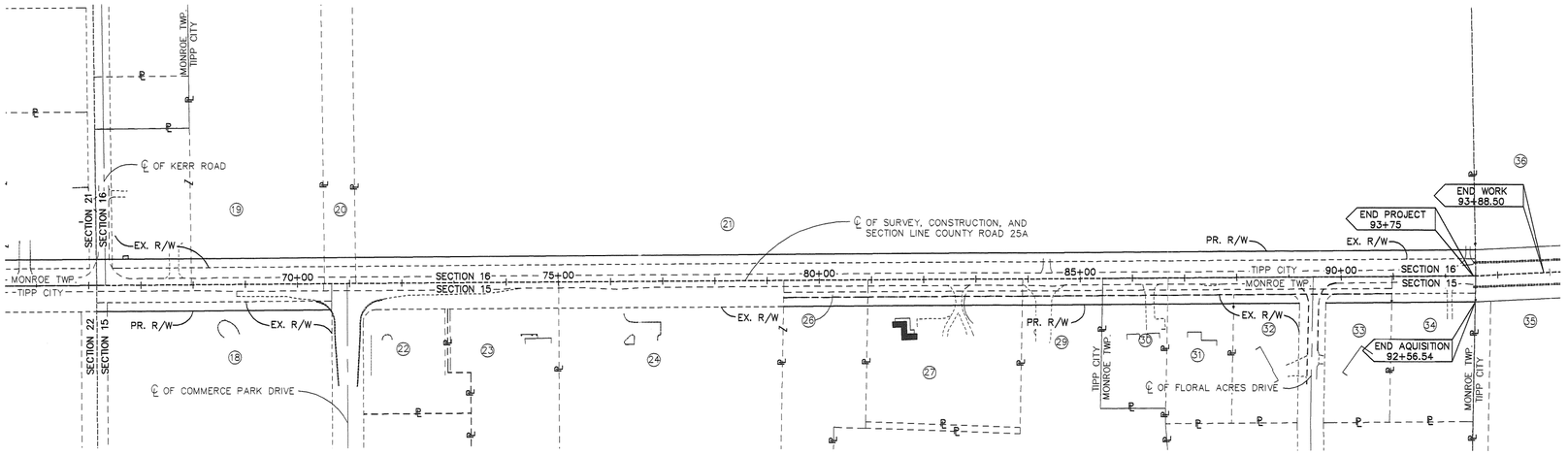
STREET, WATER, SANITARY,& ELECTRIC
CITY OF TIPP CITY
260 S. GARBER DR.
TIPP CITY, OHIO 45371
(937)667-6305

TELEPHONE
GTE NORTH
6464 WESTBROOK RD.
CLAYTON, OHIO 45315
(937)833-0463

COUNTY ROAD 25A

SECTIONS 15,16,21, AND 22, TOWN 4, RANGE 6
EAST OF THE FIRST MERIDIAN
MONROE TOWNSHIP/CITY OF TIPP CITY
MIAMI COUNTY, OHIO

STRUCTURE KEY
- COMMERCIAL
- RESIDENTIAL
- OUT-BUILDINGS



(21) MARILYN L. RICHARDS (1/4 INTEREST) AND LESHER FARMS, LTD. (3/4 INTEREST)
(22) FREDRICK M. AND BECKY B. SACKS
(23) RANDY WILSON
(24) ODAWARA AUTOMATION, INC.
(25) NOT USED
(26) BANK ONE OF OHIO F.K.A. WINTERS NATIONAL BANK
(27) PAUL R. AND TERRI L. GREGORY
(28) NOT USED
(29) TIPP CITY ASSEMBLY OF GOD
(30) DANNY DANIELS
(31) JAMES A. AND BETH S. BECKER
(32) JOHN L. AND FRANCES C. MYERS
(33) GERALD AND JOANN MOORE
(34) JAN D. LAVY
(35) UVMC NURSING CARE, INC.
(36) MEIJER DISTRIBUTION, INC.

Fence Line (existing) -x-x-x-
Center Line
Trees (to be removed)
Utility Poles: Telephone, Power, Light
Right of Way R/W
Limited Access & Right of Way LA-R/W
Exist. Right of Way EX R/W
Channel Easement -CH- -CH- -CH-
Property Line
Construction Limits

REV. BY	DATE	DESCRIPTION
DATE COMPLETED		

N

HORIZONTAL 1 INCH = 200 FEET

CONSTRUCTION PROJECT No. –

6/19 DESIGNER JBA
6/19 REVIEWER RET

PROPERTY MAP

COUNTY ROAD 25A

5/20

–
–

J:\Land Projects\07-257\dwg\Property Map2.dwg Jpressed on 12/16/2004 @ 12:18:52 pm - for M-E Companies, Inc.

NORTH

GRAPHIC SCALE
100 50 0 100 200 400
(IN FEET)
1 inch = 200 ft.

M-E COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
(513) 942-3141
(FAX) 881-2263
Contact: Brett Adcock Ex.43

SECTIONS 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-E
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

NET RESIDUE = RECORD AREA - TOTAL PRO - NET TAKE
ALL AREAS IN ACRES

GRANTEE:
ALL RIGHT OF WAY ACQUIRED IN THE NAME OF MIAMI COUNTY UNLESS OTHERWISE SHOWN.

PARCEL NO.	OWNER	SHEET NO.	OWNERS RECORD BOOK	OWNERS RECORD PAGE	AUDITOR'S PARCEL	RECORD AREA(AC.)	TOTAL P.R.O.	GROSS TAKE	P.R.O. IN TAKE	NET TAKE	STRUCTURE	NET RESIDUE LEFT	NET RESIDUE RIGHT	TYPE FUND	REMARKS AND PERSONALTY	AS ACQUIRED BOOK	AS ACQUIRED PAGE
1	PEOPLES SAVING BANK OF TROY, OHIO	10	664	106	G15-SW057-00100	62.0037		0.000	0.000	0.000	NO	62.0037		STATE	INLOT 3215, CITY OF TIPP CITY, NO TAKE REQUIRED		
															DRAINAGE EASEMENT ODOT PLANS		
															MIA-571-(13.29-14.27)		
2	TODD R. AND JENNIFER L. TENNANT	10	715	359	G12-M0016A-02000	0.861		0.000	0.000	0.000			0.861		NO TAKE REQUIRED		
3	CLYDE W. AND VIVIAN GIBSON	10,11	634	747	G12-M0016A-01900	0.861		0.000	0.000	0.000			0.861		NO TAKE REQUIRED		
4	PHILLIP HUGHES	11	502	898	G12-M0016A-01800	1.079		0.000	0.000	0.000			1.079		NO TAKE REQUIRED		
5	NODINE M. MILLER, TRUSTEE	11	661	724	G12-M0016A-01700	1.382		0.000	0.000	0.000			1.382		NO TAKE REQUIRED		
6WD	FORREST CAMPBELL	12	636	116	G15-NW045-01900	0.7622	0.330	0.177	0.165	0.012		0.4202			INLOT 3216, CITY OF TIPP CITY	757	437
6T		12						0.025	0.000	0.025					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	757	441
7WD	FIFTH THIRD BANK OF WESTERN OHIO	12	631	763	G15-NW045-01100	2.284	0.628	0.397	0.348	0.049			1.887		INLOT 2144, CITY OF TIPP CITY	759	604
7T		12						0.068	0.000	0.068					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	759	608
8WD	SUSAN K. MOSIER, TRUSTEE	12	713	771	G12-M0015A-02000	0.480	0.106	0.115	0.104	0.011		0.365				757	444
8T		12						0.023	0.000	0.023					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	757	448
9WD	IOLA L. VOCKE	12	660	6	G12-M0015A-02100	14.20	0.134	0.149	0.134	0.015		14.051				757	451
9T		12						0.045	0.000	0.045					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	757	455
10WD	GERY L. AND JANE A. MONNIN	12,13	659	769	G15-NW045-01200	1.737	0.190	0.289	0.190	0.099			1.448		INLOT 2145, CITY OF TIPP CITY	757	458
10T								0.058	0.000	0.058					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	757	463
	TOTAL													STATE			

NOTES

(C) DENOTES CALCULATED AREA

ALL TEMPORARY PARCELS TO BE OF 24 MONTHS DURATION

NOTE

UNDER NO CIRCUMSTANCES ARE TEMPORARY EASEMENTS ACQUIRED FOR THE PURPOSE OF STRUCTURE REMOVAL TO BE USED FOR STORAGE OF MATERIAL OR EQUIPMENT BY THE CONTRACTOR. UPON COMPLETION OF THE WORK REQUIRED FOR SUCH REMOVAL AND SUBSEQUENT RECLAMATION, THE EASEMENT SHALL BE VACATED IMMEDIATELY.

REV. BY	DATE	DESCRIPTION

DATE COMPLETED

FEDERAL PROJECT NO.

PID NO.

STATE JOB NO.

R/W DESIGNER JBA | R/W REVIEWER RET

SUMMARY OF ADDITIONAL RIGHT OF WAY

MIA-CR25A-2.73

6/20

J:\Land Projects\03-2121\dwg\SUMMARIES.dwg Iprinted on 12/19/2004 @ 01:13:49 pm -- for M-E Companies, Inc.

M-E COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
(513) 942-3141
(FAX) 881-2263
Contact: Brett Adcock Ex.43

SECTIONS 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-F
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

NET RESIDUE = RECORD AREA - TOTAL PRO - NET TAKE
ALL AREAS IN ACRES

GRANTEE:
ALL RIGHT OF WAY ACQUIRED IN THE NAME OF MIAMI COUNTY UNLESS OTHERWISE SHOWN.

PARCEL NO.	OWNER	SHEET NO.	OWNERS RECORD BOOK	OWNERS RECORD PAGE	AUDITOR'S PARCEL	RECORD AREA(AC.)	TOTAL P.R.O.	GROSS TAKE	P.R.O. IN TAKE	NET TAKE	STRUC-TURE	NET RESIDUE LEFT	NET RESIDUE RIGHT	TYPE FUND STATE	REMARKS AND PERSONALTY	AS ACQUIRED BOOK	AS ACQUIRED PAGE
11WD	JAMES B. AND DENISE M. VOCKE	12	540	724	G12-M0015A-02200	0.803	0.120	0.133	0.120	0.013		0.670				757	467
11T								0.040	0.000	0.040					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	757	472
12WD	DALE A. MOSIER, TRUSTEE	13	713	773	G12-M0015A-02300	2.272	0.275	0.344	0.275	0.069		1.928				757	476
12T								0.089	0.000	0.089					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	757	480
13	NEW CARLISLE FEDERAL SAVING AND LOAN	13	701	317	G15-NW045-01700	1.248	0.000	0.000	0.000	0.000			1.248		NO TAKE REQUIRED		
13T								0.050	0.000	0.050					10' UTILITY EASEMENT P.B. 17, PG. 52 FOR GRADING AND SEEDING INLOT 3238, CITY OF TIPP CITY	753	494
14WD	NORMAN CARROLL AND RUTH ANN NAAS	13	504	254	G12-M0015A-02400	1.213	0.121	0.184	0.121	0.063		1.029				757	910
14T								0.055	0.000	0.055					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	757	915
15	GERALD J. AND ANN MARIE ALLEN	13,14	659	363	G15-NW045-01002	11.633	0.000	0.000	0.000	0.000			11.633		NO TAKE REQUIRED 10' UTILITY EASEMENT P.B. 17, PG. 52 AND LIGHT CO. D.B. 562, PG. 780		
15T								0.166	0.000	0.166					GRADING, AND SEEDING 30' UTILITY EASEMENT P.B. 17, PG. 52 INLOT 3233, CITY OF TIPP CITY	753	915
16WD	JAMES J. AND LISA J. HENDRICKS	13,14	568	553	G12-M0015A-02500	1.213	0.121	0.184	0.121	0.063		1.029				757	483
16T								0.055	0.000	0.055					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	757	488
17WD	CAPTOR CORP.	14,15	446	488	G12-M0015A-02800	1.347	0.123	0.202 ~~0.187~~	0.123	0.064		1.145 ~~1.160~~			30' UTILITY EASEMENT P.B. 17, PG. 52	759	611
					G12-M0015A-02700	1.213	0.122	0.184	0.122	0.062		1.029					
					G12-M0015A-02600	1.213	0.122	0.184	0.122	0.062		1.029					
	TOTAL					3.773	0.367	0.555	0.367	0.188		3.218					
17T								0.166	0.000	0.166					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	759	615
18WD	SHOCK PROPERTIES, LLC.	15,16	700	486	G15-NW046-01600	5.000	0.000	0.517 ~~0.176~~	0.000	0.517 ~~0.176~~			~~4.824~~ 4.483		20' D.P. & L. GAS MAIN EASEMENT MISC. BK. 13, PG. 280	757	492
18T								0.161	0.000	0.161					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING INLOT 2146, CITY OF TIPP CITY	757	496

NOTES

(C) DENOTES CALCULATED AREA

ALL TEMPORARY PARCELS TO BE OF 24 MONTHS DURATION

NOTE

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REV. BY	DATE	DESCRIPTION
DATE COMPLETED		

FEDERAL PROJECT NO.
PID NO.
STATE JOB NO.
R/W DESIGNER JBA
R/W REVIEWER RET

SUMMARY OF ADDITIONAL RIGHT OF WAY

MIA-CR25A-2.73

7/20

J:\Land Projects\03-292\dwg\SUMMARIES.dwg by rmead on 12/19/2006 @ 01:14:31 pm -- for M-E Companies, Inc.

M-E COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
(513) 942-3141
(FAX) 881-2263
Contact: Brett Adcock Ex.43

SECTIONS 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-G
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

NET RESIDUE = RECORD AREA - TOTAL PRO - NET TAKE
ALL AREAS IN ACRES

GRANTEE:
ALL RIGHT OF WAY ACQUIRED IN THE NAME OF MIAMI COUNTY UNLESS OTHERWISE SHOWN.

PARCEL NO.	OWNER	SHEET NO.	OWNERS RECORD BOOK	OWNERS RECORD PAGE	AUDITOR'S PARCEL	RECORD AREA(AC.)	TOTAL P.R.O.	GROSS TAKE	P.R.O. IN TAKE	NET TAKE	STRUCTURE	NET RESIDUE LEFT	NET RESIDUE RIGHT	TYPE FUND	REMARKS AND PERSONALTY	AS ACQUIRED BOOK	AS ACQUIRED PAGE
														STATE			
19WD	JAMES G. AND JENNIFER MATHIAS	15,16	618	439	G15-NW047-01000	5.861	0.554	0.501	0.345	0.156		5.360			13.5' PROPOSED EASEMENT TO D.P. & L.	757	500
															INLOTS 3414 AND 3413, CITY OF TIPP CITY		
19T								0.108	0.000	0.108					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	757	505
20WD	ZION EVANGELICAL LUTHERN CHURCH	16	671	485	G15-NW047-00301	10.001	0.704	0.069	0.045	0.024		9.932			PART OF INLOT 2348, CITY OF TIPP CITY	757	509
20T								0.014	0.000	0.014					FOR GRADING AND SEEDING	757	513
21WD	MARILAN L. RICHARDS (1/4 INTEREST)	16,17,18	603	108	G15-NW047-00300	138.906	2.158	2.463	1.626	0.837		136.443 ~~135.911~~			PART OF INLOT 2348, CITY OF TIPP CITY	758	889
	LESHER FARMS, LTD. (3/4 INTEREST)	19,20	667	314													
21T								0.493	0.000	0.493					FOR GRADING AND SEEDING	758	894
22	FREDRICK M. AND BECKY B. SACKS	16	700	627	G15-NW046-00600	0.824	0.000	0.000	0.000	0.000			0.824		NO TAKE REQUIRED	—	—
															10' UTILITY EASEMENT P.B. 15, PG. 93		
22T								0.035	0.000	0.035					FOR GRADING AND SEEDING	754	476
23	RANDY WILLSON	16,17	664	824	G15-NW046-00500	1.807	0.000	0.000	0.000	0.000			1.807		NO TAKE REQUIRED	—	—
															10' UTILITY EASEMENT P.B. 13, PG. 123		
23T								0.077	0.000	0.077					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	753	497
															10' UTILITY EASEMENT P.B. 15, PG. 49		
															INLOT 2633, CITY OF TIPP CITY		
24	ODAWARA AUTOMATION, INC.	17	611	784	G15-NW046-00400	4.246	0.000	0.000	0.000	0.000			4.246		INLOTS 2418 AND 2253, CITY OF TIPP CITY		
															10' UTILITY EASEMENT P.B. 15, PG. 49		
24WD			685	61	G15-NW046-00401	0.085	0.085	0.085	0.000	0.000			0.000			758	355
					G15-NW046-00402	0.009	0.000	0.000	0.000	0.000			0.009				
24WD1					G15-NW046-00403	1.392	0.000	0.063	0.000	0.063			1.329			758	355
	TOTAL					5.732	0.085	0.148	0.085	0.063			5.584				
24T								0.122	0.000	0.122					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	758	361
24T1								0.037	0.000	0.037					FOR GRADING AND SEEDING	758	361
25															NOT USED		
26WD	BANK ONE OF OHIO	17,18	217	508	NO AUDITOR'S NO.	0.268	0.268	0.268	0.268	0.000			0.000		INLOT NUMBER UNKNOWN	757	517
	F.K.A. WINTERS NATIONAL BANK																

NOTES

(C) DENOTES CALCULATED AREA

ALL TEMPORARY PARCELS TO BE OF 24 MONTHS DURATION

NOTE

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FEDERAL PROJECT NO.

PID NO.

STATE JOB NO.

R/W DESIGNER JBA
R/W REVIEWER RET

SUMMARY OF ADDITIONAL RIGHT OF WAY

MIA-CR25A-2.73

8/20

J:\Land Projects\03-297\land\SUMMARIES.dwg by rmest on 12/16/2004 @ 01:14:52 pm — for M-E Companies, Inc.

M-E COMPANIES
23 Triangle Park Drive
Suite 2300
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(513) 942-3141
(FAX) 881-2263
Contact: Brett Adcock Ex.43

SECTIONS 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-H
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

NET RESIDUE = RECORD AREA - TOTAL PRO - NET TAKE
ALL AREAS IN ACRES

GRANTEE:
ALL RIGHT OF WAY ACQUIRED IN THE NAME OF MIAMI COUNTY UNLESS OTHERWISE SHOWN.

PARCEL NO.	OWNER	SHEET NO.	OWNERS RECORD BOOK	OWNERS RECORD PAGE	AUDITOR'S PARCEL	RECORD AREA (A.C.)	TOTAL P.R.O.	GROSS TAKE	P.R.O. IN TAKE	NET TAKE	STRUCTURE	NET RESIDUE LEFT	NET RESIDUE RIGHT	TYPE FUND	REMARKS AND PERSONALTY	AS ACQUIRED BOOK	AS ACQUIRED PAGE
														STATE			
27WD	PAUL R. AND TERRI L. GREGORY	18	703	757	G15-NW046-00100	1.909	0.156	0.116	0.000	0.116			1.793		INLOT 2254, CITY OF TIPP CITY	764	006
27WD1								~~0.156~~	~~0.156~~	~~0.000~~						NOT	USED
	TOTAL					~~1.909~~	~~0.156~~	~~0.272~~	~~0.156~~	~~0.116~~			~~1.637~~				
27T								0.082	0.000	0.082					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	764	006
28															NOT USED		
29WD	TIPP CITY ASSEMBLY OF GOD	18,19	582	726	G15-NW046-00200	4.330	0.081	0.060	0.000	0.060					COMMON PLEAS C.C. 04-CV-00775 & DB 780-953		
29WD1								0.081	0.081	0.000							
	TOTAL					4.330	0.081	0.141	0.081	0.060			4.189				
29T								0.035	0.000	0.035					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING		
30WD	DANNY M. DANIELS	19	641	659	G12-M0009A-06200	0.683	0.066	0.049	0.000	0.049						757	519
30WD1								0.066	0.066	0.000						757	519
	TOTAL					0.683	0.066	0.115	0.066	0.049			0.573				
30T								0.075	0.000	0.075					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	757	526
31WD	JAMES A. AND BETH S. BECKER	19	642	462	G12-M0009A-06100	0.717 (C)	0.000	0.049	0.000	0.049			0.668		UTILITY EASEMENTS P.B. 6, PG. 111	757	531
31T								0.075	0.000	0.075					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	757	536
32WD	JOHN L. AND FRANCES C. MYERS	19	517	97	G12-M0009A-06000	0.715 (C)	0.000	0.047	0.000	0.047			0.668		5' UTILITY EASEMENT P.B. 6, PG. 111	757	541
32T								0.029	0.000	0.029					FOR GRADING AND SEEDING	757	546
33WD	GERALD AND JOANN MOORE	19,20	742	500	G12-M0009A-05900	0.715 (C)	0.000	0.048	0.000	0.048			0.667		5' UTILITY EASEMENT P.B. 6, PG. 111	757	550
33T								0.029	0.000	0.029					FOR GRADING AND SEEDING	757	554
34WD	JAN D. LAVEY	20	636	390	G12-M0009A-00100	1.023	0.121	0.184	0.121	0.063			0.844			757	557
34T								0.039	0.000	0.039					TO CONSTRUCT DRIVEWAY, GRADING, AND SEEDING	757	561
35	UVMC NURSING CARE, INC.	20	627	704	G15-NW047-00500	34.021									NO TAKE REQUIRED 30' UTILITY EASEMENT P.B. 15, PG. 147	—	—

NOTES

(C) DENOTES CALCULATED AREA

ALL TEMPORARY PARCELS TO BE OF 24 MONTHS DURATION

NOTE

UNDER NO CIRCUMSTANCES ARE TEMPORARY EASEMENTS ACQUIRED FOR THE PURPOSE OF STRUCTURE REMOVAL TO BE USED FOR STORAGE OF MATERIAL OR EQUIPMENT BY THE CONTRACTOR. UPON COMPLETION OF THE WORK REQUIRED FOR SUCH REMOVAL AND SUBSEQUENT RECLAMATION, THE EASEMENT SHALL BE VACATED IMMEDIATELY.

REV. BY	DATE	DESCRIPTION

DATE COMPLETED

FEDERAL PROJECT NO.

PID NO.

STATE JOB NO.

R/W DESIGNER JBA | R/W REVIEWER RET

SUMMARY OF ADDITIONAL RIGHT OF WAY

MIA-CR25A-2.73

9/20

– –

J:\Land Projects\03-252\dwg\SUMMARIES.dwg Iyarmed on 12/16/2004 @ 01:15:20 pm -- for M+E Companies, Inc.

M+E COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
(513) 942-3141
(FAX) 881-2263
Contact: Brett Adcock Ex.43

SECTIONS 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-I
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

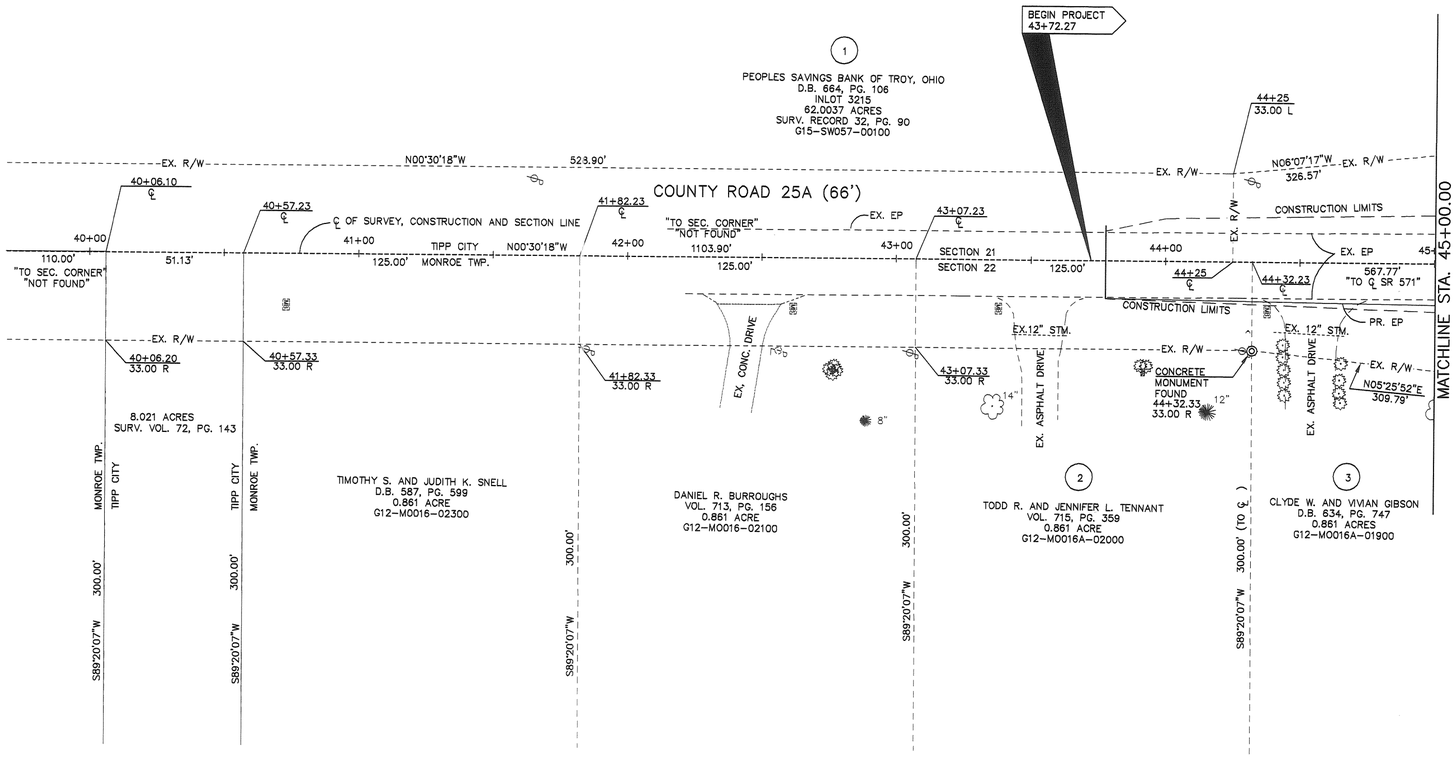
NOTE: THE EXISTING R/W WIDTHS AND LOCATIONS WERE DETERMINED USING DOCUMENTATION ON FILE FROM THE OHIO DEPARTMENT OF TRANSPORTATION, DISTRICT 7 OFFICE AND THE MIAMI COUNTY ENGINEERS OFFICE, TROY, OHIO.

MIA-CR25A-2.73

SECTIONS 15, 16, 21 AND 22
TOWN 4, RANGE 6
EAST OF THE FIRST MERIDIAN
MONROE TOWNSHIP / TIPP CITY
MIAMI COUNTY, OHIO

STRUCTURE KEY
- RESIDENTIAL
- COMMERCIAL
- OUT-BUILDING

MONUMENT LEGEND
- EXISTING R/W MONUMENT BOX
- PROPOSED R/W MONUMENT BOX
- EXISTING CONCRETE MONUMENT
- PROPOSED CONCRETE MONUMENT
- RAILROAD SPIKE FOUND
- RAILROAD SPIKE SET
- I.R.F. IRON PIN FOUND
- I.R.F. IRON PIN FOUND W/ ID CAP
- I.R.S. IRON PIN SET W/ ID CAP
- R.F. IRON PIPE FOUND
- R.S. IRON PIPE SET
- P.K.F. P.K. NAIL FOUND
- P.K.S. P.K. NAIL SET



RIGHT OF WAY DETAIL SHEET
BEGIN PROJECT TO STA.45+00.00

COUNTY ROAD 25A

DESIGNER JBA
REVIEWER RET
CONSTRUCTION PROJECT No. —
HORIZONTAL 1 INCH = 40 FEET

10/20

NORTH

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

ME COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
(513) 942-3141
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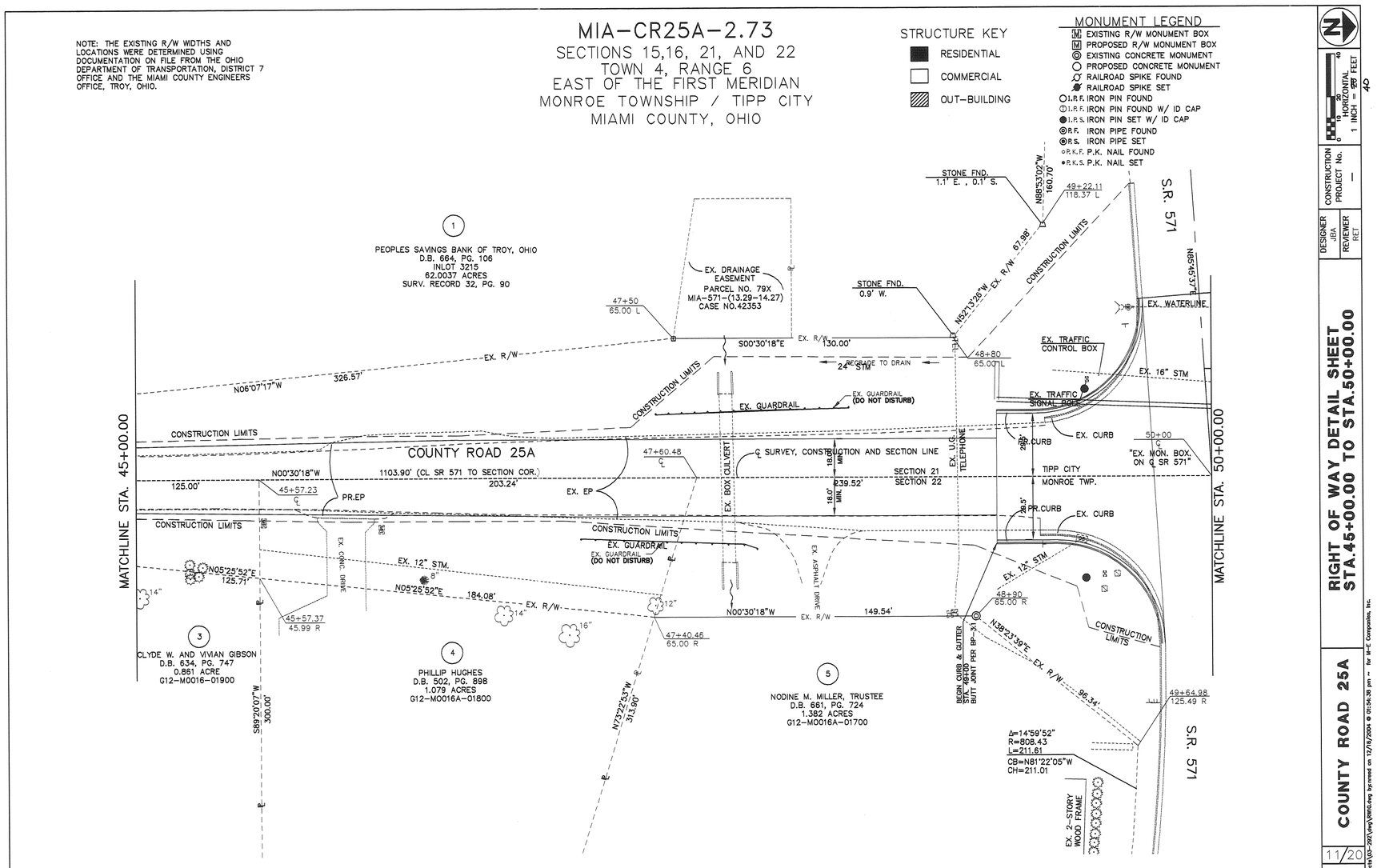
SECTIONS 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-J
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



NORTH

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

ME COMPANIES
23 Triangle Park Drive
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Cincinnati, Ohio 45246
(513) 942-3141
(FAX) 881-2263
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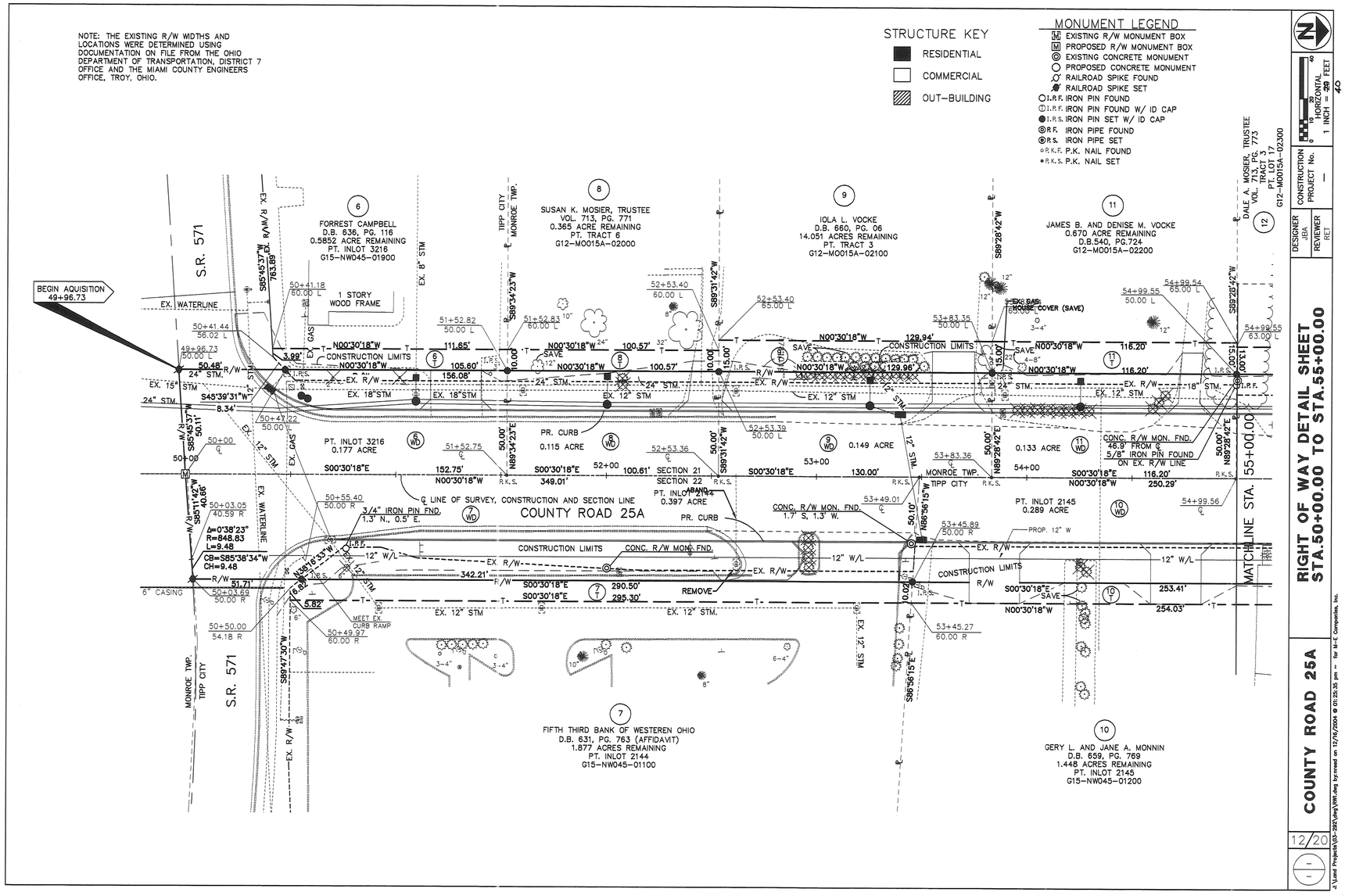
SECTIONS 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-K
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



NORTH

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

M-E COMPANIES
23 Triangle Park Drive
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SECTIONS 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-L
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

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- P.F. IRON PIPE FOUND
- P.S. IRON PIPE SET
- P.K.F. P.K. NAIL FOUND
- P.K.S. P.K. NAIL SET

11 JAMES B. AND DENISE M. VOCKE
D.B.540, PG.724
0.670 ACRE REMAINING
G12-M0015A-02200

12 DALE A. MOSIER, TRUSTEE
VOL. 713, PG. 773
TRACT 3
PT. LOT 17
G12-M0015A-02300

DIXIE TARA ACRES REPLAT
P.B. 6, PG. 94

14 NORMAN CARROLL AND RUTH ANN NAAS
D.B. 504, PG. 254
PT. LOT 16
G12-M0015A-02400

16 JAMES J. AND LISA J. HENDRICKS
D.B. 568, PG. 553
PT. LOT 15
G12-M0015A-02500

10 GERY L. AND JANE A. MONNIN
D.B. 659, PG. 769
1.448 ACRES REMAINING
PT. INLOT 2145
G15-NW045-01200

13 NEW CARLISLE FEDERAL SAVINGS AND LOAN
VOL. 701, PG. 317
1.248 ACRES
INLOT 3238
G15-NW045-01700

15 GERALD J. AND ANN MARIE ALLEN
D.B. 659, PG. 363
11.633 ACRES
INLOT 3233
G15-NW045-01002

COUNTY ROAD 25A

MATCHLINE STA. 55+00.00

MATCHLINE STA. 60+00.00

HARMONY DRIVE (60')

P.B. 17, PG. 52 TIPP CITY COMMERCE PARK

MONROE TWP. TIPP CITY

SECTION 21 SECTION 22

℄ SURVEY, CONSTRUCTION AND SECTION LINE

PT. LOT 17 0.344 ACRE

PT. LOT 16 0.184 ACRE

CONSTRUCTION LIMITS

PR. CURB

EX. EP

EX. R/W

EX. WATERLINE

EX. SAN. SEWER

EX. 12" STM

EX. GAS

EX. GRAVEL

EX. CONC. PADS

EX. CONC. PAD

EX. PARKING LOT

EX. 10' UTILITY EASEMENT P.B. 17, PG. 52

6" WALK

CONNECT TO 8" STUB

CONC. MONUMENTS FND. 1.2' N., 3.2' W.

5/8" IRON PIN FOUND ON EX. R/W LINE

CON. R/W MON. 46.9' FROM ℄

DO NOT DISTURB

EX. PLANTER DO NOT DISTURB

"KLOCKNER 4370"

NORTH

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

HORIZONTAL 1 INCH = 20 FEET

CONSTRUCTION PROJECT No. —

DESIGNER JBA
REVIEWER RET

RIGHT OF WAY DETAIL SHEET
STA.55+00.00 TO STA.60+00.00

COUNTY ROAD 25A

13/20

J:\Lionel Projects\121-2004\dwg\WRE.dwg, by:rreed on 12/16/2004 @ 01:36:47 pm -- for M-E Companies, Inc.

M-E COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
(513) 942-3141
(FAX) 881-2263
Contact: Brett Adcock Ex.43

SECTIONS 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-M
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

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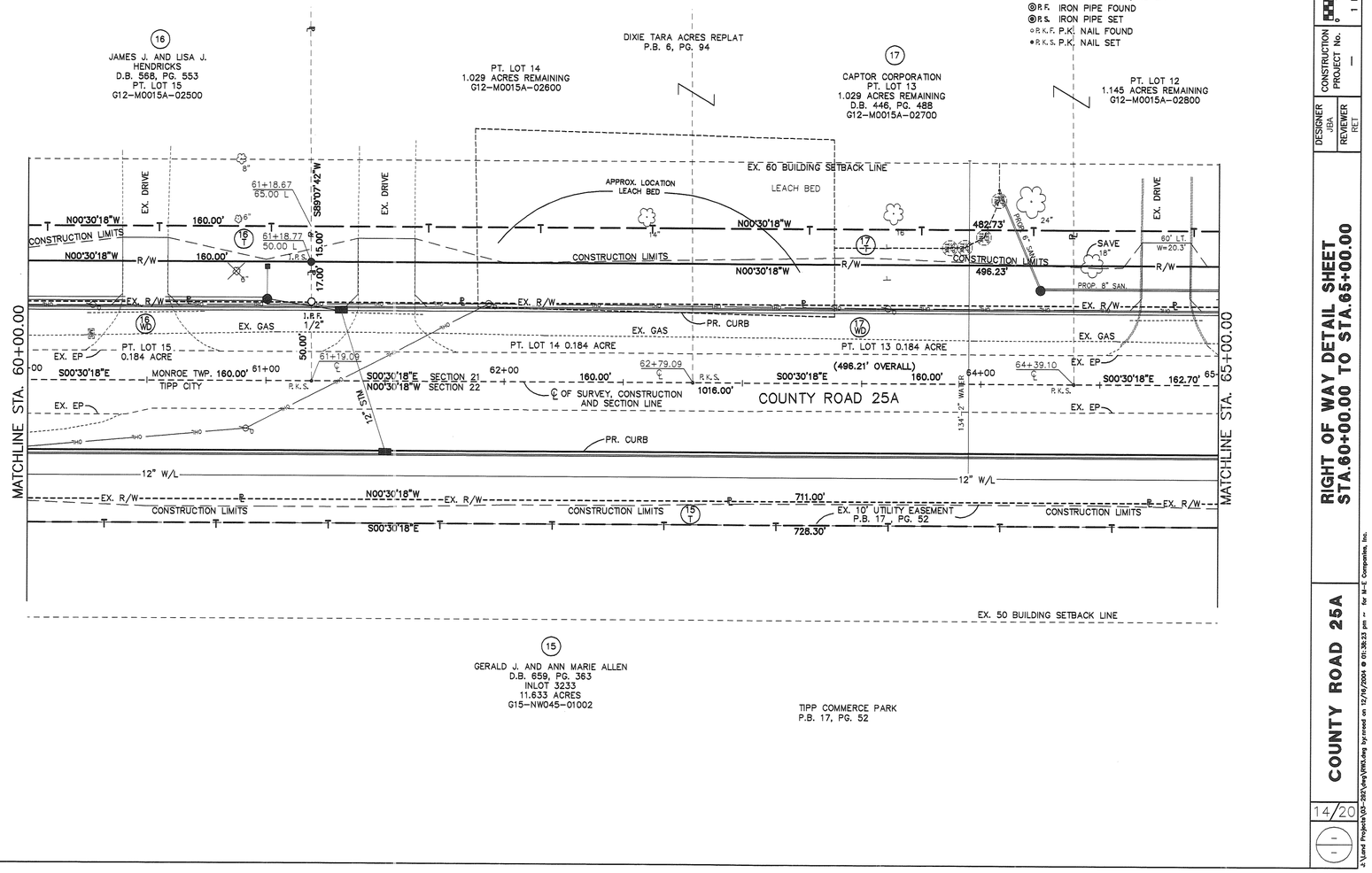

HORIZONTAL 1 INCH = 20 FEET

CONSTRUCTION PROJECT No. —

DESIGNER JBA REVIEWER RET

RIGHT OF WAY DETAIL SHEET
STA.60+00.00 TO STA.65+00.00

COUNTY ROAD 25A

14/20

J:\Land Projects\025-2820\dwg\plat\plat.dwg, by:mmd on 12/15/2004 @ 01:36:23 pm — for M-E Companies, Inc.

NORTH

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

M-E COMPANIES
23 Triangle Park Drive
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SECTIONS 15, 16, 21 & 22 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-N
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

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MIA-CR25A-2.73

SECTIONS 15, 16, 21 AND 22
TOWN 4, RANGE 6
EAST OF THE FIRST MERIDIAN
MONROE TOWNSHIP / TIPP CITY
MIAMI COUNTY, OHIO

STRUCTURE KEY
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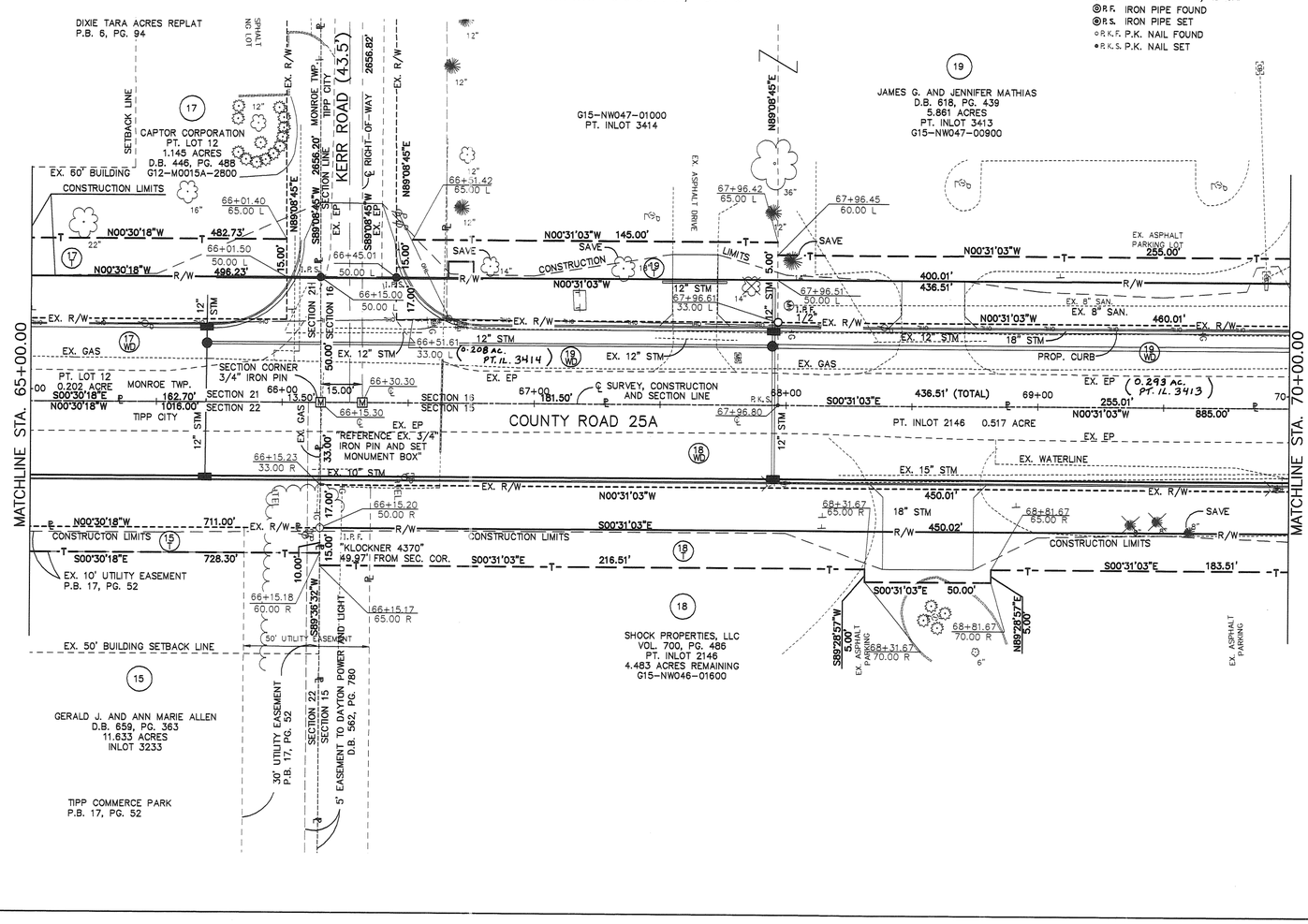

NORTH

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

HORIZONTAL 1 INCH = 40 FEET

DESIGNER JBA | REVIEWER RET | CONSTRUCTION PROJECT No. —

RIGHT OF WAY DETAIL SHEET
STA.65+00.00 TO STA.70+00.00

COUNTY ROAD 25A

15/20

J:\Land Projects\MIA-CR25A\dwg\MIA.dwg 8pt.mod on 12/16/2004 @ 02:41:47 pm -- for M-E Companies, Inc.

M-E COMPANIES
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Suite 2300
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SECTIONS 15 & 16 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-0
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

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MIA-CR25A-2.73

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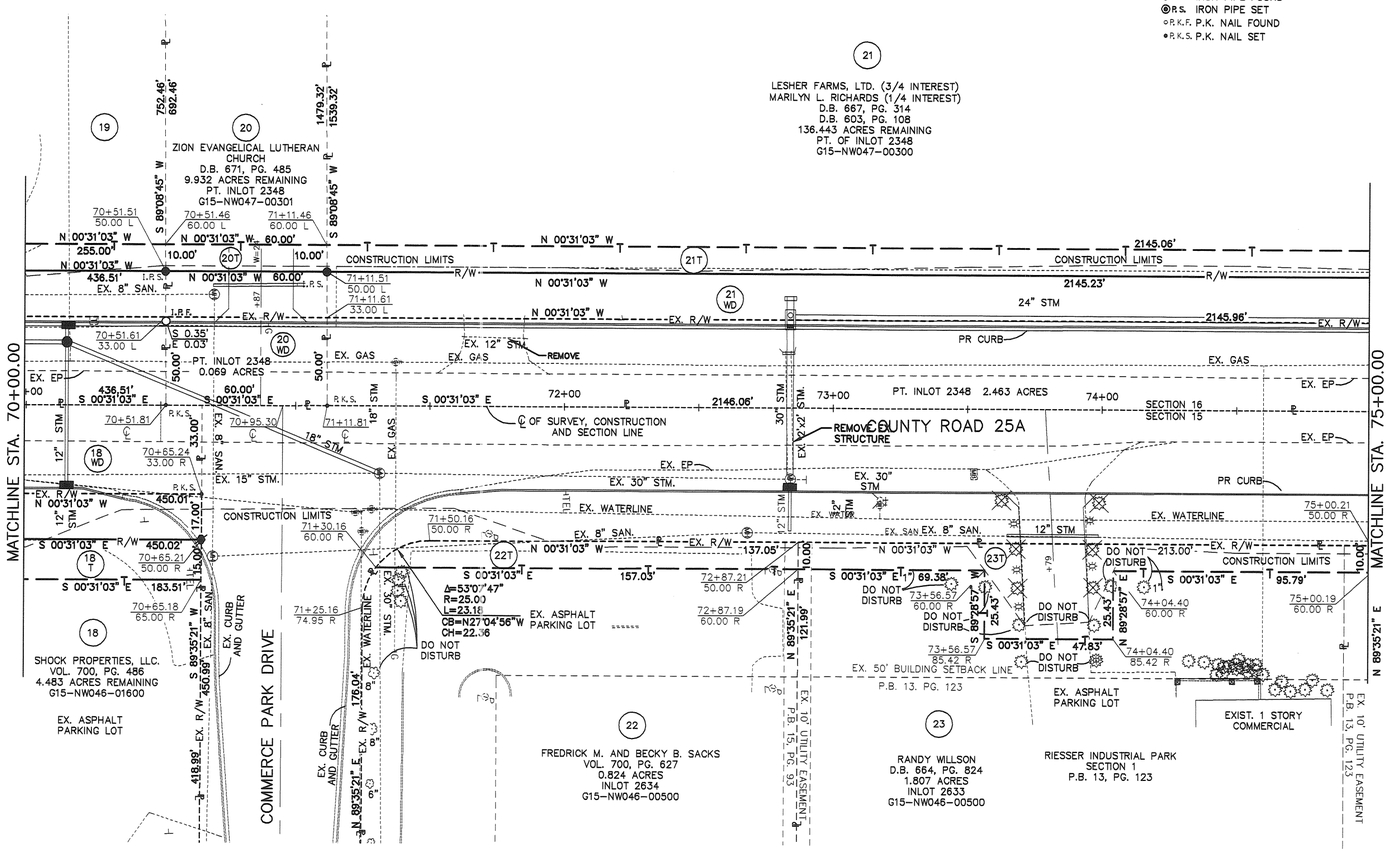

RIGHT OF WAY DETAIL SHEET
STA.70+00.00 TO STA.75+00.00

COUNTY ROAD 25A

DESIGNER JBA
REVIEWER RET
CONSTRUCTION PROJECT No. —
HORIZONTAL 1 INCH = 20 FEET

16/20

NORTH

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

ME COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
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SECTIONS 15 & 16 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-P
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

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MIA-CR25A-2.73

SECTIONS 15, 16, 21 AND 22
TOWN 4, RANGE 6
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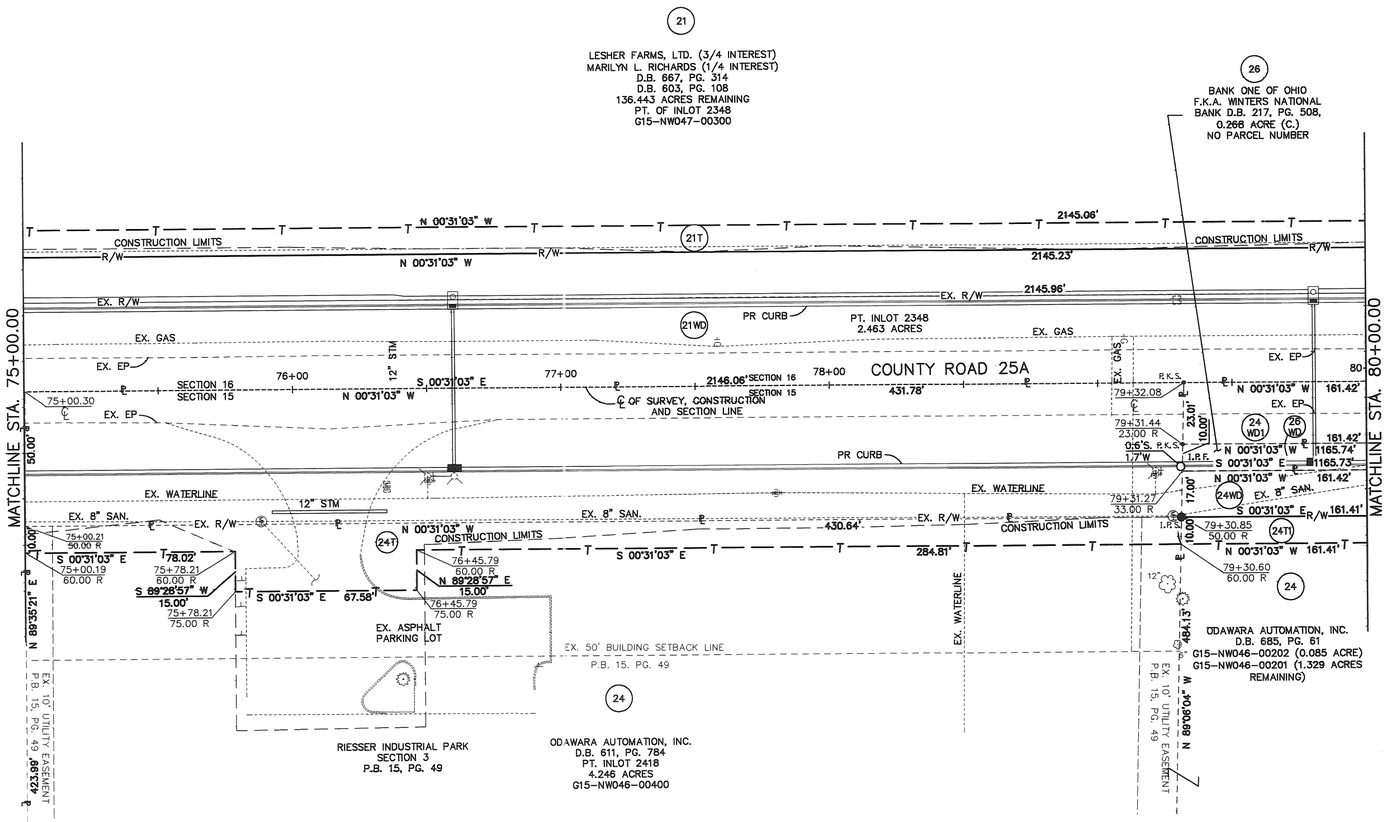

NORTH

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

HORIZONTAL
1 INCH = 20 FEET
0 40 80

CONSTRUCTION PROJECT No. —

DESIGNER JBA
REVIEWER RET

RIGHT OF WAY DETAIL SHEET
STA.75+00.00 TO STA.80+00.00

COUNTY ROAD 25A

17/20

M:\Land Projects\05-0825\dwg\RWdet.dwg by:rmeat on 11/03/2005 @ 08:47:59 am — for M+E Companies, Ltd.

M+E COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
(513) 942-3141
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MIA-CR25A-2.73

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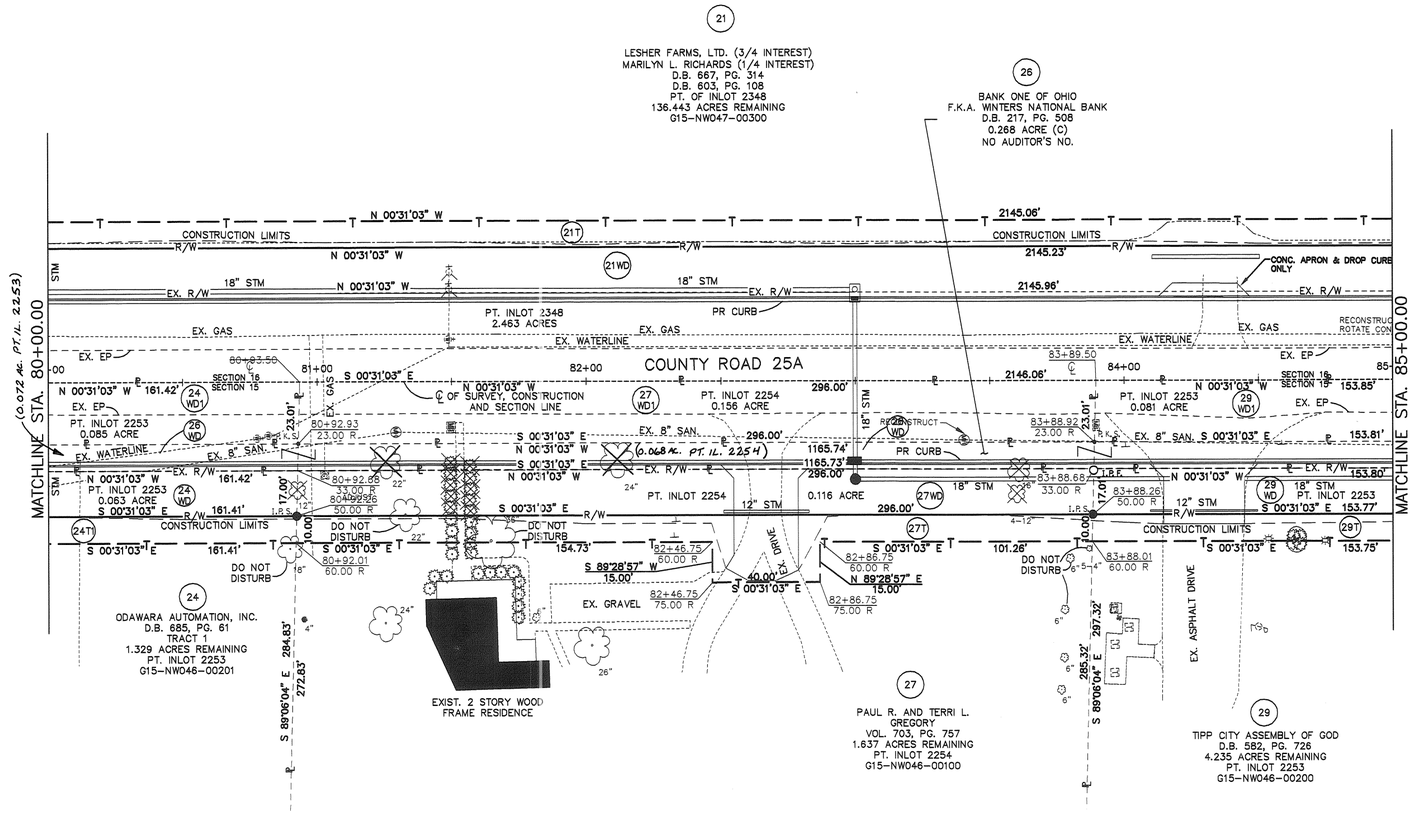

RIGHT OF WAY DETAIL SHEET
STA.80+00.00 TO STA.85+00.00

COUNTY ROAD 25A

DESIGNER JBA
REVIEWER RET
CONSTRUCTION PROJECT No. —
HORIZONTAL 1 INCH = 20 FEET

18/20

NORTH

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

M-E COMPANIES
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SECTIONS 15 & 16 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-R
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

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MIA–CR25A–2.73
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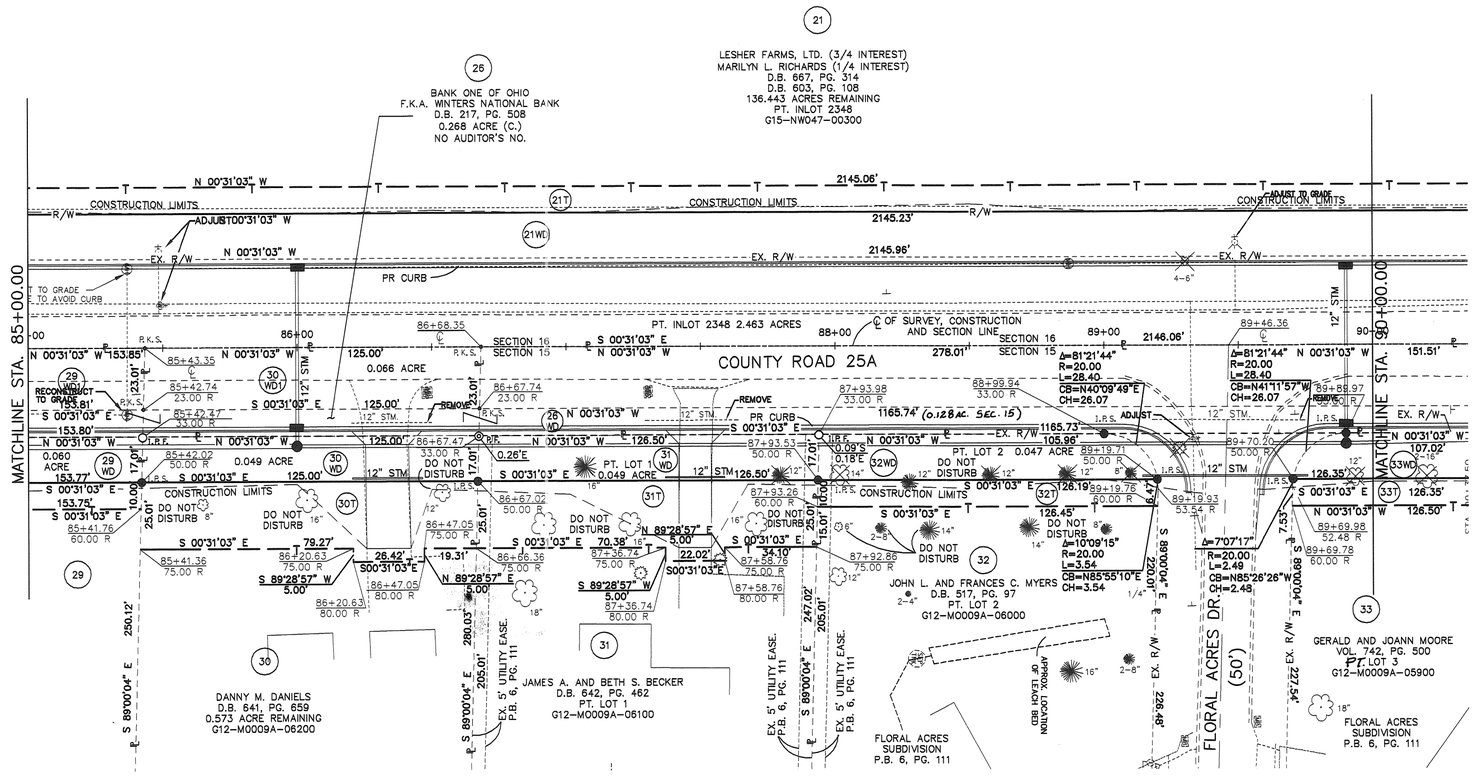

NORTH

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

HORIZONTAL
1 INCH = 20 FEET

CONSTRUCTION PROJECT No. –

DESIGNER JBA
REVIEWER RET

RIGHT OF WAY DETAIL SHEET
STA.85+00.00 TO STA.90+00.00

COUNTY ROAD 25A

19/20

a:\Land Projects\103–292\Dwg\ERIE.dwg by:rmead on 12/19/2006 @ 02:06:35 pm — for M–E Companies, Inc.

M–E COMPANIES
23 Triangle Park Drive
Suite 2300
Cincinnati, Ohio 45246
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SECTIONS 15 & 16 TOWN 4 RANGE 6

VOLUME 48 PLAT 170-5
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

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MIA-CR25A-2.73

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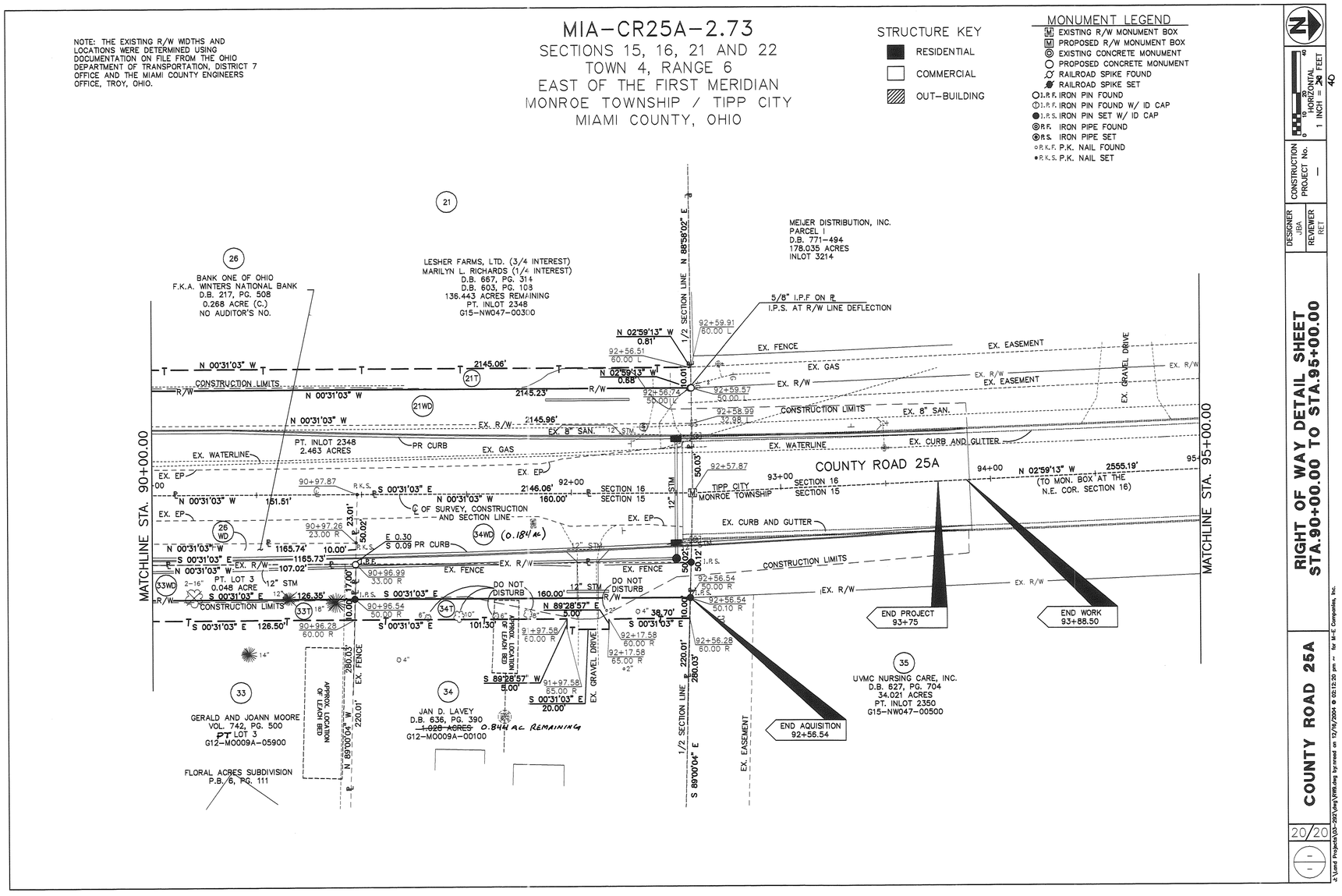

NORTH

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40 0 20 40 80 160

(IN FEET)
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HORIZONTAL
0 20 40
1 INCH = 20 FEET

CONSTRUCTION PROJECT No. -

DESIGNER JBA
REVIEWER RET

RIGHT OF WAY DETAIL SHEET
STA.90+00.00 TO STA.95+00.00

COUNTY ROAD 25A

20/20

a:\Land Projects\03-295\dwg\MWB.dwg by mreed on 12/16/2004 @ 02:12:20 pm -- for M-E Companies, Inc.

M-E COMPANIES
23 Triangle Park Drive
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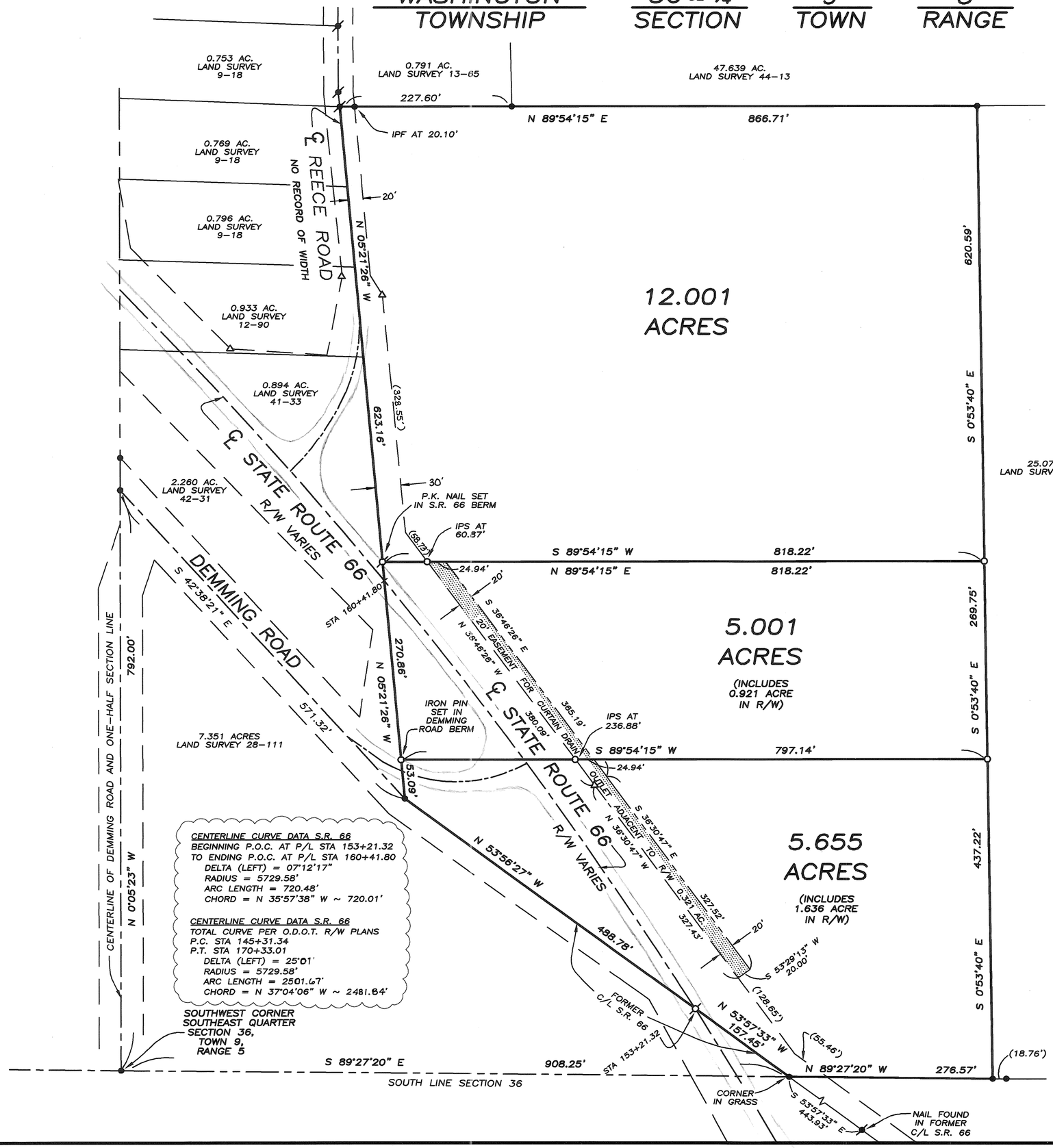
WASHINGTON TOWNSHIP | 36 SE 1/4 SECTION | 9 TOWN | 5 RANGE

VOLUME 48 PAGE 171

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



CENTERLINE CURVE DATA S.R. 66
BEGINNING P.O.C. AT P/L STA 153+21.32
TO ENDING P.O.C. AT P/L STA 160+41.80
DELTA (LEFT) = 07°12'17"
RADIUS = 5729.58'
ARC LENGTH = 720.48'
CHORD = N 35°57'38" W ~ 720.01'

CENTERLINE CURVE DATA S.R. 66
TOTAL CURVE PER O.D.O.T. R/W PLANS
P.C. STA 145+31.34
P.T. STA 170+33.01
DELTA (LEFT) = 25°01'
RADIUS = 5729.58'
ARC LENGTH = 2501.67'
CHORD = N 37°04'06" W ~ 2481.64'

LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⌀ P.K. NAIL SET
- ⌀ P.K. NAIL FOUND
- △ O.D.O.T. MONUMENT FOUND

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:
VOLUME 5, PAGE 13
VOLUME 12, PAGE 90
VOLUME 13, PAGE 65
VOLUME 17, PAGE 113
VOLUME 28, PAGE 111
VOLUME 32, PAGE 107
VOLUME 35, PAGE 112
VOLUME 37, PAGE 26
VOLUME 40, PAGE 89
VOLUME 41, PAGE 33
VOLUME 41, PAGE 161
VOLUME 42, PAGE 31
O.D.O.T. R/W PLANS FOR S.R. 66

MIAMI COUNTY RECORDER'S DEED RECORDS:
VOLUME 645, PAGE 172

BASIS OF BEARINGS PER O.D.O.T. R/W PLANS FOR STATE ROUTE 66, CENTERLINE CURVE DATA.

0 50 100 200
GRAPHIC SCALE IN FEET
1" = 100'

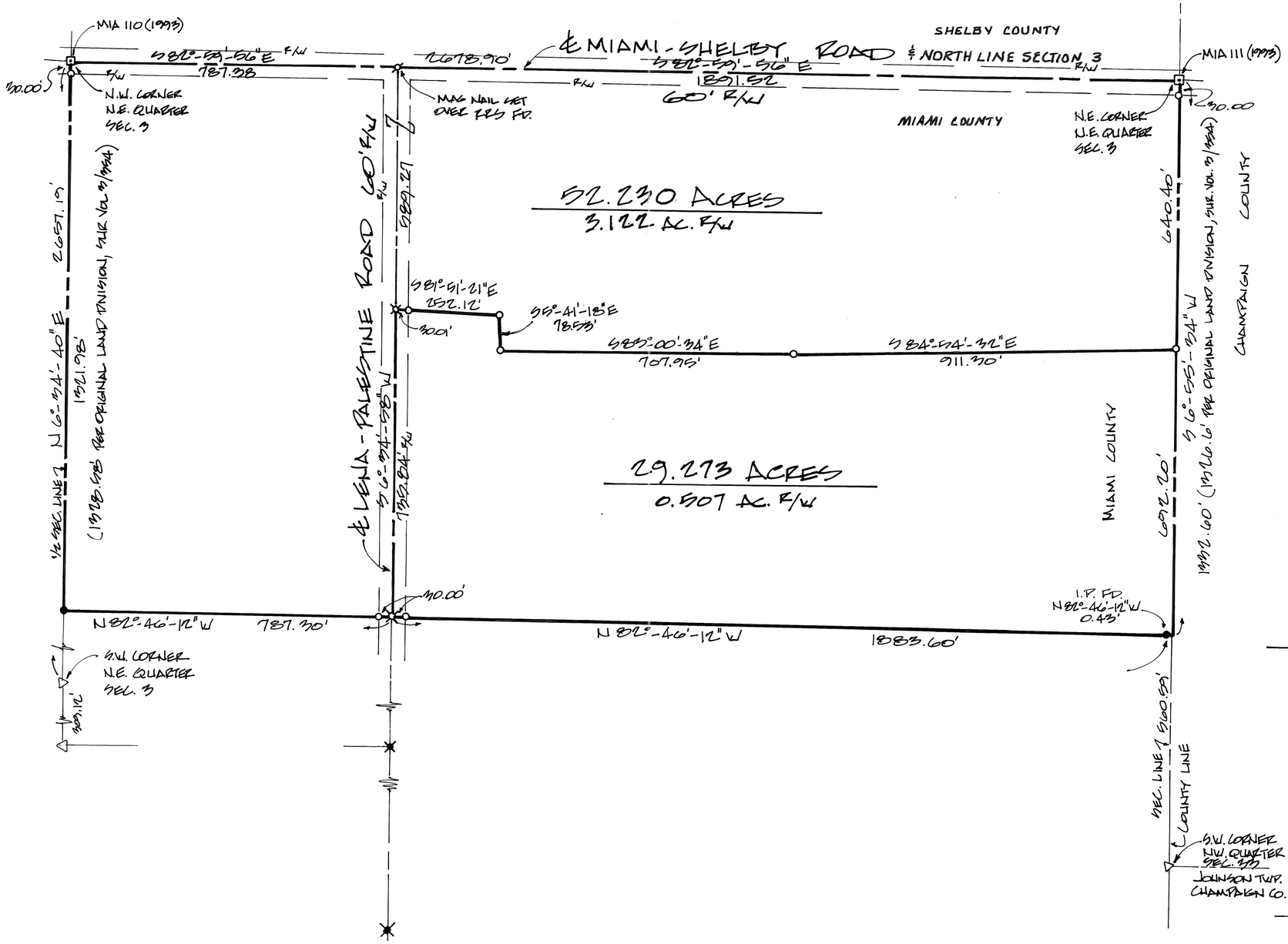
SURVEY OF THREE TRACTS, 22.657 ACRES TOTAL IN MIAMI COUNTY, OHIO ~ DECEMBER 28, 2004

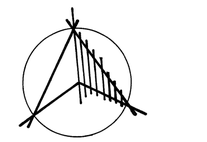
STATE OF OHIO
THOMAS R. ZECHMAN 7077 REGISTERED PROFESSIONAL SURVEYOR

THOMAS R. ZECHMAN
OHIO REGISTERED PROFESSIONAL SURVEYOR #7077
1025 LAURA DRIVE
PIQUA, OHIO 45356
(937) 773-9479

2 TOWN | 12 RGTMRS RANGE | 3-NE1/4 SECTION | BROWN TOWNSHIP | MIAMI COUNTY

VOLUME 48 PAGE 172
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS





SCALE: 1" = 200'

LEGEND:

- ✖ RAILROAD SPIKE FOUND
- ● CAPPED IRON PIN FOUND (L. GUEY)
- ⊡ MONUMENT BOX
- △ STONE
- ○ 5/8" & CAPPED IRON PIN SET
- ⌀ MAG NAIL SET
- ⌀ DN SPINDLE SET

REFERENCES:

VOL. 13, PG. 3534 MIAMI COUNTY ENGRS. RECORD OF LAND SURVEYS
VOL. 40, PG. 185 " " "
VOL. 41, PG. 124 " " "
VOL. 48, PG. 72 " " "
DEED BOOK 6559, PAGE 3164, MIAMI COUNTY RECORDER'S DEED RECORDS

SURVEY ON THE RAYMOND SIMMONS FARM OF A 52.230 ACRE TRACT AND A 29.273 ACRE TRACT

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED
SURVEYOR

Michael W. Cozatt 1-04-05
MICHAEL W. COZATT P.S. #6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
416 SWAILES RD. TROY, OHIO
JOB #30404

VOLUME 48, PAGE 173.
MIAMI COUNTY ENGINEERS
RECORD OF LAND SURVEYS

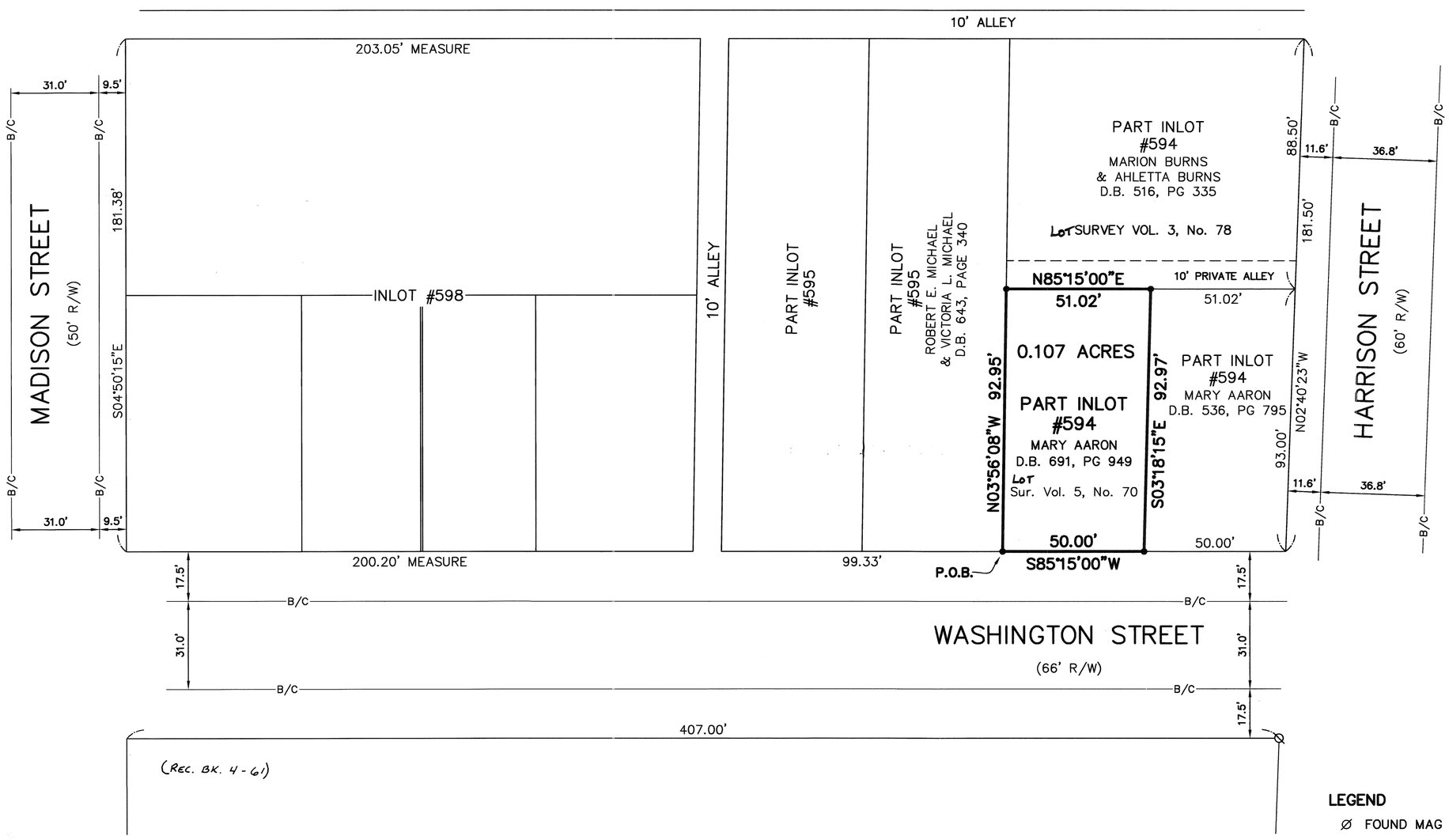
TROY — CORPORATION | NW — SECTION | PART 594 — INLOT

BASIS OF BEARINGS:
- NORTH RIGHT-OF-WAY LINE OF WASHINGTON STREET S85°15'W – SURVEY VOL. 5, PAGE 70

SURVEY REFERENCES:
- ALL DEEDS AND SURVEYS AS SHOWN ON THE FACE OF THIS SURVEY.

CURRENT OWNER:
- MARY AARON D.B. 691, PAGE 949

GENERAL NOTES:
- ALL MONUMENTS WERE FOUND OR SET IN GOOD CONDITION.
- OCCUPATION, IN GENERAL, FITS THE SURVEY.



LEGEND
- ⌀ FOUND MAG NAIL
- • SET 5/8" IRON W/HALEY-DUSA CAP

GRAPHIC SCALE
30 0 15 30 60 120
(IN FEET)
1 inch = 30 ft.

CERTIFICATION:
I hereby certify that all measurements are correct and that all monuments were found or set as shown.

John P. Haley
Registered Surveyor
Ohio License Number 6819

Field Survey Date: January 6, 2005

STATE OF OHIO — JOHN P. HALEY 6819 — REGISTERED SURVEYOR

Haley-Dusa
Engineering & Surveying Group, LLC
270 Regency Ridge Drive, Suite 203
Dayton, Ohio 45459
Phone: (937) 439-4300 Fax: (937) 439-2005

Scale: 1"=30'	Drawn: DEP	Checked: JPH
Date: 01-11-05	Job No. S1438	

BRADFORD CORPORATION

218 INLOT

MIAMI COUNTY

CHURCH STREET
50' R/W

N89°39'02"E
55.41'

212 | 213 | 214 | 215 | 216 | 217 | 218 | 219

217: Denis Lee Gerling, Shirley Ann Gerling, D.B. 697 PG. 853

218: Paula K. Bixler, D.B. 753 PG. 435

145.60' N0°24'51"W

145.62' S0°24'57"E

55.41' S89°40'30"W

219: Lot Sur. 20, Pg. 112

10' ALLEY

STAUNTON AVENUE
50' R/W

ALEXANDER AVENUE
50' R/W

230 | 231 | 232 | 233 | 234 | 235 | 236

230: Lot Sur. 22, Pg. 186

233: Lot Sur. 21, Pg. 63

235: Jewel I. Swick, D.B. 669 PG. 396

236: Jamie Marchal, D.B. 745 PG. 270

JAMES STREET
50' R/W

VOLUME NO. 48 PLAT NO. 174
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
DATE: JANUARY 2005

N

SCALE: 1" = 40'

0 20 40 60 80

BASIS OF BEARING IS ASSUMED AND IS USED TO DENOTE ANGULAR MEASUREMENT ONLY.

LEGEND

- □ STONE FOUND
- ⊗ MAG NAIL OR PK NAIL FOUND
- ⊠ GIN SPINDLE FOUND
- ○ REBAR OR PIN FOUND
- ◎ IRON PIPE FOUND
- ● 5/8" X 30" REBAR SET W/ CAP STAMPED "LJBILL PS 7557"

ALL MONUMENTS IN GOOD CONDITION UNLESS NOTED OTHERWISE.

SURVEY REFERENCES

Miami County Engineer's Record of Lot Surveys

Survey Volume 20 Page 112
Survey Volume 21 Page 27
Survey Volume 21 Page 63
Survey Volume 22 Page 72
Survey Volume 22 Page 139
Survey Volume 22 Page 186

Record Plat Book 1 Page 243
Record Plat Book 1 Page 244

Larry J. Bill
LARRY J. BILL, P.S. #7557

Jan. 18, 2005
DATE

STATE OF OHIO
LARRY J. BILL
S-7557
REGISTERED
PROFESSIONAL SURVEYOR

SURVEY OF LOT 218 FOR DAVE ARNETT

Larry J. Bill
Professional Surveyor
9826 New Harrison–Bradford Road
Bradford, Ohio 45308
Phone (937) 448–6320
Fax (937) 448–6323
e–mail larrybill@bright.net

8/6
INLOT

S.W.
SECTION

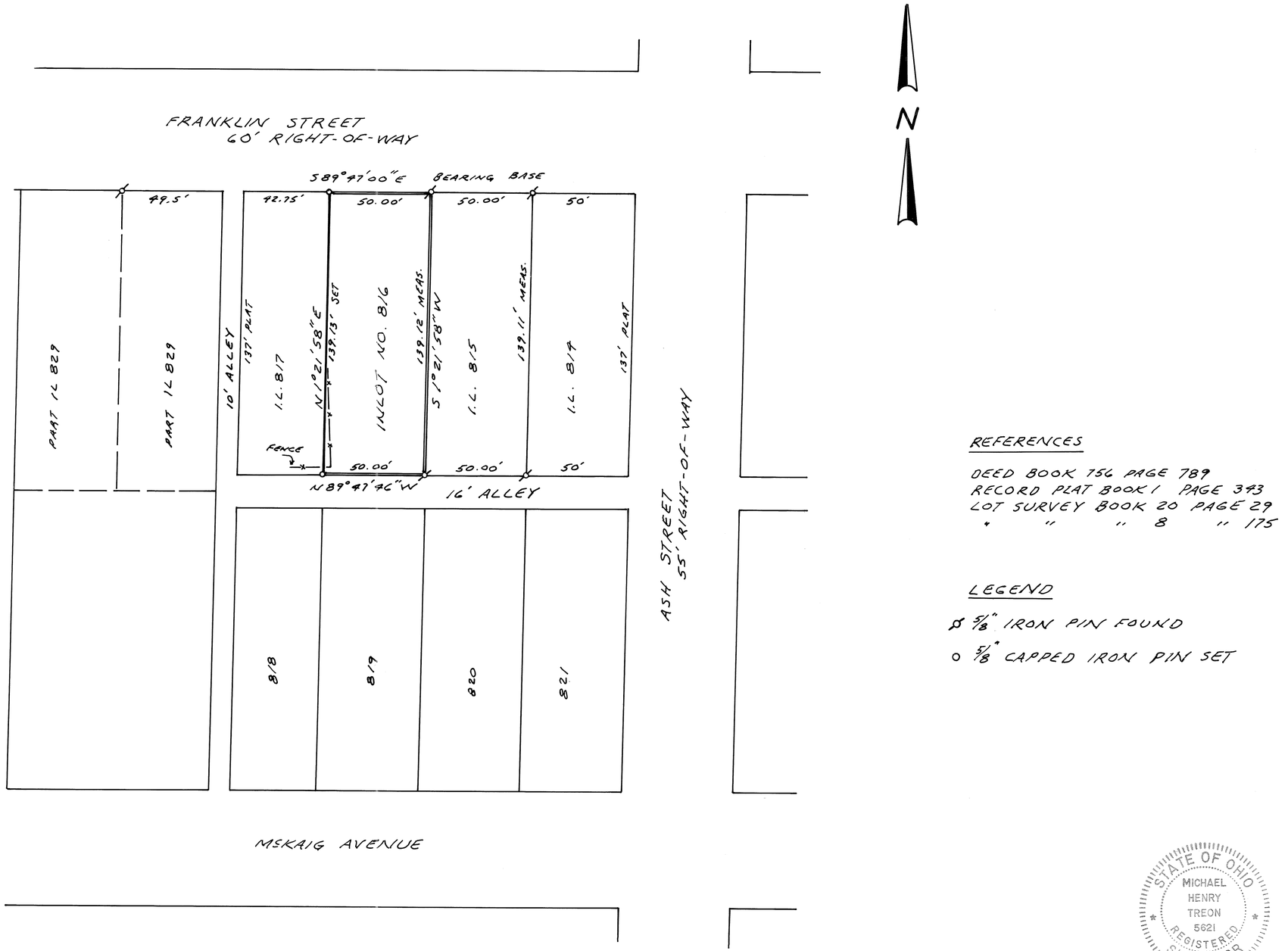
TROY
CORPORATION

VOLUME NO. 48 PLAT NO. 175
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

JANUARY, 2005

SCALE: 1 INCH = 40 FEET

0 40 80



REFERENCES

DEED BOOK 756 PAGE 789
RECORD PLAT BOOK 1 PAGE 343
LOT SURVEY BOOK 20 PAGE 29
" " " 8 " 175

LEGEND

⊗ 5/8" IRON PIN FOUND

○ 5/8" CAPPED IRON PIN SET

STATE OF OHIO
MICHAEL
HENRY
TREON
5621
REGISTERED
SURVEYOR

SURVEY OF
INLOT 816 ~ TROY, OHIO
FOR MICHAEL KENDALL

MICHAEL H. TREON TROY, OHIO

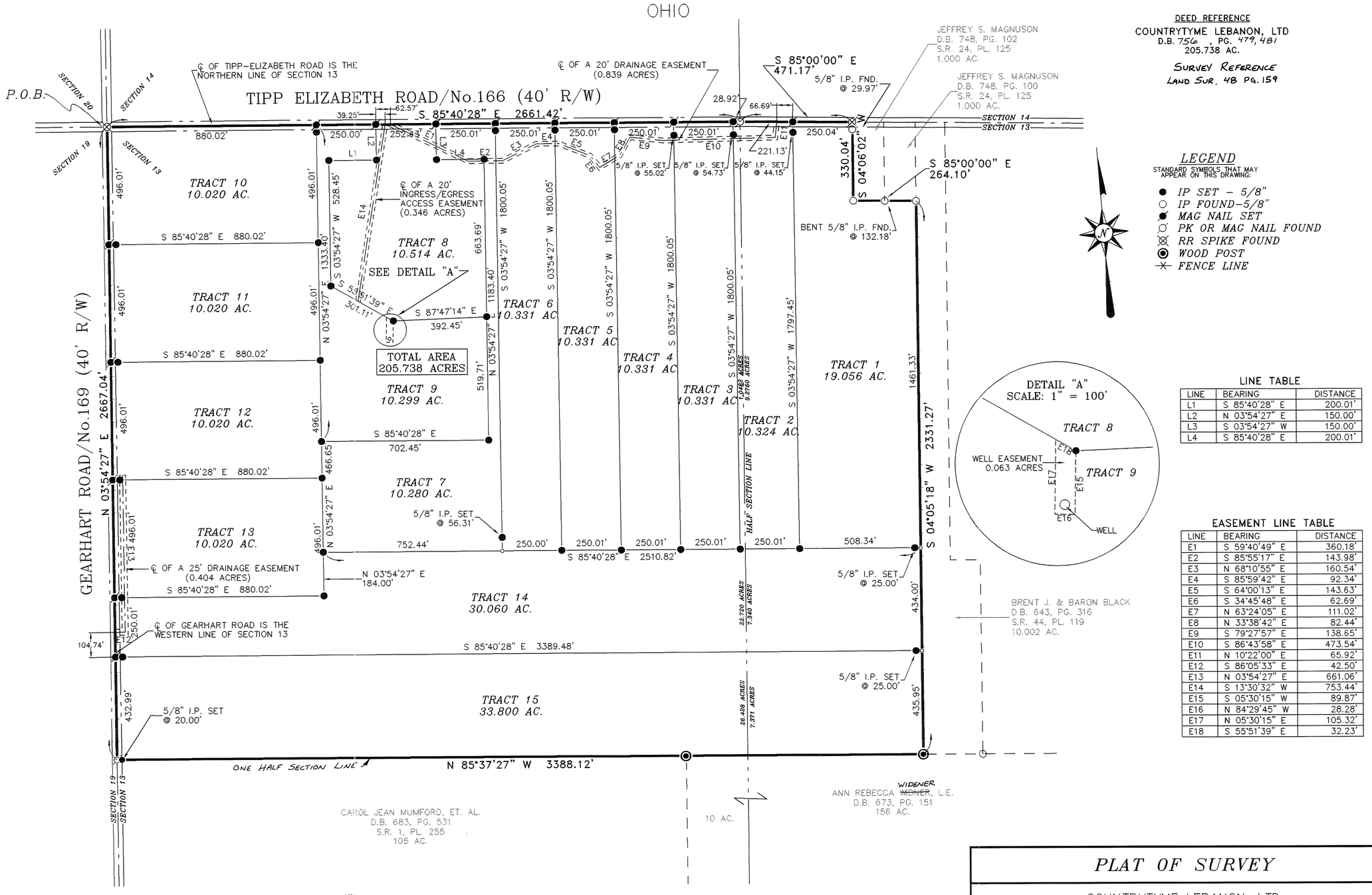
Michael H. Treon

REGISTERED SURVEYOR NO. 5621

VOLUME 48 PLAT NO. 176
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEY'S

PLAT OF SURVEY FOR
COUNTRYTYME LEBANON, LTD.

SITUATED IN
RANGE 10, TOWN 2, SECTION 13
ELIZABETH TOWNSHIP
MIAMI COUNTY
OHIO



DEED REFERENCE
COUNTRYTYME LEBANON, LTD
D.B. 756 , PG. 479, 481
205.738 AC.

SURVEY REFERENCE
LAND SUR. 48 PG. 159

LEGEND
STANDARD SYMBOLS THAT MAY APPEAR ON THIS DRAWING:

- *IP SET - 5/8"*
- *IP FOUND-5/8"*
- *MAG NAIL SET*
- *PK OR MAG NAIL FOUND*
- *RR SPIKE FOUND*
- *WOOD POST*
- *FENCE LINE*

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 85°40'28" E	200.01'
L2	N 03°54'27" E	150.00'
L3	S 03°54'27" W	150.00'
L4	S 85°40'28" E	200.01'

EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
E1	S 59°40'49" E	360.18'
E2	S 85°55'17" E	143.98'
E3	N 68°10'55" E	160.54'
E4	S 85°59'42" E	92.34'
E5	S 64°00'13" E	143.63'
E6	S 34°45'48" E	62.69'
E7	N 63°24'05" E	111.02'
E8	N 33°38'42" E	82.44'
E9	S 79°27'57" E	138.65'
E10	S 86°43'58" E	473.54'
E11	N 10°22'00" E	65.92'
E12	S 86°05'33" E	42.50'
E13	N 03°54'27" E	661.06'
E14	S 13°30'32" W	753.44'
E15	S 05°30'15" W	89.87'
E16	N 84°29'45" W	28.28'
E17	N 05°30'15" E	105.32'
E18	S 55°51'39" E	32.23'

NOTES:

BASIS OF BEARINGS S 85°00'00" E FROM D.B. 748, PG. 100.

DEED RECORDS AS SHOWN ON PLAT ARE SOURCE DOCUMENT.

OCCUPATION IN GENERAL FITS SURVEY.

ALL MONUMENTS IN GOOD CONDITION.

ALL REFERENCE PINS ARE SET AT 30.00' UNLESS OTHERWISE NOTED.

STATE OF OHIO
M. ERNIE BLANKENSHIP
S-8206
REGISTERED
PROFESSIONAL SURVEYOR

I HEREBY CERTIFY THIS TO BE A CORRECT PLAT OF A SURVEY MADE UNDER MY DIRECTION IN DECEMBER, 2004.

M. ERNIE BLANKENSHIP, PS 8206

0' 300' 600' 900'
SCALE: 1"= 300'

PLAT OF SURVEY

COUNTRYTYME LEBANON, LTD.
TIPP ELIZABETH ROAD
MIAMI COUNTY OHIO

BLANKENSHIP & ASSOCIATES, INC.
CIVIL ENGINEERS ~ LAND SURVEYORS
115 W. MAIN STREET
WILMINGTON, OHIO 45177
TELEPHONE: (937) 382-0704
FACSIMILE: (937) 382-0704

DATE: DECEMBER, 2004
JOB NO. 04-865S
SCALE: 1" = 300'
FILENAME: TIPP-ELIZAB

NEWBERRY TOWNSHIP | 25 NW 1/4 SECTION | 9 TOWN | 4 RANGE

VOLUME 48 PAGE 177

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

℄ GREENVILLE FALLS – CLAYTON ROAD & WEST LINE SECTION 25

STEEL POST

OLD WOOD POST, 5" DIA.

NORTHEAST CORNER NORTHWEST QUARTER SECTION 25, TOWN 9, RANGE 4

N 00°41'38" W 1530.23'

(3.25') IPF 3.43' WEST OF P/L

STA 132+80.84 40'

N 89°42'00" E

U.S. ROUTE 36 ~ R/W VARIES

50.10' 50.10' (SEE DETAIL)

R/W LINE

STA 130+17.66 P.C. 50'

STA 133+00 40'

STA 136+00 40'

121.280 ACRES
– 6.670 ACRES
114.610 ACRES REMAINING

DAVID L & NOVA ROGERS, TRUSTEES
DEED VOL. 650, PAGES 441–449

N 00°41'38" W 408.63'

771.36'

771.36'

1134.08' (1134.08')

N 89°36'45" E 243.81'

362.81'

TRACT 1
2.918 ACRES

S 00°41'38" E

N 00°41'38" W

N 00°41'38" W

S 89°36'45" W 293.91'

N 89°36'45" E 293.91'

362.80'

TRACT 2
3.752 ACRES

S 00°41'38" E (S 00°41'38" E)

ONE-HALF SECTION LINE

N 00°41'38" W

SOUTHWEST CORNER NORTHWEST QUARTER SECTION 25, TOWN 9, RANGE 4

ONE-HALF SECTION LINE

N 89°36'45" E

(S 89°47'18" W) S 89°36'45" W 344.01'

STEEL POST, 4" DIA.

SOUTHEAST CORNER NORTHWEST QUARTER SECTION 25, TOWN 9, RANGE 4

2665.52' (2665.34') VICTOR & REVA BATDORF, TRUSTEES
DEED VOL. 733, PAGES 714
40.00 ACRES

DETAIL (N.T.S.)

STA 132+80.84 40'

PROPERTY LINE AND FORMER CENTERLINE

N 89°42'00" E 50.10' 50.10'

8.31' 10.06' 12.02'

PRESENT CENTERLINE

U.S. ROUTE 36 ~ R/W VARIES

408.63' 48.34' 771.36' 50.10' 1134.08' 52.07' (52.07')

R/W LINE

STA 133+00 40'

STA 136+00 40'

IPF S31°50'10"W~0.56' FROM P/L INTERSECTION WITH R/W

LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⌀ P.K. NAIL SET
- ⊙ POST FOUND
- ⊠ RAILROAD SPIKE FOUND
- △ ODOT CONCRETE MONUMENT FOUND

(244.00') BEARING/DISTANCE OF RECORD

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:

VOLUME 37, PAGE 47
VOLUME 31, PAGE 14
ODOT S.H.208 SEC'S."D(PT.)& COVINGTON (PT)"
VOLUME 36, PAGE 145
VOLUME 44, PAGE 137

MIAMI COUNTY RECORDER'S DEED RECORDS: AS REFERENCED HEREON

BASIS OF BEARING IS THE EAST LINE OF THE NORTHWEST QUARTER PER LAND SURVEY 37–47.

0 100 200 300

GRAPHIC SCALE IN FEET
1" = 100'

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

APPROVED
MIAMI COUNTY PLANNING COMMISSION
Jan. 28, 2005
DATE
SECRETARY

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
Dennis A. Ventura Jr 1-20-2005
DEPUTY DATE

APPROVED
SUBJECT TO ZONING APPROVAL
BY Nate Bedner R.S.
DATE 1-26-2005
MIAMI COUNTY
GENERAL HEALTH DEPT.

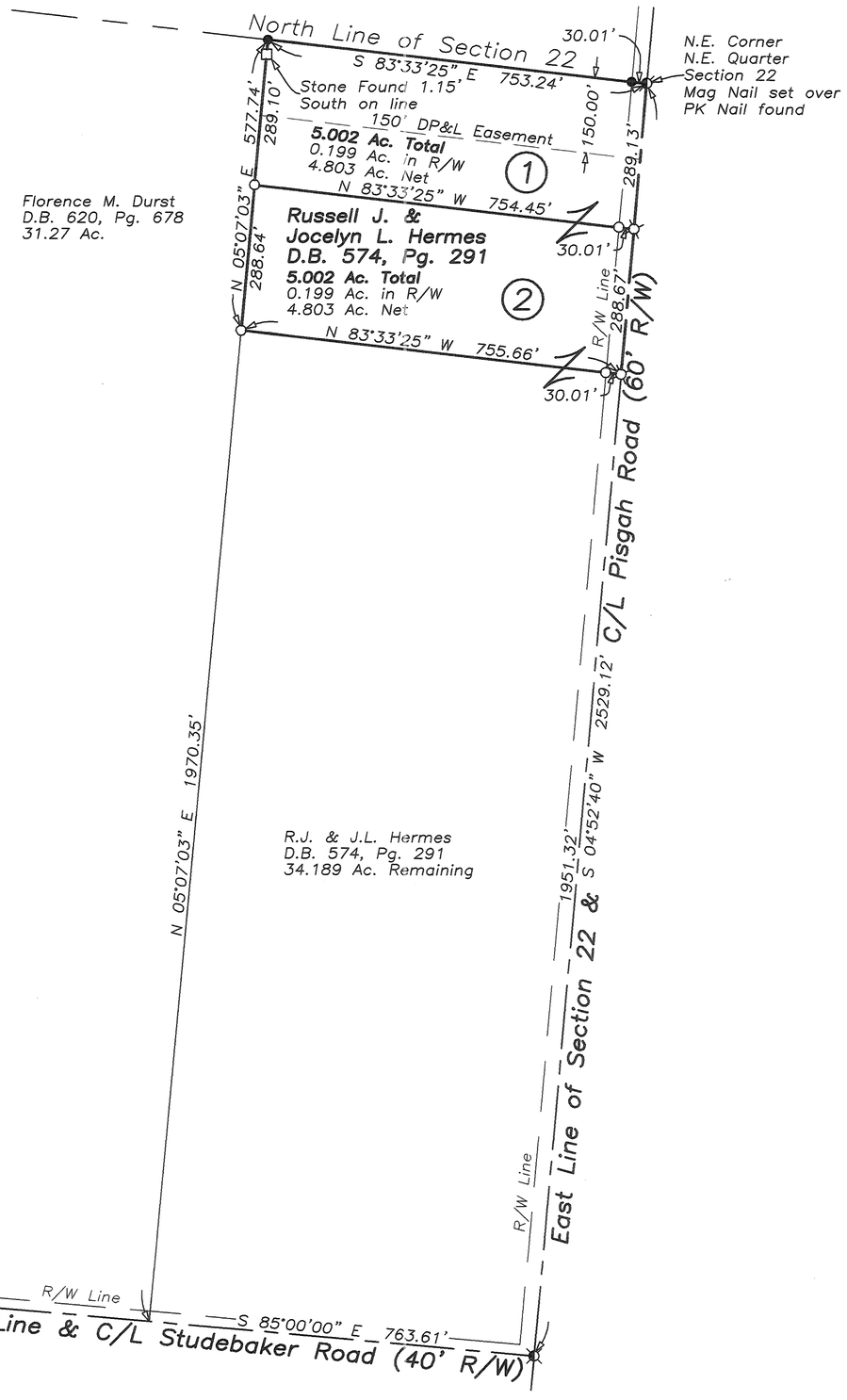
SURVEY OF TWO TRACTS FOR BRENT ROGERS
IN MIAMI COUNTY ~ JANUARY 18, 2005

STATE OF OHIO
PHILIP C. BRUMBAUGH 5057
REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698–3000

2	9 BTMRS	22 NE. 1/4	BETHEL	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 178
Miami County Engineer's
Record of Land Surveys



North

0 100 200 400
Graphic Scale in Feet
1"=200'

Legend

- ● Iron Pin Found
- ○ 5/8" Capped Iron Pin Set (Cozatt, S6001)
- ⌀ Mag Nail Found
- ⌀ Gin Spindle Found
- ⌀ Gin Spindle Set
- □ Stone Found

References

Miami County Engineer's
Record of Land Surveys
Volume 39, Page 129
(Basis of Bearings)
Volume 33, Page 66

Survey of 2 ~ 5.002 Ac.
tracts for Russell Hermes

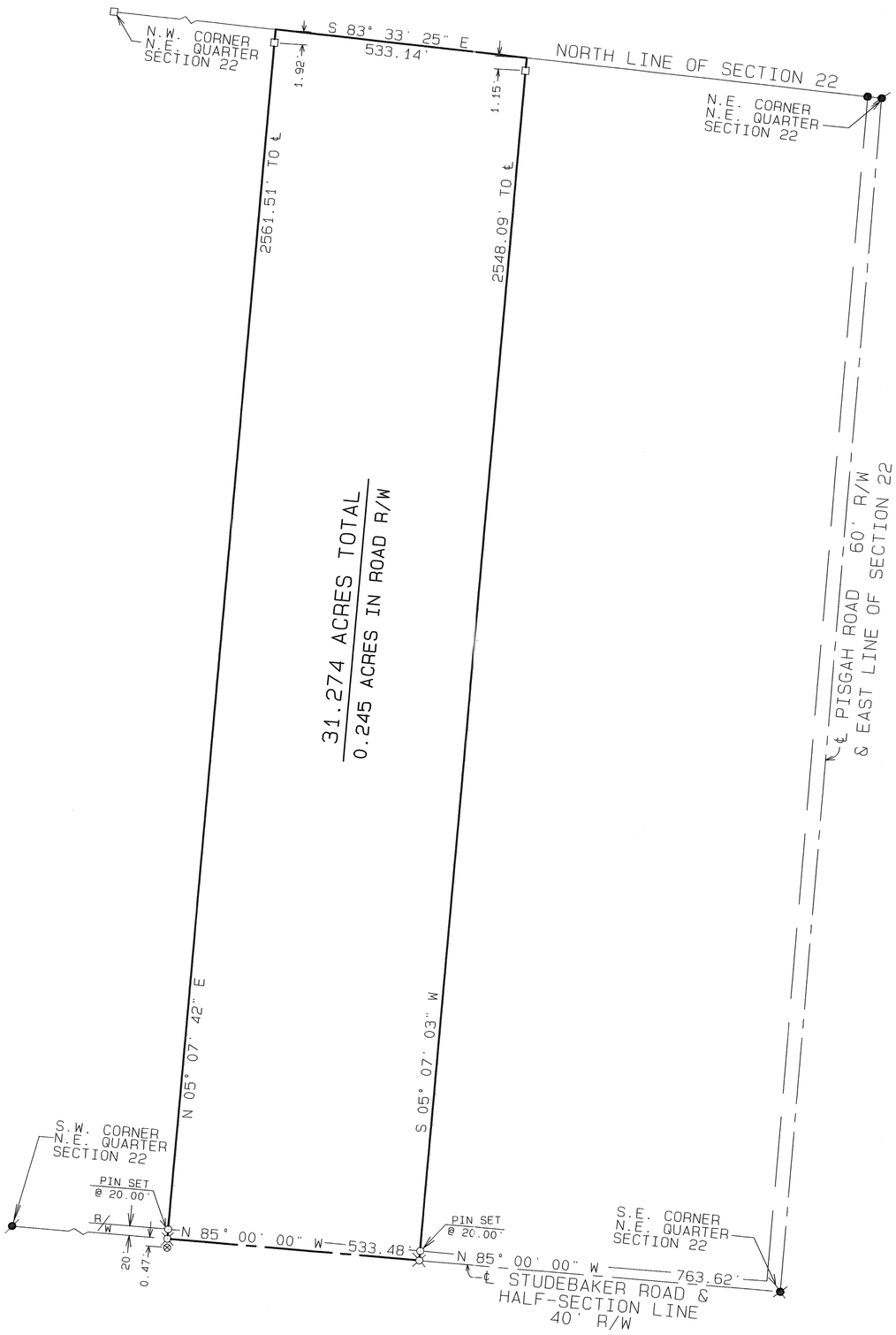
STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED PROFESSIONAL SURVEYOR

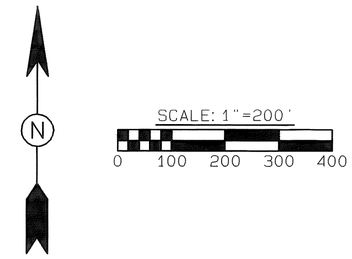
Michael W. Cozatt 1-11-05
MICHAEL W. COZATT
P.S. #6001

COZATT ENGINEERING COMPANY
Civil Engineer — Land Surveyor
476 Swailes Road — Troy, OH 45373
Job No. 29104 — (937)-339-2921
File Name: C:\Surveys\2004\04291 Hermes.dwg
Drawn by: RES ~ Checked by: MWC

2	9BTMRS	NE 1/4 ~ 22	BETHEL	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 179
MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS





LEGEND

- ● IRON PIN FOUND
- ⊗ GIN SPINDLE FOUND
- □ STONE FOUND
- ⌀ MAG NAIL FOUND
- ⊗ MAG NAIL SET
- ⊠ GIN SPINDLE SET
- ○ 5/8" ⨍ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 4, PG. 196
VOL. 22, PG. 196
VOL. 33, PG. 66
VOL. 39, PG. 129
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

P.B. 10, PG. 147 { MIAMI COUNTY RECORDER'S PLAT RECORDS

SURVEY OF 31.274 ACRES
FOR THE ESTATE OF FLORENCE DURST.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

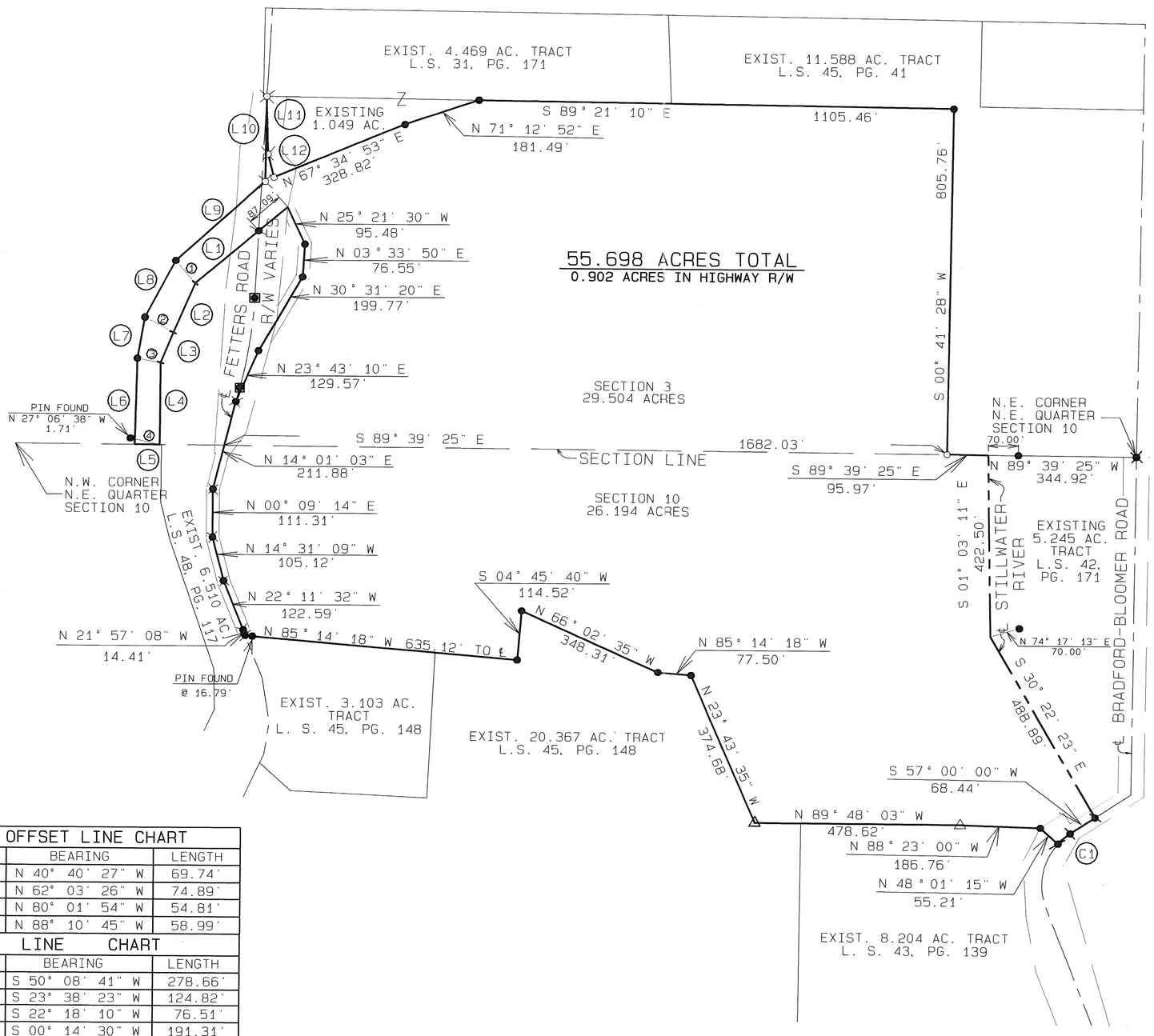
Michael W. Cozatt 1-05-05

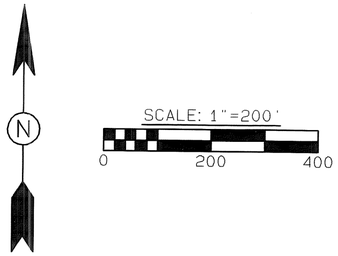
MICHAEL W. COZATT, P.S. #6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 31404

9	4E	SE 1/4 ~ 3 NE 1/4 ~ 10	NEWBERRY	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 180
MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS





LEGEND

- △ WOOD FENCE POST
- ● R.R. SPIKE FOUND
- ■ PIN IN MONUMENT BOX
- MAG NAIL FOUND
- GIN SPINDLE FOUND
- ● IRON PIN FOUND
- GIN SPINDLE SET
- ○ 5/8" Ø CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

VOL. 28, PG. 42
VOL. 28, PG. 42A
VOL. 31, PG. 171
VOL. 42, PG. 171
VOL. 43, PG. 139
VOL. 45, PG. 41
VOL. 45, PG. 148
VOL. 48, PG. 117
} MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

FETTERS ROAD R/W MAP MIA-T.R. 93-0.785

SURVEY OF 55.698 ACRES FOR BOB DELK.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 12-28-04
MICHAEL W. COZATT, P.S. #6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 27104

OFFSET LINE CHART

NO.	BEARING	LENGTH
1	N 40° 40' 27" W	69.74'
2	N 62° 03' 26" W	74.89'
3	N 80° 01' 54" W	54.81'
4	N 88° 10' 45" W	58.99'

LINE CHART

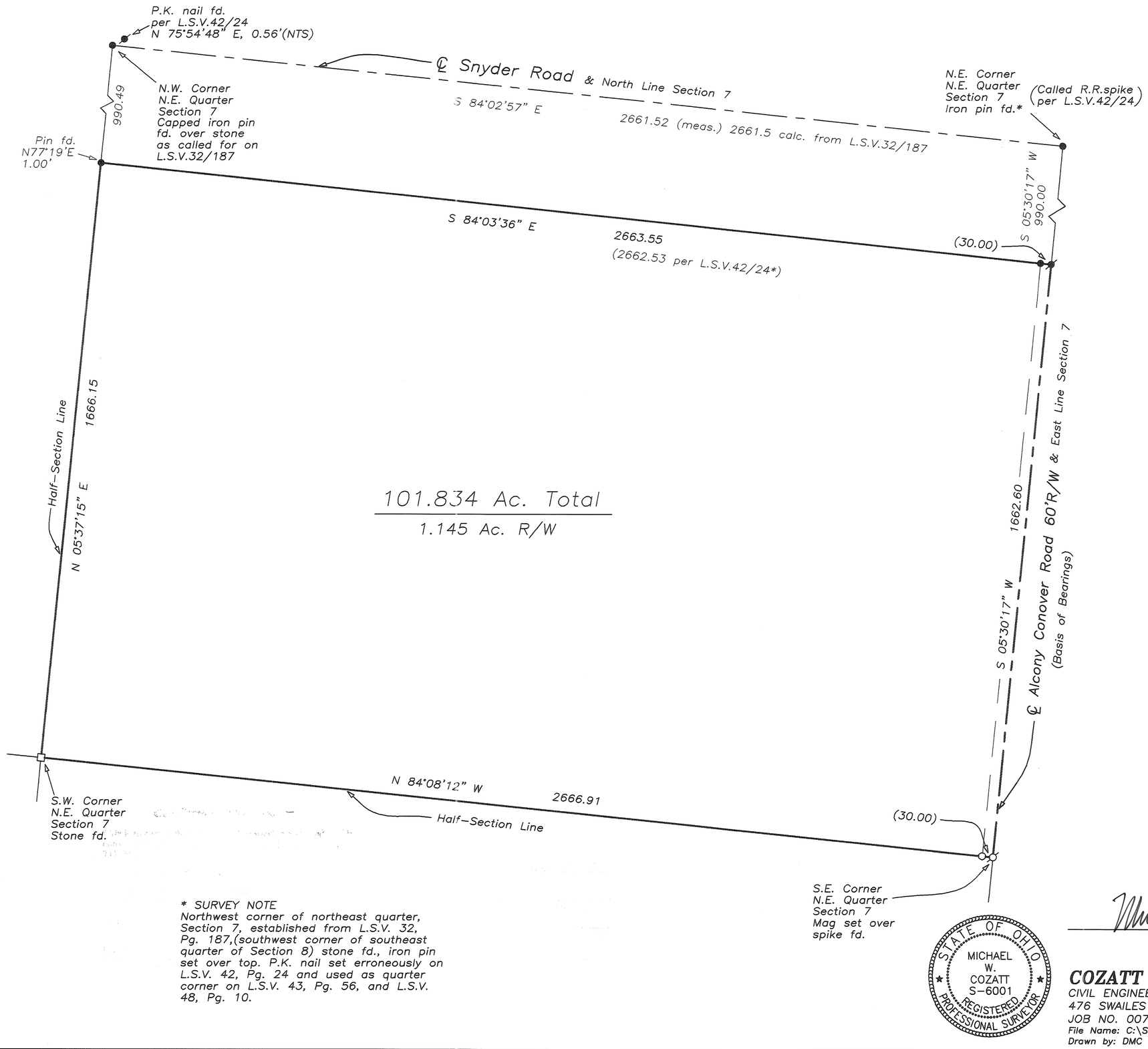
NO.	BEARING	LENGTH
L1	S 50° 08' 41" W	278.66'
L2	S 23° 38' 23" W	124.82'
L3	S 22° 18' 10" W	76.51'
L4	S 00° 14' 30" W	191.31'
L5	N 89° 39' 25" W	58.18'
L6	N 01° 25' 48" E	200.51'
L7	N 09° 55' 15" E	97.85'
L8	N 28° 09' 59" E	149.90'
L9	N 48° 15' 00" E	277.08'
L10	N 00° 40' 33" E	199.11'
L11	S 01° 34' 00" E	135.29'
L12	S 14° 38' 00" E	56.00'

CURVE DATA

NO.	DELTA	RADIUS	LENGTH	LONG CHORD
C1	15° 01' 15"	143.25'	37.55'	37.45', S 49° 29' 22" W

2	12 BTMRS	7 NE ¼	BROWN	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 181
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS





0 100 200 400
Graphic Scale in Feet
1"=200'

LEGEND

- ● Iron Pin Found
- ○ 5/8" Capped Iron Pin Set (Cozatt, S6001)
- ⌀ P.K. Nail Found
- Ø Mag Nail Set over spike fd.
- □ Stone Found

REFERENCES

Miami County Engineer's
Record of Land Surveys
Volume 42, Page 24
(Basis of Bearings)
Volume 32, Page 187

Survey of 101.834 acres
for Mathews Family Farm

* SURVEY NOTE
Northwest corner of northeast quarter, Section 7, established from L.S.V. 32, Pg. 187,(southwest corner of southeast quarter of Section 8) stone fd., iron pin set over top. P.K. nail set erroneously on L.S.V. 42, Pg. 24 and used as quarter corner on L.S.V. 43, Pg. 56, and L.S.V. 48, Pg. 10.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED PROFESSIONAL SURVEYOR

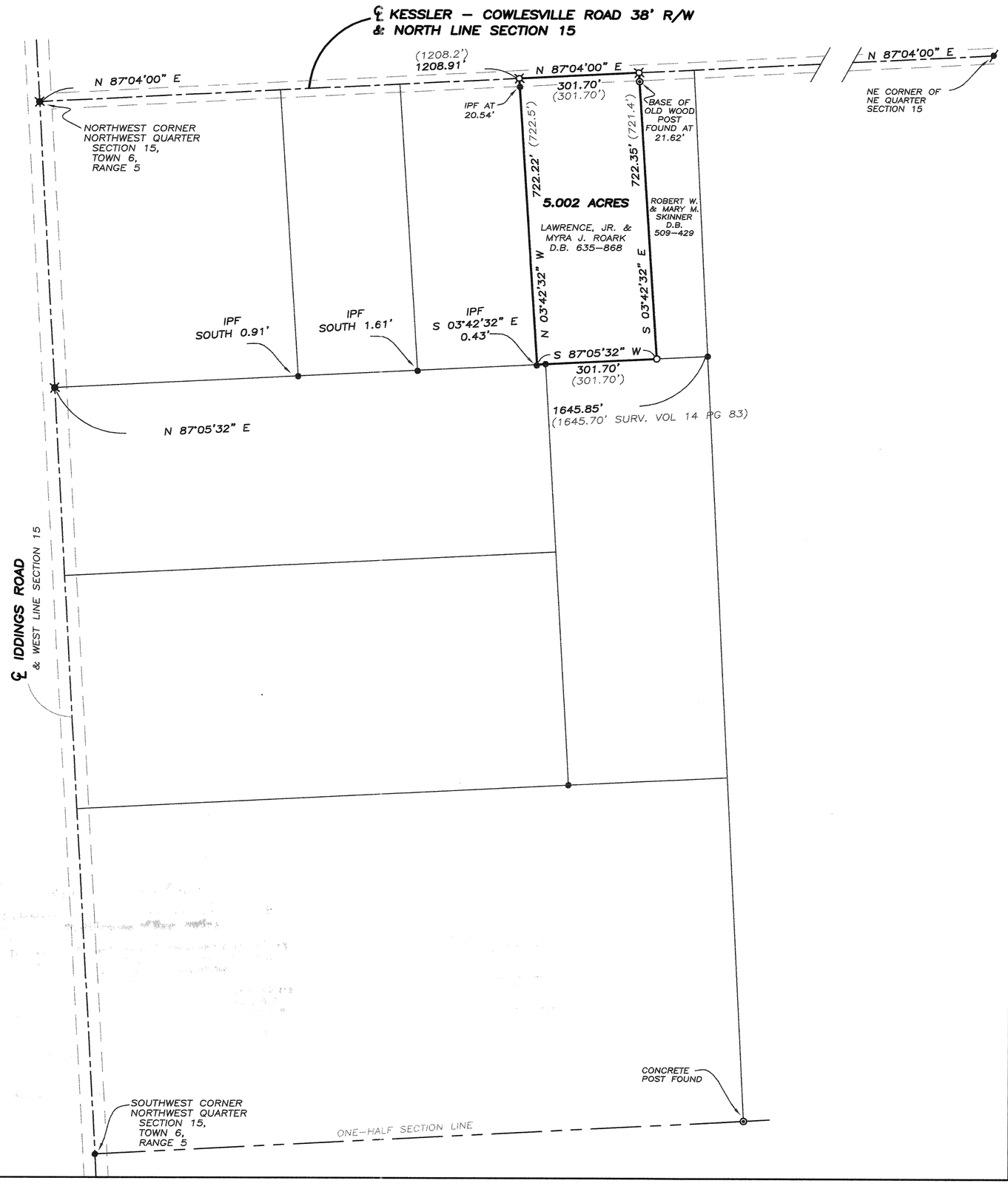
Michael W. Cozatt 1-25-05
MICHAEL W. COZATT
P.S. #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 00705 — (937)-339-2921
File Name: C:\Surveys\00705Matthews.dwg
Drawn by: DMC ~ Checked by: MWC

UNION TOWNSHIP	15 NW 1/4 SECTION	6 TOWN	5E RANGE

VOLUME 48 PAGE 182

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⊙ WOOD POST FOUND
- ⌑ RAILROAD SPIKE SET
- ⌑ RAILROAD SPIKE FOUND
- PK NAIL FOUND

(244.00') BEARING/DISTANCE OF RECORD

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:

VOLUME 11, PAGE 31
VOLUME 14, PAGE 83
VOLUME 16, PAGE 151
VOLUME 16, PAGE 152
VOLUME 20, PAGE 180
VOLUME 40, PAGE 187
VOLUME 47, PAGE 170

MIAMI COUNTY RECORDER'S DEED RECORDS:

VOLUME 63, PAGE 348
VOLUME 69, PAGE 38
VOLUME 91, PAGE 1
VOLUME 108, PAGE 188
VOLUME 277, PAGE 161
AND AS NOTED HEREON

BASIS OF BEARING IS THE CENTERLINE OF KESSLER–COWLESVILLE ROAD AND THE NORTH SECTION LINE PER LAND SURVEY 47–170

0 200 400 600

GRAPHIC SCALE IN FEET
1" = 200'

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

BOUNDARY RETRACEMENT SURVEY FOR LAWRENCE ROARK, JR. & MYRA ROARK IN MIAMI COUNTY ~ JANUARY 24, 2005

STATE OF OHIO
PHILIP C. BRUMBAUGH 5057
REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698–3000

7	4-EAST	3	NE	UNION	LAURA	182
TOWN	RANGE	SECTION	QUARTER	TOWNSHIP	CORPORATION	INLOT

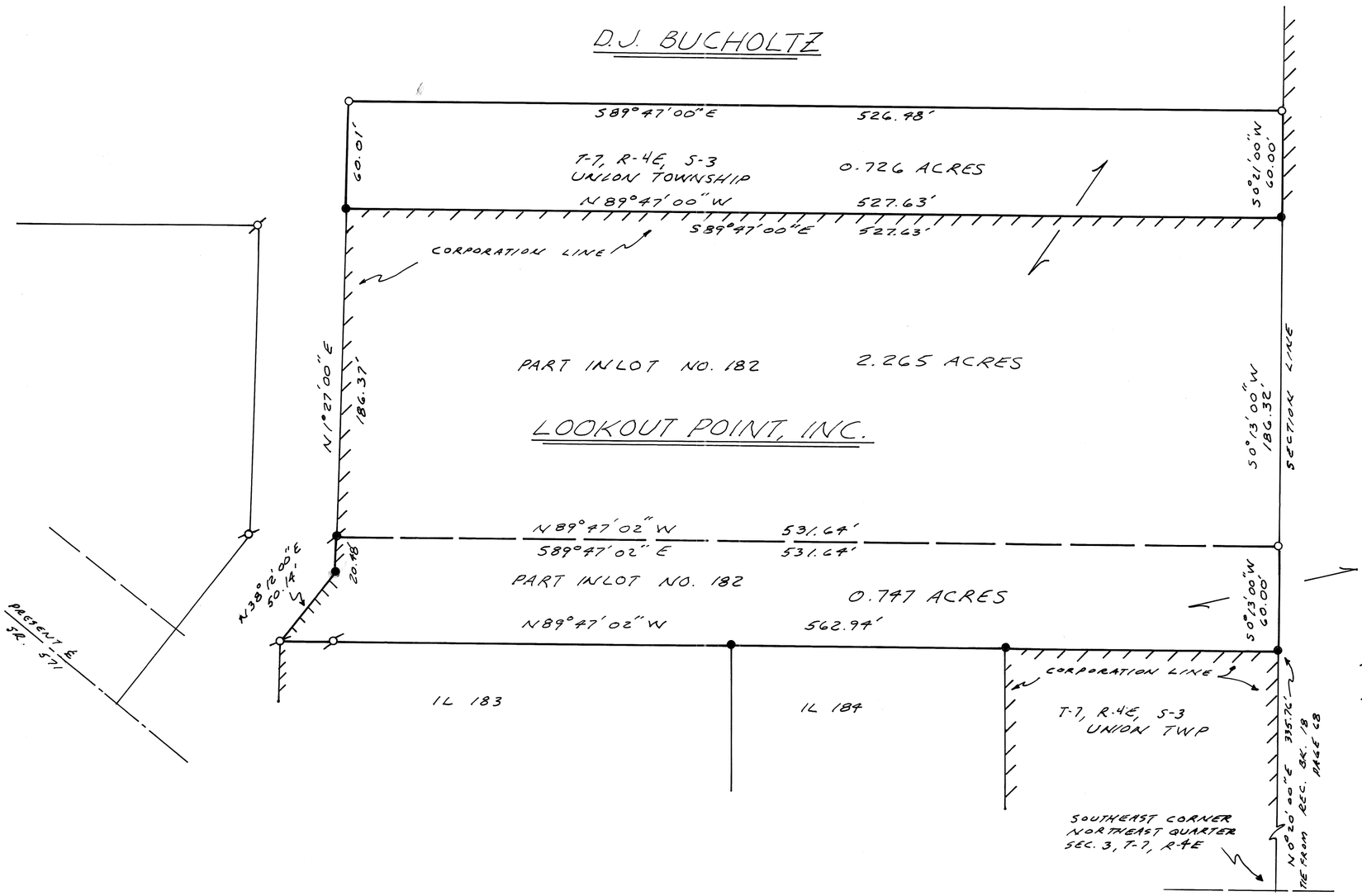
VOLUME NO. 48 PLAT NO. 183
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

JANUARY, 2005

SCALE: 1 INCH = 50 FEET

0 50 100

N



REFERENCES

DEED BOOK NO. 718 PAGE 915
" " " 728 " 825
LAND SURVEY BOOK 16 PAGE 182
" " " 95 " 98
" " " 92 " 11
RECORD PLAT BOOK 18 " 68

LEGEND

- ⊗ IRON PIN FOUND
- ● CAPPED IRON PIN FOUND
- ✖ RAILROAD SPIKE SET
- ○ 5/8" CAPPED IRON PIN SET

Certification of Registration

This is to certify that Planning Commission approved of this conveyance is not required as being exempt under O.R.C. 711.001.

Notice is given to all parties:

No additional building site is created by this conveyance, no structure may be erected or maintained on the premises herein conveyed without further compliance with all zoning, building, and planning regulations of Miami County.

0.726 ac. lot
Secretary Date 2-5-05
Miami County Planning Commission

Certified To Conform With
Miami County Survey Requirements

DOUGLAS L. CHRISTIAN
Miami County Engineer
Deputy Date 2-2-2005

NOTE:
THE PURPOSE OF THIS SURVEY IS TO TRANSFER THE 2 ~ 60 FOOT WIDE TRACTS AS SHOWN. NO NEW BUILDING SITES ARE BEING CREATED.

STATE OF OHIO
MICHAEL HENRY TREON
5621
REGISTERED SURVEYOR

SURVEY FOR
THOMAS E. WAGNER

MICHAEL H. TREON TROY, OHIO

Michael H. Treon
REGISTERED SURVEYOR NO. 5621

TROY
CORPORATION

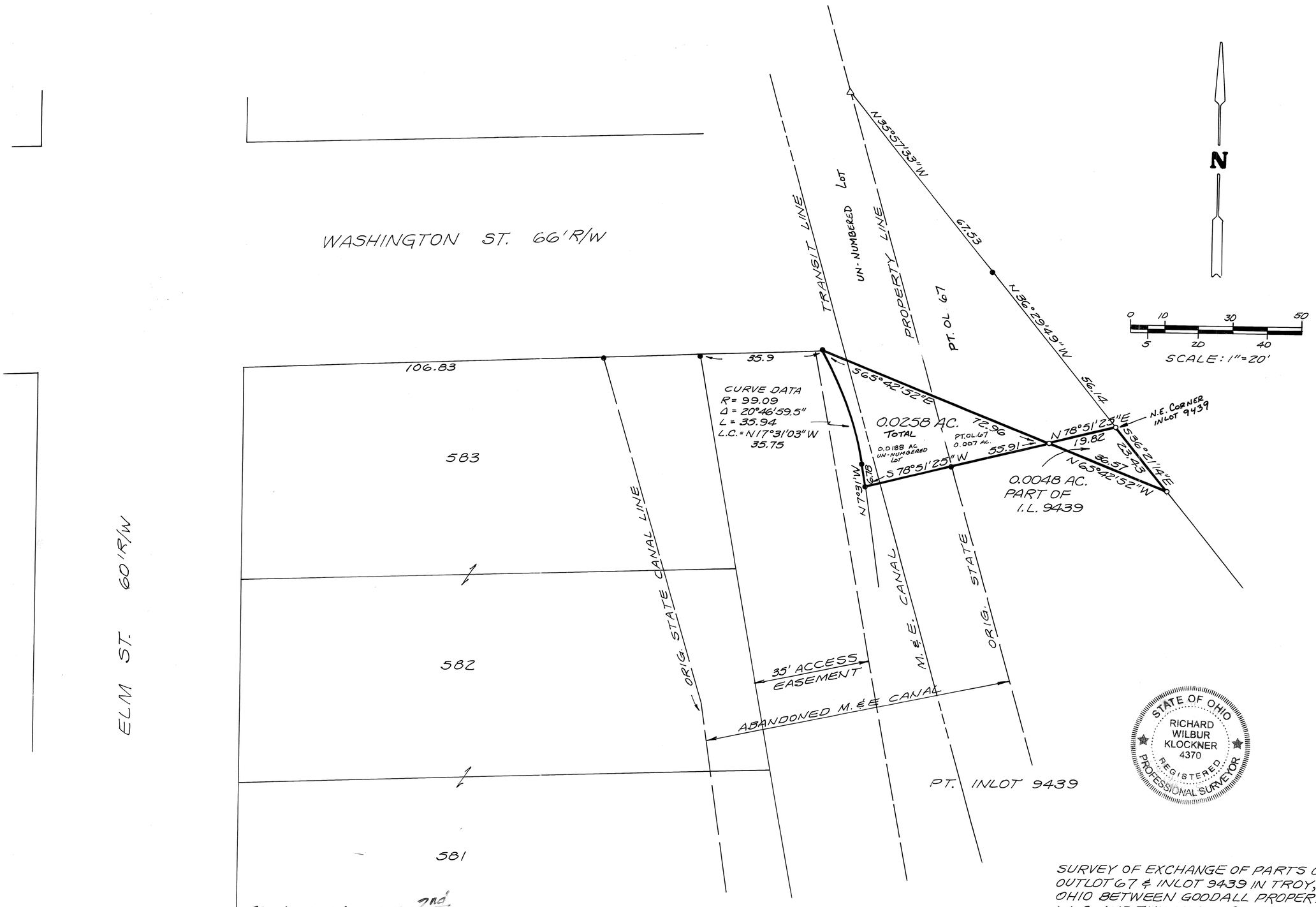
N. W.
SECTION

PT ~ 67
OUTLOT

PT ~ 9439
INLOT

VOLUME 48 PLAT 184
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 22 NOV. 2004



THIS LOT SPLIT APPROVED THIS 2nd DAY OF FEBUARY, 2005

Steven D Lofgel
TROY PUBLIC WORKS DIRECTOR

LEGEND
Δ = M.C.D. MONUMENT
● = IRON PIN FOUND
○ = IRON PIN SET

REFERENCE
RECORD BOOK 20; PLAT 16
LOT SURVEY VOL. 10; PLAT 107
LOT SURVEY VOL. 15; PLAT 125

SURVEY OF EXCHANGE OF PARTS OF OUTLOT 67 & INLOT 9439 IN TROY, OHIO BETWEEN GOODALL PROPERTIES, L.L.C. AND THE MIAMI CONSERVANCY DISTRICT.

Richard W. Klockner

PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC., INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

VOL. 48 PLAT NO. 185

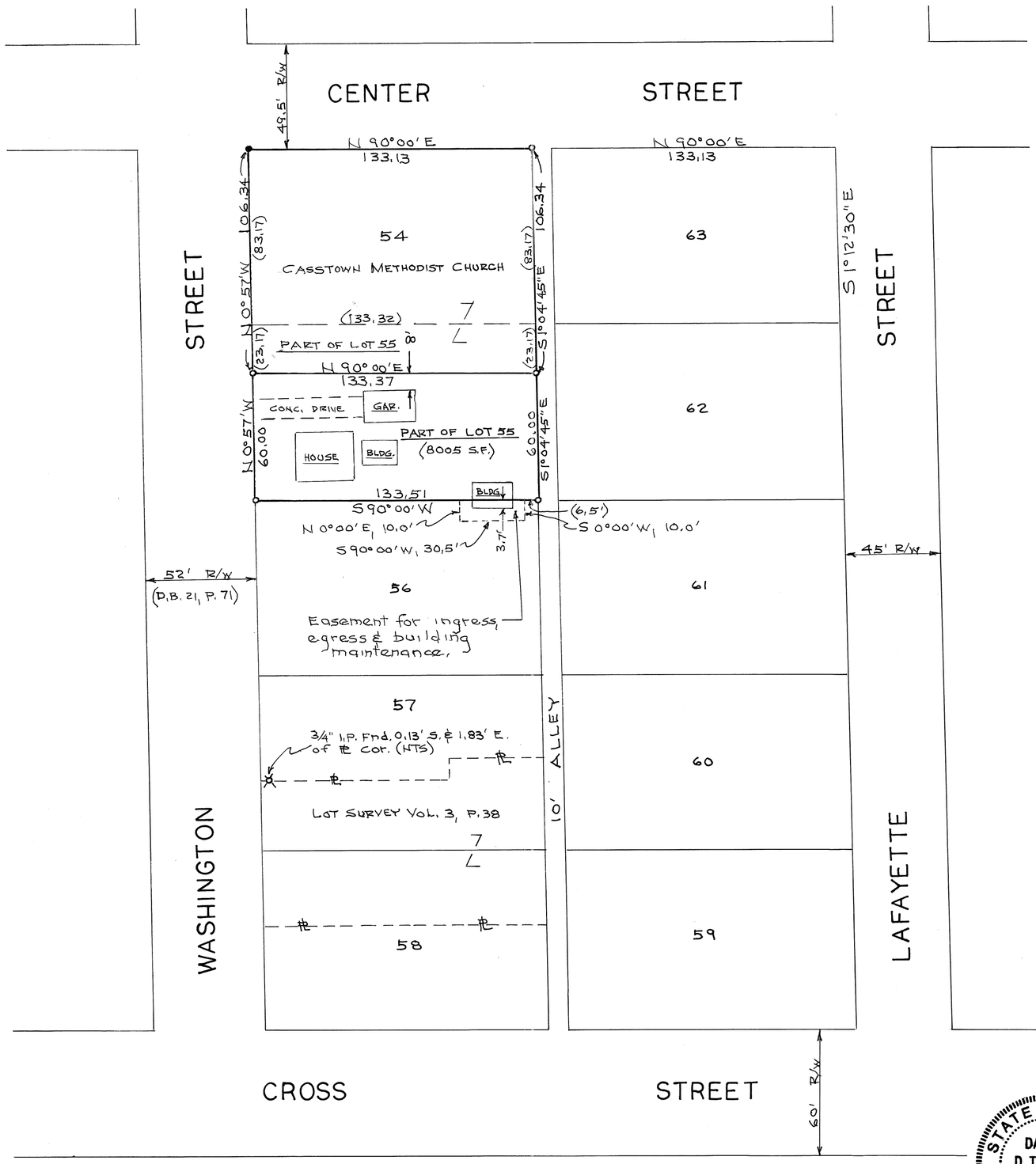
MIAMI CO. ENGRS. RECORD OF LAND SURVEYS

SCALE: 1 INCH = 40 FEET

SECTION | TOWN | RANGE | TOWNSHIP

CASSTOWN CORPORATION

SECTION



N

SCALE: 1" = 40'

NOTE

o = IRON PIN SET

⊗ = IRON PIN FOUND

● = P.K. NAIL SET IN CONC. WALK

BASIS OF BEGS.: Assumed See Deed Book 22, Page 405, for original plat.

An excess of 2.26 ft. along the south R/w of Center St. was prorated into the lots as shown hereon. Platted dimensions were used from Center St. southward to approx. match Lot Survey Vol. 3, P. 38, and to best fit exist. field conditions.

VILLAGE OF CASSTOWN APPROVAL

Douglas E. Kenyon MAYOR

STATE OF OHIO
DANIEL D. TURNER
4807
REGISTERED SURVEYOR

Daniel D. Turner

SURVEY OF TWO PARCELS FOR
CASSTOWN METHODIST CHURCH
CASSTOWN – OHIO

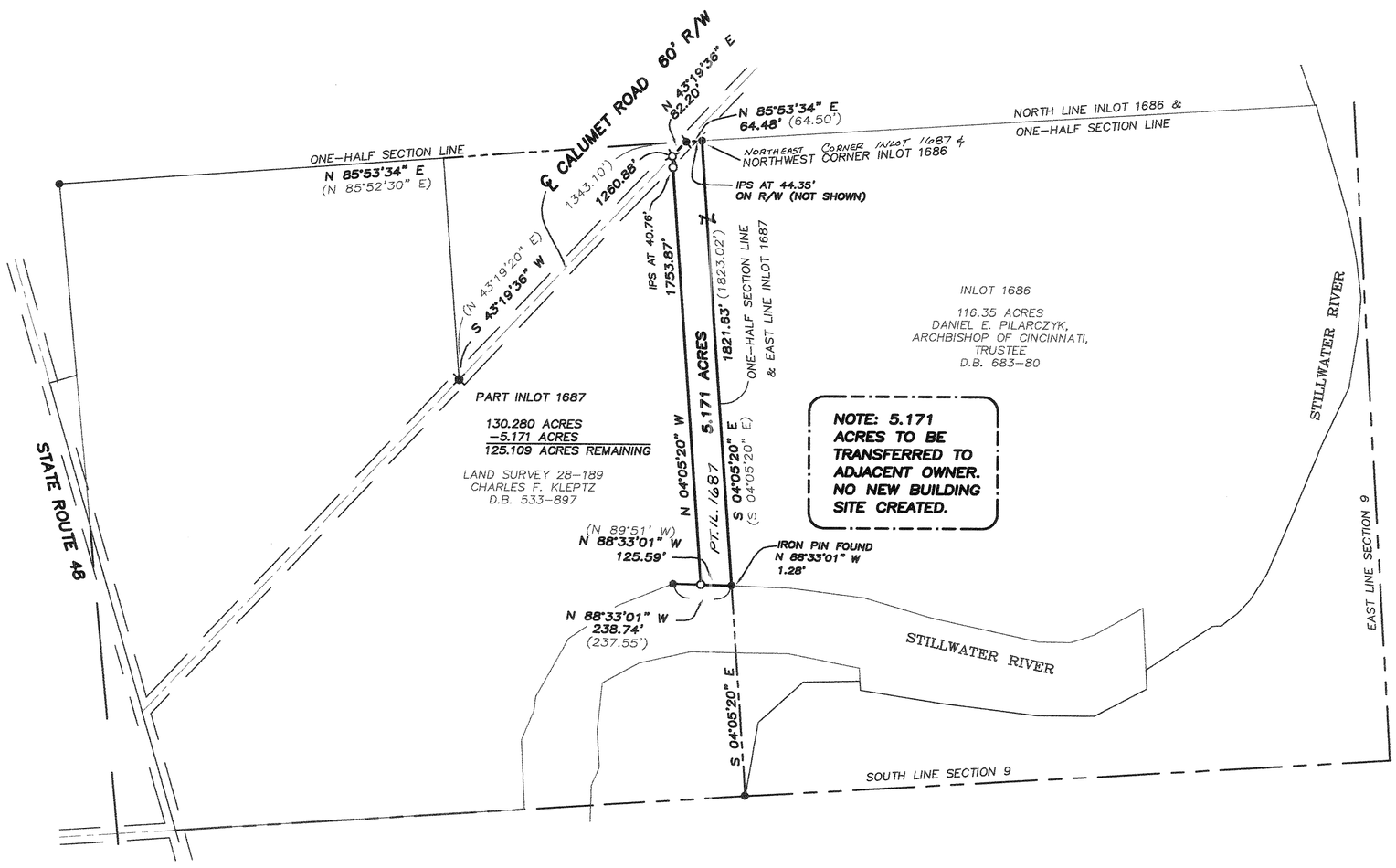
DANIEL D. TURNER & ASSOC.
• 19 South Plum Street • Troy, Ohio 45373 •
• CIVIL ENGINEERING • LAND SURVEYING •

DATE	DRAWN BY	D.T.	SHEET NO.
JAN. – 2005	TRACKED BY		1/1
FILE NO. 261004	CHECKED BY	D.T.	

VILLAGE OF WEST MILTON, MIAMI COUNTY, OHIO
PART INLOT 1687
LOT SPLIT OF 5.171 ACRES
UNION TOWNSHIP, SECTION 9, TOWN 6, RANGE 5

VOLUME 48 PAGE 186

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



LEGEND

- O IRON PIN SET
- ● IRON PIN FOUND
- ⌀ P.K. NAIL FOUND
- ⌑ RAILROAD SPIKE SET
- ⌑ RAILROAD SPIKE FOUND
- (244.00') BEARING/DISTANCE OF RECORD

REFERENCES

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS:
VOLUME 28, PAGE 57
VOLUME 28, PAGE 189
VOLUME 17, PLAT 12

MIAMI COUNTY RECORDER'S DEED RECORDS:
AS REFERENCED HEREON

MIAMI COUNTY RECORDER'S PLAT RECORDS:
VOLUME 20, PAGE 82

BASIS OF BEARING IS THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 9 PER LAND SURVEY 28-189.

Philip C. Brumbaugh

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

SURVEY FOR DANIEL E. PILARCZYK, ARCHBISHOP OF CINCINNATI, TRUSTEE, OF 5.171 ACRES, PART OF INLOT 1687 IN MIAMI COUNTY ~FEBRUARY 1, 2005

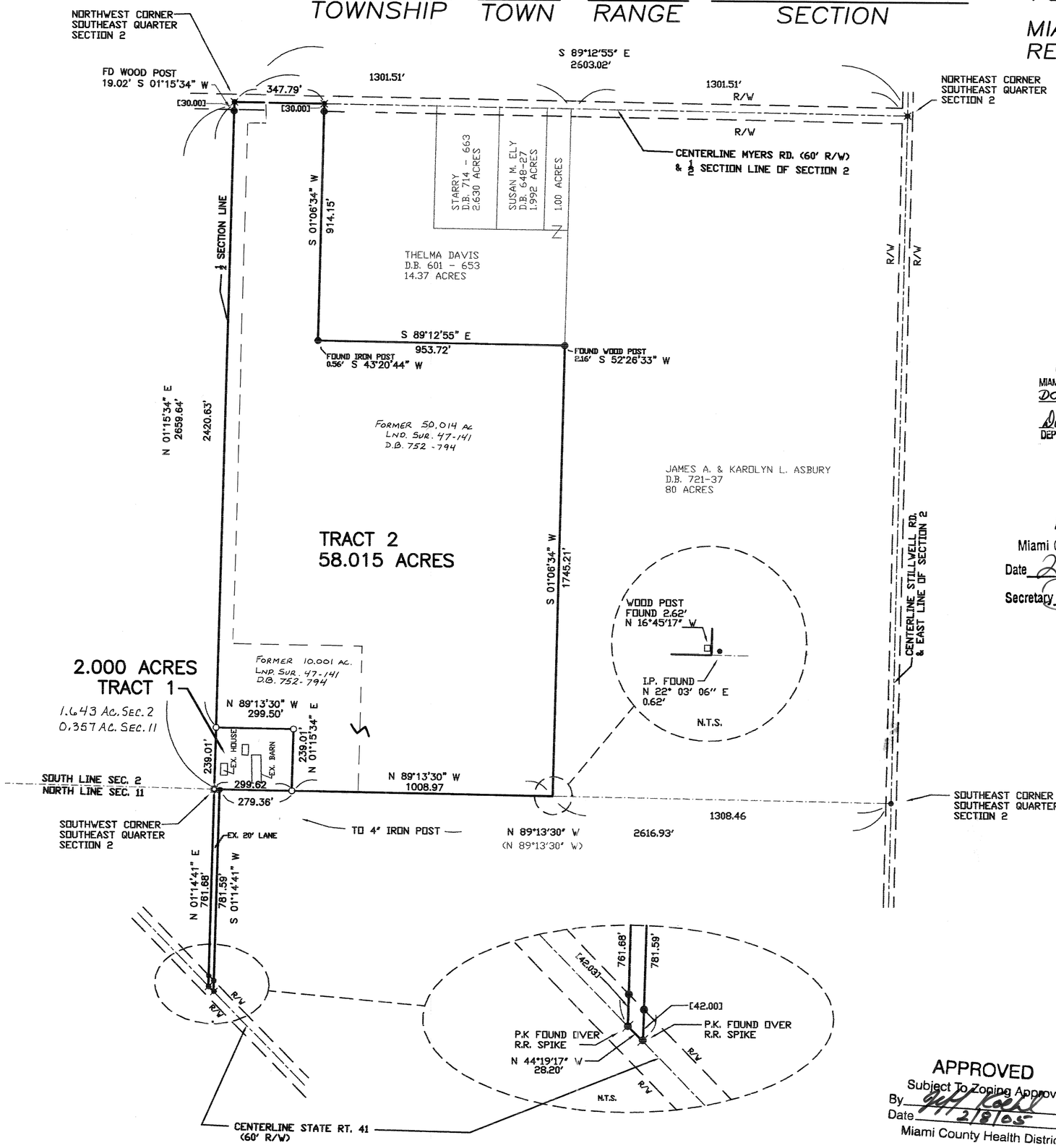
STATE OF OHIO
PHILIP C. BRUMBAUGH
5057
REGISTERED PROFESSIONAL SURVEYOR

BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698-3000

CONCORD TOWNSHIP | 7 TOWN | 5 RANGE | 2 SE ¼ & 11 NE ¼ SECTION

VOLUME 48 PAGE 187

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



LEGEND

- ○ IRON PIN SET
- ● IRON PIN FOUND
- ⌀ PK NAIL SET
- ⌀ RAILROAD SPIKE SET
- ⌀ RAILROAD SPIKE FOUND
- □ WOODEN POST FOUND
- ✡ 4" IRON POST FOUND
- ⌀ PK NAIL FOUND

( ) PLATTED BEARINGS AND DISTANCES

CERTIFIED TO CONFORM WITH MIAMI COUNTY SURVEY REQUIREMENTS
DOUGLAS L. CHRISTIAN
MIAMI COUNTY ENGINEER
DEPUTY 11-5-04 DATE

REFERENCES

LAND SURVEY:
VOLUME 47, PAGE 141

DEED BOOK:
VOLUME 0752, PAGE 794

APPROVED
Miami County Planning Commission
Date 2/8/05
Secretary

BASIS OF BEARING IS THE NORTH LINE OF SECTION 11 AS RECORDED IN LAND SURVEY VOL 27 PAGE 46.

0' 300' 600' 900'
GRAPHIC SCALE IN FEET
1" = 300'

PHILIP C. BRUMBAUGH
OHIO REGISTERED
PROFESSIONAL SURVEYOR #5057

APPROVED
Subject To Zoning Approval
By
Date 2/8/05
Miami County Health District

SURVEY OF TWO TRACTS FOR ROLAND PETERS
IN MIAMI COUNTY ~NOVEMBER 2, 2004

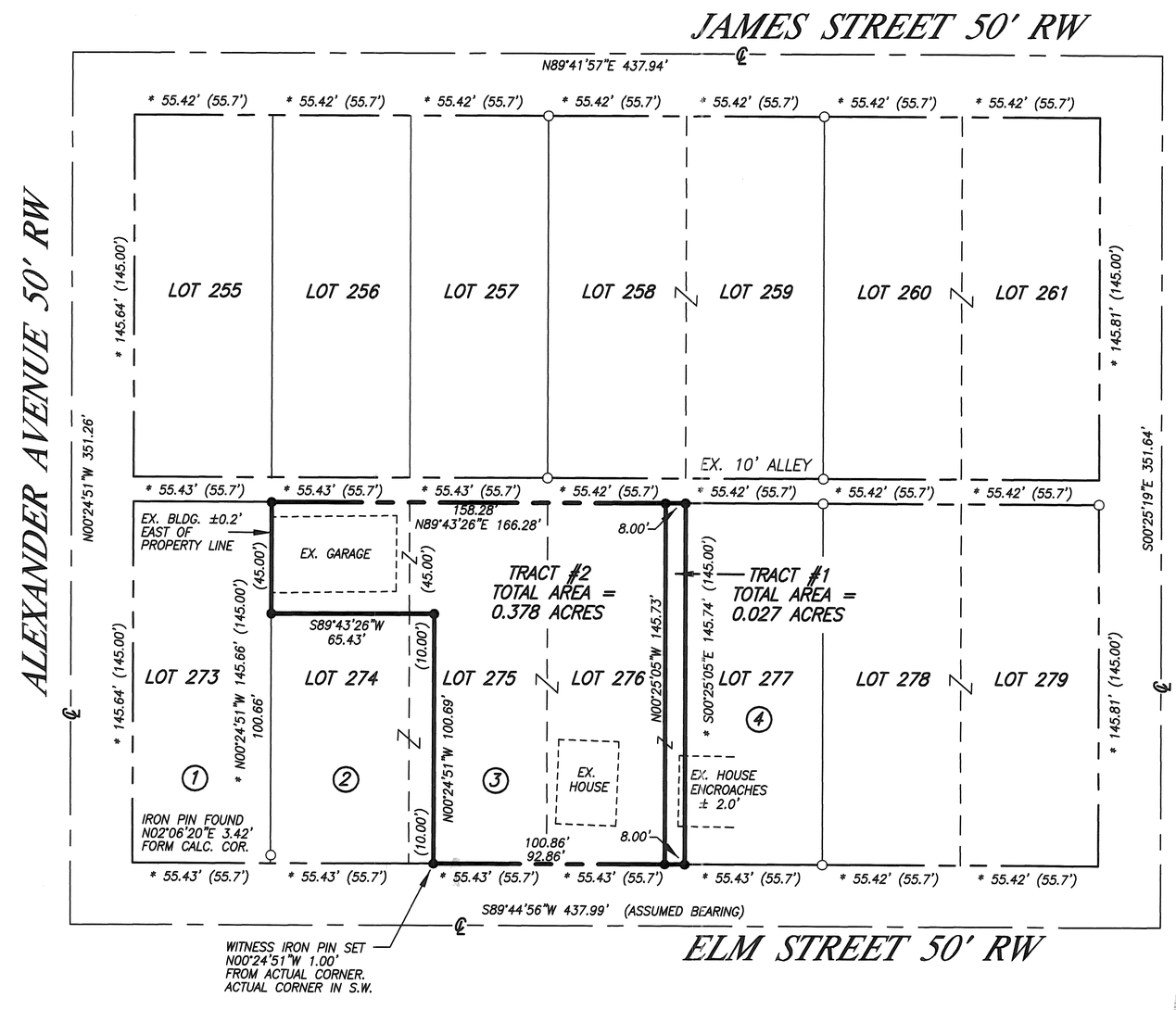
STATE OF OHIO PHILIP C. BRUMBAUGH 5057 REGISTERED PROFESSIONAL SURVEYOR

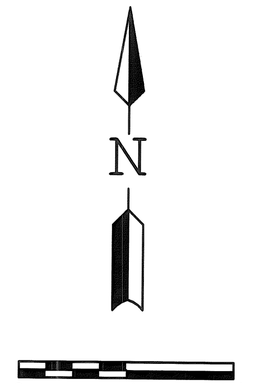
BRUMBAUGH ENGINEERING & SURVEYING, LLC
362 NORTH MIAMI STREET
WEST MILTON, OHIO 45383
(937) 698-3000

22	9 N	4 E	NEWBERRY	BRADFORD	PART 274 PART 275 276	MIAMI
SECTION	TOWNSHIP	RANGE	TOWNSHIP	VILLAGE	LOTS	COUNTY

VOLUME 48 PAGE 188
MIAMI COUNTY ENGINEERS
RECORD OF LAND SURVEYS

(1) BRANDA D. REED D.B. 653 PG. 658
(2) WANDA M. COSTELLO D.B. 588 PG. 463
(3) GLENDA HILL D.B. 735 PG. 840
(4) JASON LEE STAUDT D.B. 732 PG. 178





SCALE 1"=40'

LEGEND

- ● IRON PIN SET #5 REBAR ±30" LONG W/ SURVEYOR CAP
- ○ IRON PIN FOUND
- ◉ IRON PIPE FOUND
- ⌀ IRON SPIKE FOUND
- △ CORNER STONE FD.
- □ WOOD POST FOUND
- ( ) CALLED DIMENSION
- * PRORATED DISTANCE

SURVEY REFERENCE

1) LOT SUR. VOL. 20 PAGE 123
2) LOT SUR. VOL. 21 PAGE 5
3) LOT SUR. VOL. 21 PAGE 169
4) LOT SUR. VOL. 24 PAGE 2
5) C.C. & I.C. RAILWAY COMPANY ADD. PLAT BOOK 1 PAGE 244

Scott A. Keller
VILLAGE OF BRADFORD PLANNING COMMISSION

STATE OF OHIO
LOUIS J. BERGMAN
7177
REGISTERED PROFESSIONAL SURVEYOR

Louis J Bergman
LOUIS J. BERGMAN
REG. SURVEYOR #7177

DATE: 1-10-05

MOTE & ASSOCIATES, INC.
ENGINEERS – LAND SURVEYORS
214 WEST 4th STREET
GREENVILLE, OHIO 45331
PHONE: (937) 548-7511
FAX: (937) 548-7484
E-MAIL: info@moteandassociatesinc.com
WEBSITE: www.moteandassociatesinc.com

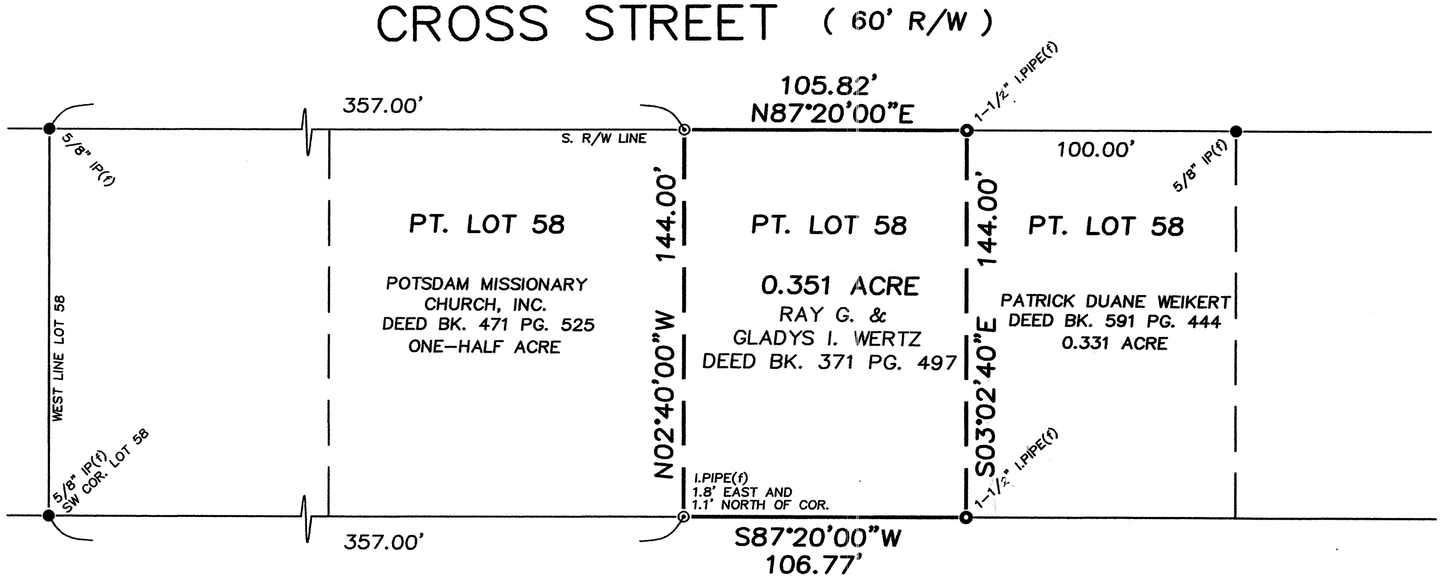
RESURVEY PART LOTS 274, 275, & LOT 276
LEIS REALTY
VILLAGE OF BRADFORD OHIO

REVISIONS:

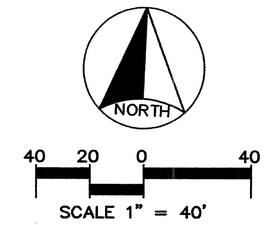
DATE: 01-10-05
DRAWN: L.J.B.
CHECKED: J.L.M.
JOB NO. BR01010305
DRAWING NO. 1C2208

VOLUME 48 PAGE 189
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

SEC. 22, T. 7, R. 4, E. VILLAGE OF POTSDAM, MIAMI COUNTY, OHIO



OUTLOT 12



BASIS OF BEARINGS:
THE SOUTH R/W LINE OF CROSS ST. AS RECORDED IN LOT SURVEY VOL. 6 PG. 31, BEING N87°20'E.

LEGEND:
- ⊙ IRON PIN SET W/I.D. CAP – 5/8"
- ● IRON PIN FOUND – SIZE INDICATED
- ⊙ IRON PIPE FOUND – SIZE INDICATED

OCCUPATION:
OCCUPATION MATCHES LINES SURVEYED UNLESS OTHERWISE NOTED.

CERTIFICATION:
I HEREBY CERTIFY ALL MEASURMENTS ARE CORRECT AND MONUMENTS ARE SET AS SHOWN.

PREPARED BY:

2/10/05

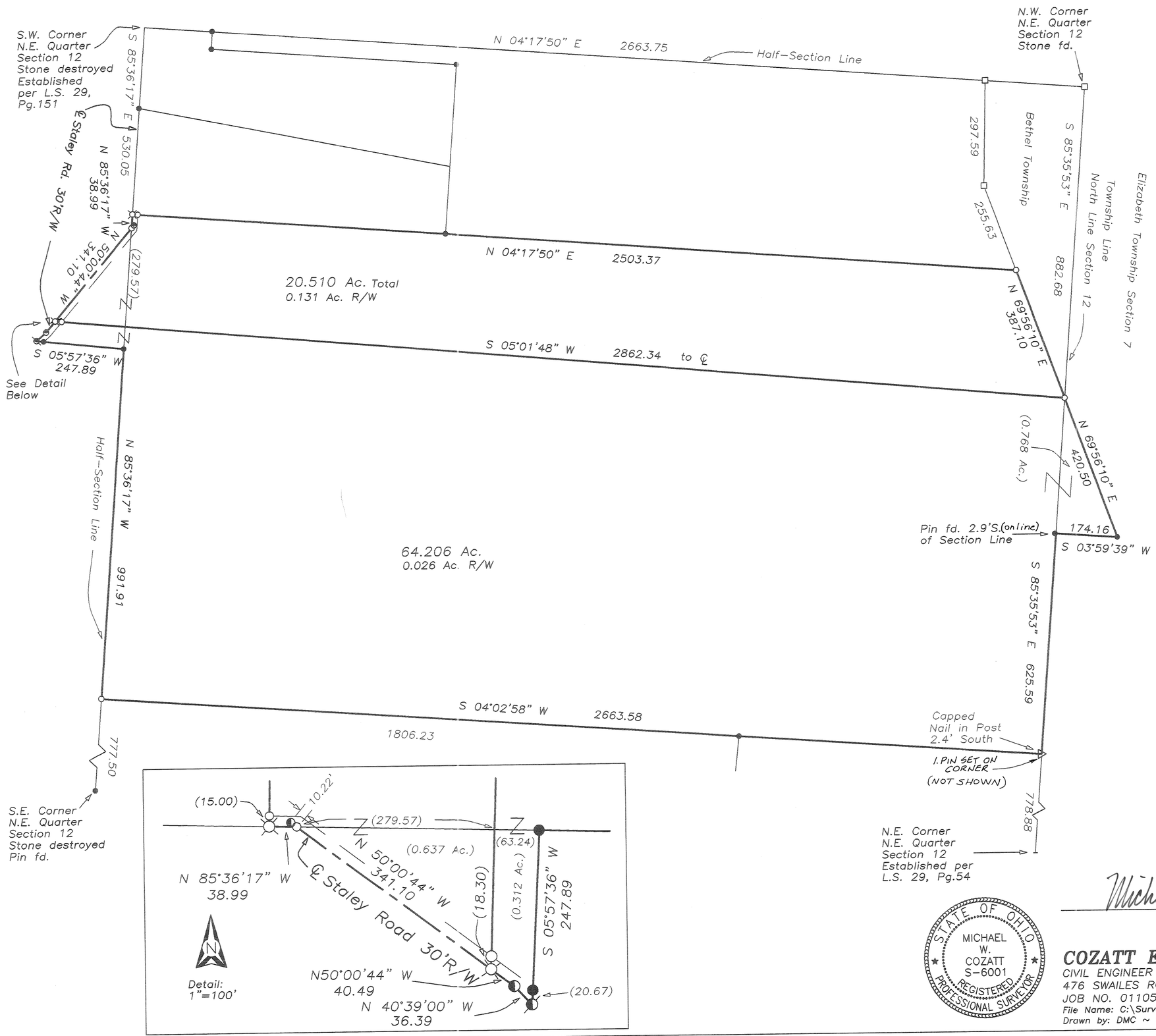
ERIC A. MOODY
PROFESSIONAL SURVEYOR NO. 7984
6957 SPRING FARM CT.
DAYTON, OHIO 45459
PH: (937)438-5451
JAN. 30, 2005



SURVEY REFERENCES:
P.B. 1 PG. 534 "VILLAGE OF NEW LEBANON"
LOT SURVEY VOL. 6 PAGE 31
LOT SURVEY VOL. 23 PG. 128
LOT SURVEY 20 PG. 99
ALL DEEDS AS SHOWN.

2	10 BTMRS 9 BTMRS	7 SE ¼ 12 SE¼ NE¼	ELIZABETH BETHEL	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 190
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



LEGEND

- ◐ Iron Pipe Found
- ● Iron Pin Found
- ○ 5/8" Capped Iron Pin Set (Cozatt, S6001)
- ⌀ Mag Nail Found
- ⌧ Gin Spindle Set
- □ Stone Found
- △ Fence Post Found

REFERENCES

Miami County Engineer's Record of Land Surveys
Volume 29, Page 151 (Basis of Bearings)
Volume 29, Page 54

Survey of 20.510 Ac. for Marty Lange

Michael W. Cozatt 20405
MICHAEL W. COZATT
P.S. #6001

STATE OF OHIO
MICHAEL W. COZATT S-6001
REGISTERED PROFESSIONAL SURVEYOR

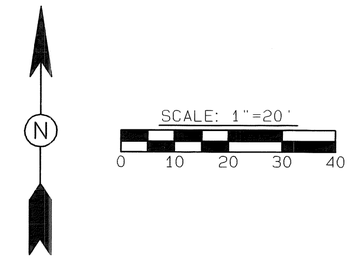
COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 01105 — (937)-339-2921
File Name: C:\Surveys\01105Lange.dwg
Drawn by: DMC ~ Checked by: MWC

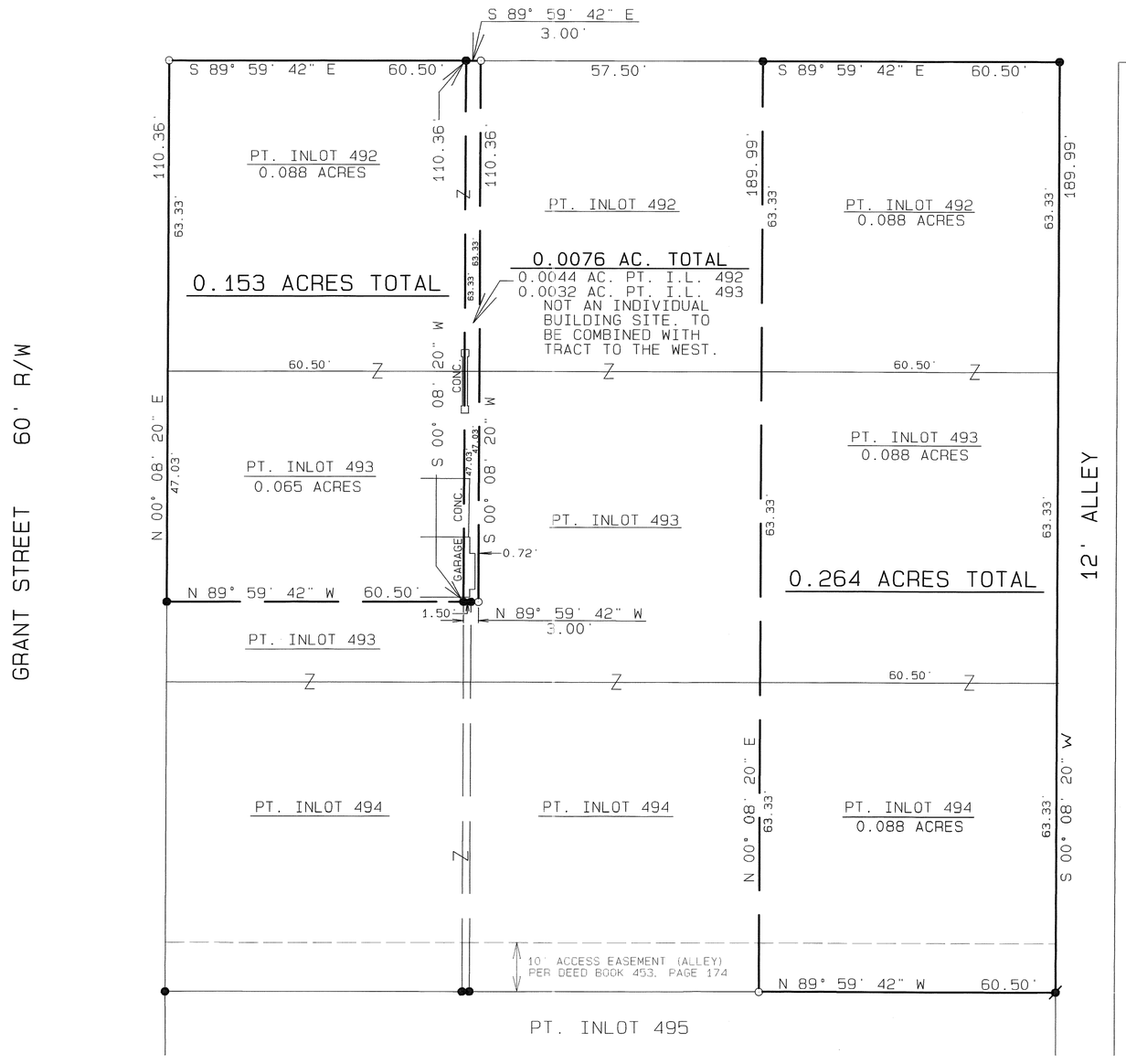
TROY
CORPORATION

SOUTHWEST
SECTION

PART OF 492, 493 & 494
INLOT

VOLUME 48 PAGE 191
MIAMI COUNTY ENGINEER'S RECORD
OF LAND SURVEYS





LEGEND

- ● IRON PIN FOUND
- ● PK NAIL FOUND
- ○ 5/8" ⌀ CAPPED IRON PIN FOUND (COZATT, S6001)

REFERENCES

VOL. 14, PG. 140
VOL. 20, PG. 59
VOL. 24, PG. 168
} MIAMI COUNTY ENGINEER'S RECORD OF LOT SURVEYS

D.B. 668, PG. 452
D.B. 706, PG. 937
} MIAMI COUNTY RECORDER'S DEED RECORDS

THIS LOT SPLIT WAS REVIEWED AND APPROVED
THIS 11TH DAY OF FEBRUARY, 2005.

Steven D. Leffel
STEVEN D. LEFFEL
CITY OF TROY
PUBLIC WORKS DIRECTOR

SURVEY OF PARTS OF INLOTS 492, 493 & 494 IN THE CITY OF TROY, OHIO FOR ANDREW SHIREY & ELAINE HOOVEN-SHIREY AND GAVIN FIELDEN & LISA WINTERHALTER.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED
SURVEYOR

Michael W. Cozatt 1-18-05
MICHAEL W. COZATT P.S. #6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 00405

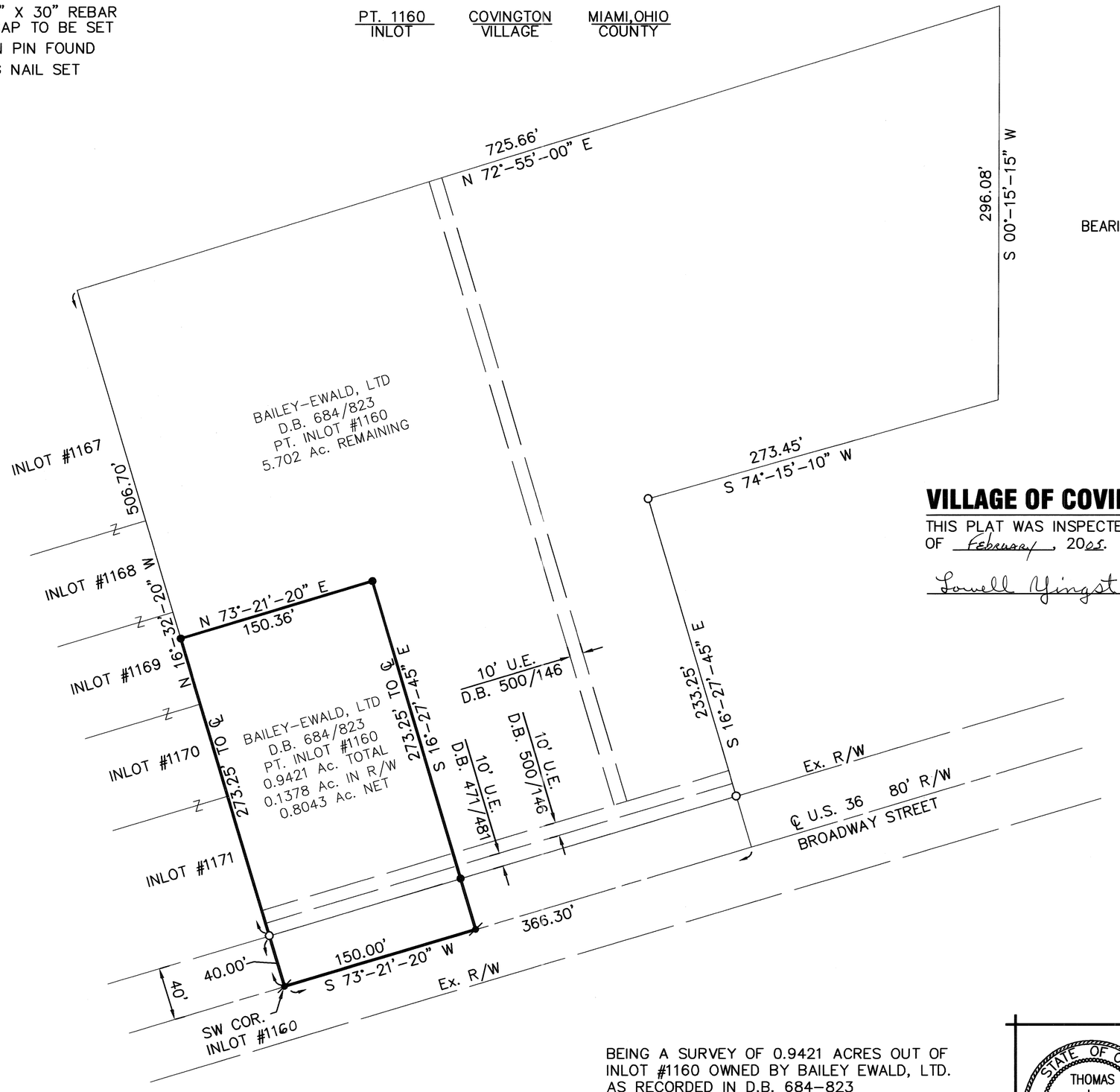
VOLUME 48 PLAT 192
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
OCTOBER 2004

DOLLAR GENERAL PLAT

PT. 1160 INLOT | COVINGTON VILLAGE | MIAMI, OHIO COUNTY

LEGEND

- ● 5/8" X 30" REBAR W/CAP TO BE SET
- ○ IRON PIN FOUND
- ✓ MAG NAIL SET



BEARINGS BASED ON LOT SURVEY VOL. 21, PG. 155

SCALE: 1"=60'

0 60 120

VILLAGE OF COVINGTON PLANNING COMMISSION

THIS PLAT WAS INSPECTED AND APPROVED BY US THIS 10th DAY OF February, 2005.

Lowell Yingst

Steve Flaccus

DEED REFERENCE

D.B. 684-823

SURVEY REFERENCE

LAND SURVEY VOL. 21, PLAT 155
REC. PLAT BOOK 10, PAGE 115
REC. PLAT BOOK 10, PAGE 120

BEING A SURVEY OF 0.9421 ACRES OUT OF INLOT #1160 OWNED BY BAILEY EWALD, LTD. AS RECORDED IN D.B. 684-823

Thomas L. Coverstone — 10/13/04

THOMAS L. COVERSTONE, P.S. #7100 — DATE

STATE OF OHIO
THOMAS L. COVERSTONE
7100
REGISTERED
PROFESSIONAL SURVEYOR

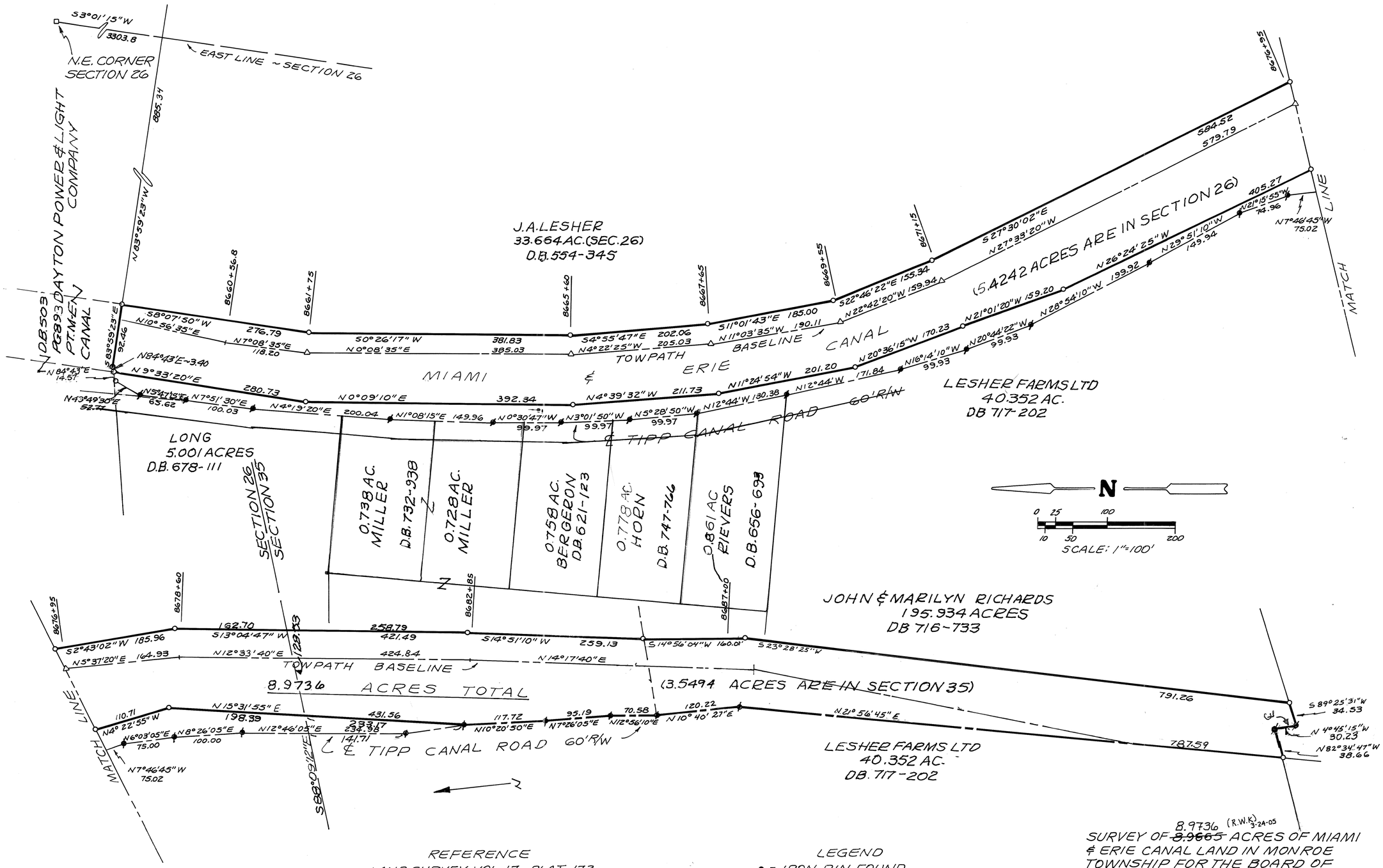
CHOICE ONE ENGINEERING
the choice that exceeds ...
440 E. HOEWISHER ROAD
SIDNEY, OHIO 45365
(937) 497-0200 • FAX (937) 497-0300
www.choiceoneengineering.com

date:	drawn by:	job number:
10-13-2004	GCA	MIACOV0402PLAT

VOLUME 48 PLAT 193
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS.

DATED: 16 NOV., 2004

MONROE	S.E.1/4-26 & N.E.1/4-35	4	6E
TOWNSHIP	SECTION	TOWN	RANGE



REFERENCE
LAND SURVEY VOL. 17; PLAT 173
LAND SURVEY VOL. 30; PLAT 118 (SEC. COR. TIE)
LAND SURVEY VOL. 30; PLAT 118-A
LAND SURVEY VOL. 46; PLAT 21

LEGEND
● = IRON PIN FOUND
○ = IRON PIN SET
⌀ = MAG NAIL FOUND
ø = MAG NAIL SET
✱ = RAILROAD SPIKE FOUND
□ = STONE FOUND

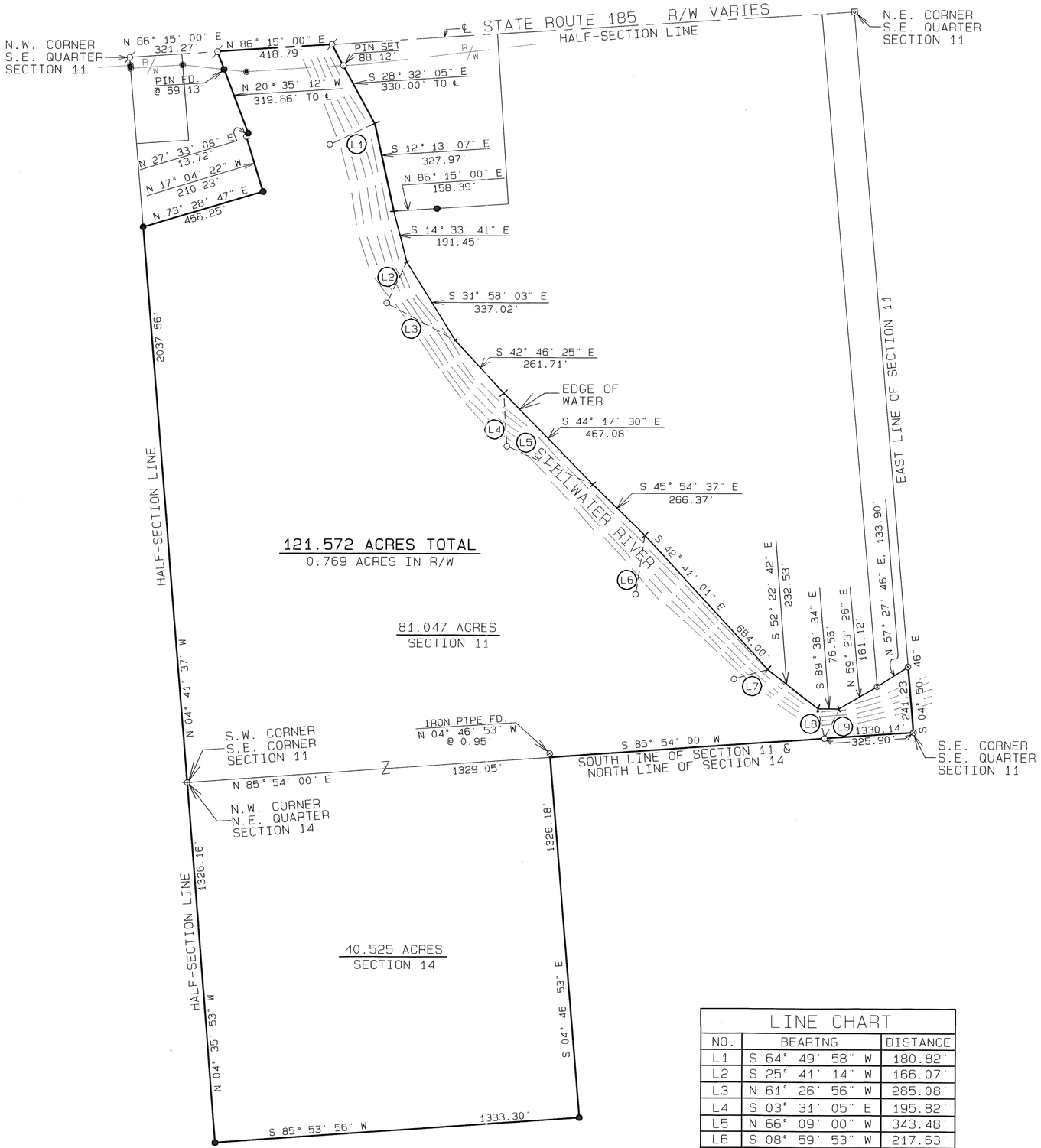
SURVEY OF ~~8.9665~~ 8.9736 (R.W.K.) 3-24-05 ACRES OF MIAMI & ERIE CANAL LAND IN MONROE TOWNSHIP FOR THE BOARD OF MONROE TOWNSHIP TRUSTEES.

STATE OF OHIO
RICHARD WILBUR KLOCKNER
4370
REGISTERED
PROFESSIONAL SURVEYOR

Richard W. Klockner
PROFESSIONAL SURVEYOR NO. 4370
RICHARD W. KLOCKNER & ASSOC, INC.
CIVIL ENGINEERING & SURVEYING
16 EAST WATER ST.
TROY, OHIO 45373 (937) 339-5331

9N	4E	SE 1/4 11 NE 1/4 14	NEWBERRY	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 194
MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS



SCALE: 1"=300'
0 100 200 300 450 600

LEGEND

- ⊡ IRON PIN IN MONUMENT BOX FOUND
- ◉ CONCRETE HIGHWAY MONUMENT FOUND
- ⊕ CUT CROSS ON TOP OF CONCRETE FENCE POST
- ⊗ IRON PIPE FOUND
- ● IRON PIN FOUND
- ⌀ MAG NAIL SET
- ○ 5/8" ℄ CAPPED IRON PIN SET (COZATT, S6001)

REFERENCES

MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS:
- VOL. 12, PG. 16
- VOL. 20, PG. 102
- VOL. 20, PG. 169
- VOL. 20, PG. 171
- VOL. 23, PG. 156
- VOL. 27, PG. 108
- VOL. 28, PG. 44
- VOL. 35, PG. 121
- VOL. 37, PG. 155
- VOL. 42, PG. 75
- VOL. 46, PG. 149

O.D.O.T. R/W MAP MIA-185-1.52

LINE CHART		
NO.	BEARING	DISTANCE
L1	S 64° 49' 58" W	180.82'
L2	S 25° 41' 14" W	166.07'
L3	N 61° 26' 56" W	285.08'
L4	S 03° 31' 05" E	195.82'
L5	N 66° 09' 00" W	343.48'
L6	S 08° 59' 53" W	217.63'
L7	S 74° 13' 13" W	128.29'
L8	S 12° 00' 45" E	112.56'
L9	S 25° 51' 40" W	121.81'

SURVEY OF 121.572 ACRES FOR THE MIAMI COUNTY PARK DISTRICT.

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

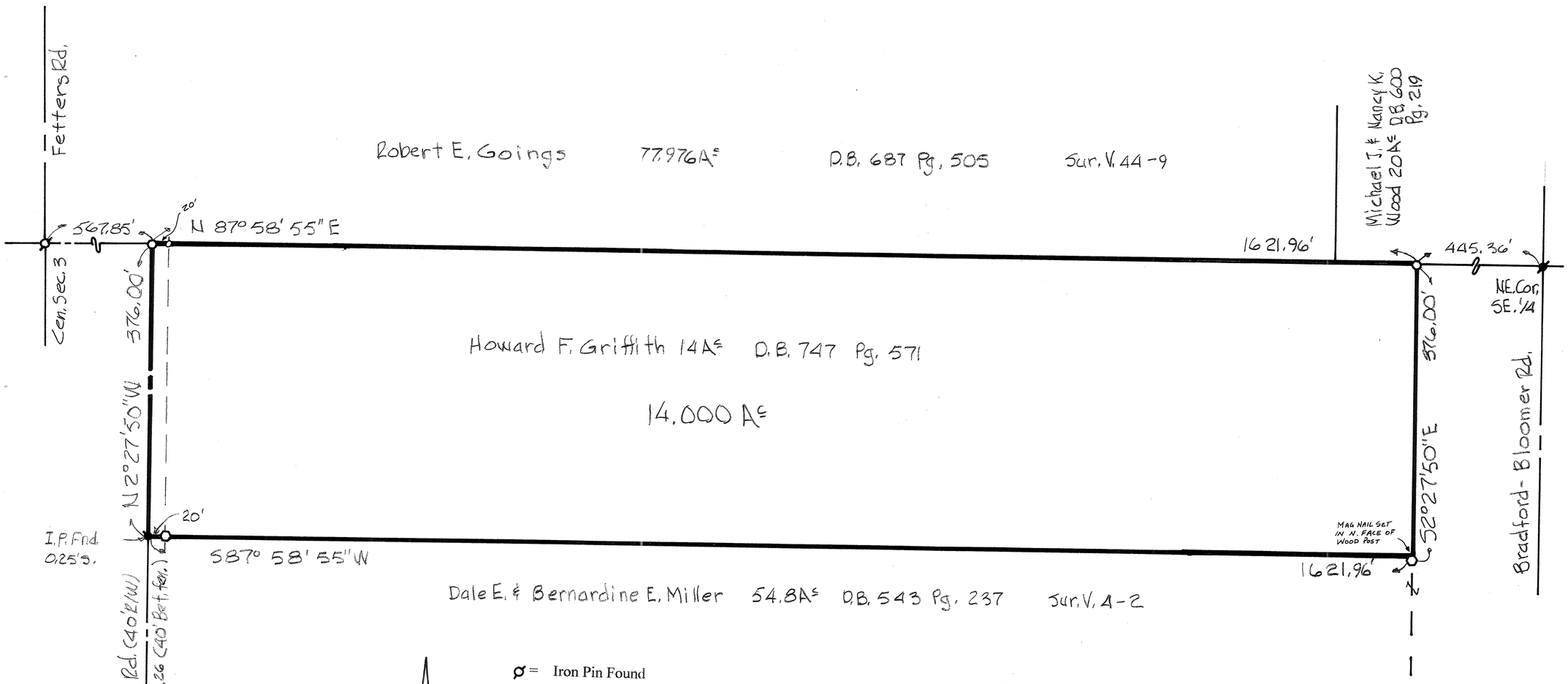
Michael W. Cozatt 2-10-05
MICHAEL W. COZATT, P.S. #6001 DATE

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
476 SWAILES ROAD TROY, OHIO
JOB NO. 00905

VOLUME 48 PAGE 195
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

DATE Feb. 12, 2005

NEWBERRY	SE. ¼ - 3	9	4 EAST
TOWNSHIP	SECTION	TOWN	RANGE



= Iron Pin Found

= PK Nail Found

= Mag Nail Set in Wood Post

= Mag Nail Set

= 5/8" Iron Pin Set (BOYER # 5408)

Graphic Scale 1" = 100'

0 50' 100' 150' 200' 250' 300' 400' 500'

The bearing North 87° 58' 55" East on the North line of the Southeast quarter of Section 3 was taken from Survey Volume 44 page 9 and was used as the basis for the bearings for this survey.

Occupation: Fence lines on South, East and North lines follow property lines.

References:
LAND SURVEY RECORD VOL. 4 PAGE 2
LAND SURVEY RECORD VOL. 44 PAGE 9
ROAD RECORD 8 PAGE 26

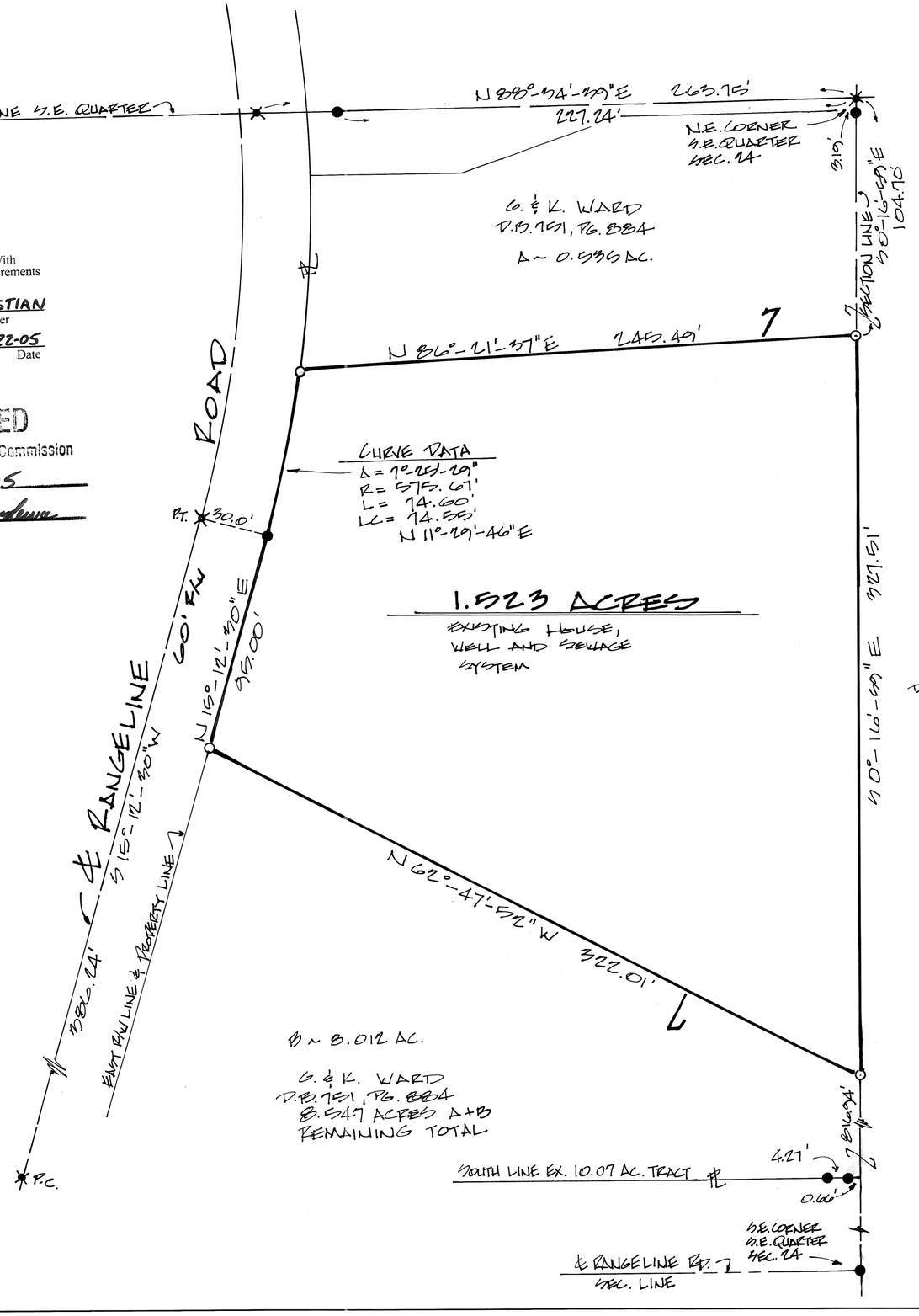
This survey certified by:
William A Boyer 2/12/05

STATE OF OHIO
WILLIAM A. BOYER 5408
REGISTERED PROFESSIONAL SURVEYOR

WM. A. BOYER & ASSOC.
2646 LITTLE YORK RD.
DAYTON, OH 45414
937-898-9071

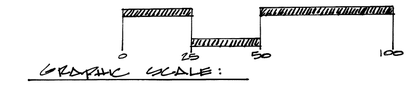
8	4E	24 S.E.1/4	NEWTON	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 196
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



NORTH

SCALE: 1" = 40'



BASIS OF BEARINGS: CENTERLINE AND EAST LINE OF RANGELINE ROAD, S 15°-12'-30"W AS SHOWN ON PLAT VOL. #31, PAGE #81 OF THE MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS

LEGEND:

- ✱ RAILROAD SPIKE FOUND
- ● IRON PIN FOUND
- ○ 5/8" DIA. CAPPED IRON PIN SET

SURVEY REFERENCES:

VOLUME 17, PAGE 745	MIAMI COUNTY ENGINEER'S RECORD OF LAND SURVEYS	
VOLUME 31, PAGE 81	"	"
VOLUME 363, PAGE 443	"	"
VOLUME 367, PAGE 45	"	"
VOLUME 43, PAGE 166	"	"

Certified To Conform With
Miami County Survey Requirements

DOUGLAS L. CHRISTIAN
Miami County Engineer

Deputy 2-22-05 Date

APPROVED
Miami County Planning Commission
Date Feb. 22 2005
Secretary

APPROVED
Subject To Zoning Approval
By Henry Tyson, R.S.
Date 2/22/05
Miami County Health District

1.523 ACRE TRACT-SPLIT SURVEY FOR
GARY AND KATHERINE WARD

STATE OF OHIO
MICHAEL W. COZATT
S-6001
REGISTERED SURVEYOR

Michael W. Cozatt 2-16-05

COZATT ENGINEERING COMPANY
CIVIL ENGINEER LAND SURVEYOR
416 SWAILES ROAD TROY, OH. 45373
JOB #160804
MWC

VOLUME 48 PAGE 197

MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS

DECEMBER 2004

PLAT OF SURVEY
MILLER'S GROVE

CONTAINING 25.649 ACRES, MORE OR LESS

LOCATED IN:
SECTION 35 TOWNSHIP 6, RANGE 5
SECTION 2 TOWNSHIP 5, RANGE 5 EAST
CITY OF UNION, UNION TOWNSHIP, BUTLER TOWNSHIP
MONTGOMERY AND MIAMI COUNTY, OHIO

LEGEND

- 5/8" IRON PIN FOUND
- RAILROAD SPIKE FOUND
- CROSS NOTCH FOUND
- MONUMENT OR STONE FOUND
- IRON PIPE FOUND
- 5/8" IRON PIN & CAP SET
- DRILL HOLE SET
- FENCE REMNANTS

N

BEARINGS BASED ON THE COUNTY LINE AS SHOWN ON THE RALPH T. SNIDER SURVEY RECORDED IN MIAMI COUNTY VOL.23 PG.74 (N89°51'30"W)

ROBERT E. & DIXIE D. WHEELOCK
D.B. 564–777

ROBERT E. & DIXIE D. WHEELOCK
D.B. 564–777
S88°07'00"E 469.51'
WOVEN WIRE FENCE

UNION TOWNSHIP / CITY OF UNION

N0°43'00"W 777.30'

WOVEN WIRE FENCE

PARCEL #1
14.668 ACRES

INLOT 1
WALKER & WINSLOW, INC.
D.B. 577–384
14.6747 AC BY DEED

S38°09'00"E 286.80'

S61°47'00"E 140.00'

S83°54'00"E 104.07'

EDGE OF CONC. STOCKPILE

(5) IRON PIPES

"T" POST

N74°09'39"E 59.97'

S51°30'00"E 32.20'

INLOT 3
7900 CORP.
D.B. 693–273

INLOT 5
7900 CORP.
D.B. 723–901

INLOT 4
7900 CORP.
D.B. 723–901

S01°54'00"E 98.25'

S83°08'00"E 195.62'

S81°42'00"E 156.77'

N87°36'00"W 158.00'

N83°07'00"W 196.65'

STONE & CONC WALLS

MILL CREEK

UNION TWP / CITY OF UNION

KESSLER-FREDERICK RD

EX. R/W

NOTCH IN WINGWALL

S00°17'00"E 30.26'

60.0' EX R/W

INLOT 7
W.R. WORKMAN & B.J. HUTCHENS
D.B. 580–167
1.59 AC BY DEED

S0°36'00"E 209.00'

STONE W/NOTCH

S89°43'00"E 32.95'

KLOCKNER S4370 CAP

S0°36'00"E 104.34'

INLOT 2
W.R. & B.J. WORKMAN
D.B. 720–900

S89°51'30"E 266.89'

P.O.B.

SE CORNER OF SE QUAR. SECTION 35, T–6, R–5 MIAMI COUNTY

MONT. CO. LINE ROAD

N89°51'30"E 51.38'

T.P.O.B. PARCEL #1

WALKER & WINSLOW, INC.
TRACT 2
DMF 76–0569B07
8.1383 AC BY DEED

N0°36'30"E 204.79'

S0°36'30"W 209.91'

S0°36'30"W 30.00'

CITY OF UNION / BUTLER TWP

S2 T5 R5E
S1 T5 R5E

FREDERICK-PIKE

NE CORNER OF NE QUAR. SECTION 2, T–5, R–5E MONTGOMERY COUNTY

UNION TOWNSHIP / CITY OF UNION
S89°51'30"E 120.66'

STONE W/NOTCH

MIAMI COUNTY
MONTGOMERY COUNTY

S89°51'30"E 982.32'

S35 T6 R5
S2 T5 R5E

BOWMAN CAP

N89°57'30"W 299.00'

WOOD FENCE

N80°09'30"W 546.00'

7900 CORP.
DMF 94–0720C06
9.413 AC BY DEED

PARCEL #2
10.981 ACRES

N3°09'00"W 696.61'

WALKER & WINSLOW, INC. TRACT 1 DMF 76–0569B07 1.2570 AC BY DEED

WALKER & WINSLOW, INC. TRACT 2 DMF 76–0569B07 8.1383 AC BY DEED

WALKER & WINSLOW, INC. DMF 88–0340B09 1.490 AC BY DEED

S0°15'00"W 575.25'

CHAIN LINK FENCE

3/4" IRON PIPE

STONEYCREST FARMS DMF 01–0763C11

78.93' 297.95' 113.00'

CITY OF UNION / BUTLER TWP

S89°56'00"W 489.88'

WOVEN WIRE FENCE

CITY OF UNION / BUTLER TOWNSHIP

STONEYCREST FARMS
DMF 01–0763B12

ACREAGE SUMMARY

PARCEL #1
CITY OF UNION : 14.625 AC.
UNION TOWNSHIP : 0.043 AC.
PARCEL #2
CITY OF UNION : 10.838 AC.
BUTLER TOWNSHIP : 0.143 AC.

MONT. CO./S2 T5 R5E : 10.981 AC.
MIAMI COUNTY/S35 T6 R5 : 14.668 AC.

OCCUPATION STATEMENT

1. FENCE EXISTS IN CERTAIN LOCATIONS AS SHOWN.
2. THE STONE WALLS ALONG MILL CREEK EXIST IN ORIGINAL CONDITION BUT ARE DETERIORATING AND COVERED WITH VEGETATION.
3. KESSLER–FREDERICK ROAD ALONG THE EAST LINE.
4. THE NORTHEAST LINE FOLLOWS A TOP OF BANK.
5. NO SIGNIFICANT EVIDENCE OF OCCUPATION ON ANY OTHER LINES.

PERTINENT DATA

PERTINENT DATA INCLUDES DOCUMENTS SHOWN AND THE FOLLOWING: MIAMI. CO. LAND SURVEY PLATS : VOL.3 NO.12, VOL.5 NO.79, VOL.12 NO.113, VOL.23 NO.74, VOL.33 NO.163, VOL.37 NO.64

ANNEXATION PLATS: MONT. CO. RECORD PB163 PG30, MIAMI COUNTY PB19 PG76

AUDITOR'S MAPS: MIAMI COUNTY, CITY OF UNION, SECTION 35 TOWN 6 RANGE 5 AND MONT. CO., CITY OF UNION, BK4 PG12

DETAIL

S81°42'00"E 59.48'
UNION TWP. 61.50'
N83°07'00"W
CONC ABUTTMENT 5.23' S47°28'39"E
EX R/W 60.0'
N13°43'38"E 31.54'
S81°42'00"E LINE
30.26' S00°17'00"E
SECTION LINE

GRAPHIC SCALE

100 0 50 100 200
(IN FEET)
1 inch = 100 ft.

CERTIFICATION

I HEREBY CERTIFY THAT THE WITHIN DRAWING IS THE RESULT OF A FIELD SURVEY PERFORMED UNDER MY DIRECT SUPERVISION. THE DEED AND PLAT INFORMATION ARE CERTIFIED CORRECT AND MONUMENTATION HAS BEEN SET AS SHOWN.

STATE OF OHIO
ERIC W. HAFER 8038
REGISTERED PROFESSIONAL SURVEYOR

ERIC W. HAFER
OHIO REGISTERED SURVEYOR NO. 8038

2/23/05
DATE

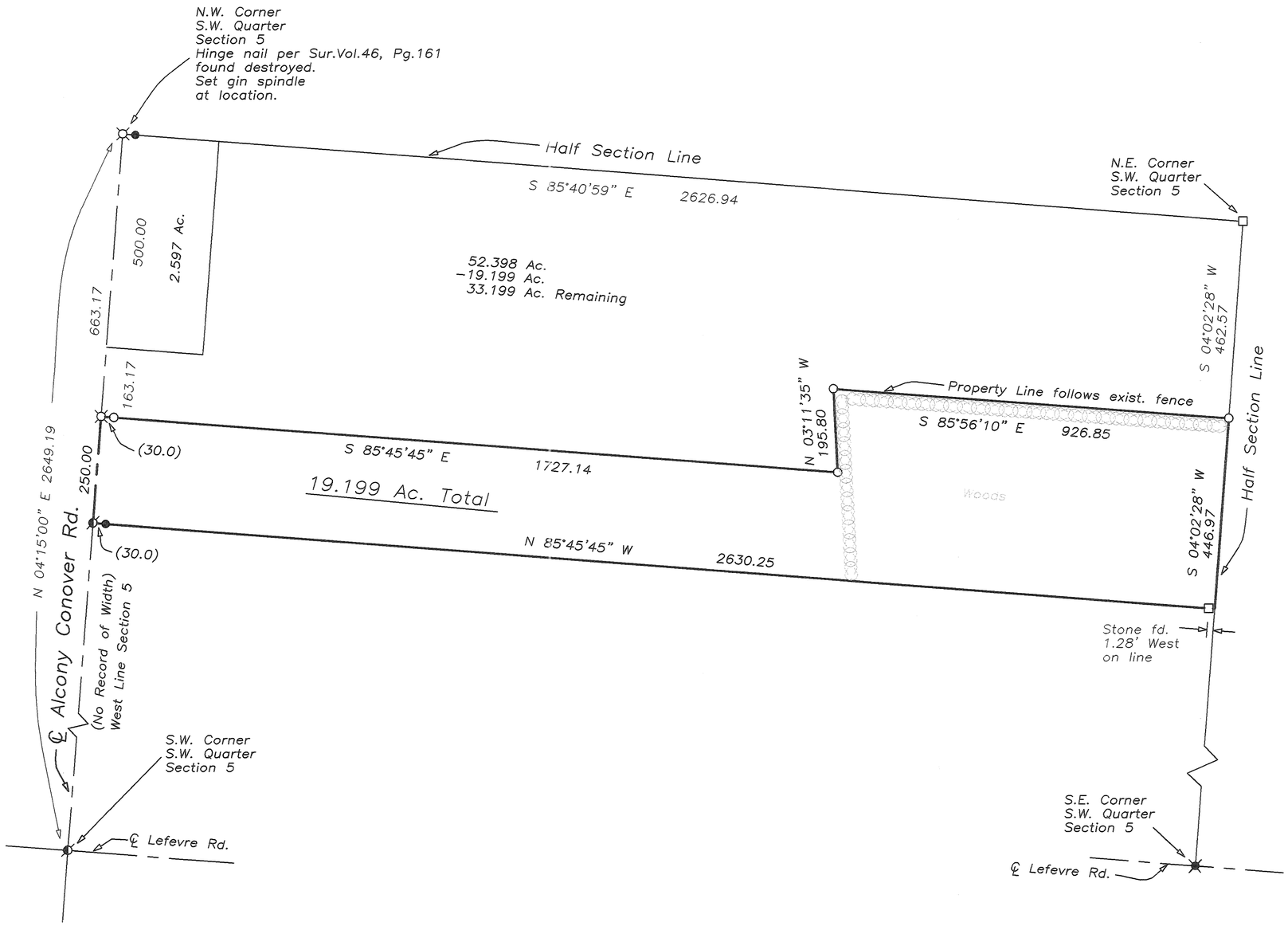
NO.	DATE	GENERAL REVISIONS
1.	2/22/05	REVISED PER MIAMI COUNTY COMMENTS

PREPARED BY:
ERIC HAFER
CONSULTING SERVICES
6703 NALDO LANE
FRANKLIN, OHIO 45005
513.424.6954 (OFFICE)
513.320.6953 (CELL)

JOB # 200437

2	10 BTMRS	5 SW ¼	ELIZABETH	MIAMI	OHIO
TOWN	RANGE	SECTION	TOWNSHIP	COUNTY	STATE

VOLUME 48 PAGE 198
MIAMI COUNTY ENGINEER'S
RECORD OF LAND SURVEYS



0 100 200 400
Graphic Scale in Feet
1"=200'

LEGEND

- ● Iron Pin Found
- ○ 5/8" Capped Iron Pin Set (Cozatt, S6001)
- ⌀ Mag Nail Found
- ⌀ Gin Spindle Set
- □ Stone Found
- ⊠ Railroad Spike Found

REFERENCES

Miami County Engineer's
Record of Land Surveys
Volume 46, Page 161
(Basis of Bearings)

Survey of split of 19.199 Acres
for Steve Prince

STATE OF OHIO
MICHAEL W. COZATT S-6001 REGISTERED PROFESSIONAL SURVEYOR

Michael W. Cozatt 2-28-05
MICHAEL W. COZATT
P.S. #6001

COZATT ENGINEERING COMPANY
CIVIL ENGINEER — LAND SURVEYOR
476 SWAILES ROAD — TROY, OH 45373
JOB NO. 03005 — (937)-339-2921
File Name: C:\Surveys\03005 Prince.dwg
Drawn by: DMC ~ Checked by: MWC

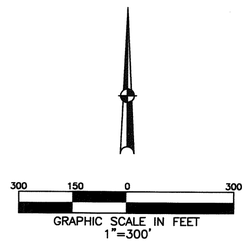
SPRING CREEK TOWNSHIP | 1 TOWN | 12 RANGE | 13, NW 1/4 SECTION

VOLUME 48 PAGE 199

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS

FEBRUARY 21, 2005





REFERENCES

MIAMI CO. ENGINEER'S
RECORD OF LAND SURVEYS:

VOLUME 24, PAGE 145
VOLUME 27, PAGE 191
VOLUME 31, PAGE 139
VOLUME 32, PAGE 184
VOLUME 40, PAGE 144
VOLUME 42, PAGE 90

MIAMI CO. RECORDER'S
RECORD OF RECORDED PLATS:
PLAT BOOK 15, PAGE 113

BASIS OF BEARINGS:
LAND SURVEY VOLUME 24, PAGE 145.

LEGEND

- ✖ RAILROAD SPIKE FOUND
- ● IRON PIN FOUND
- ⌀ MAG NAIL FOUND OVER RAILROAD SPIKE
- ○ 5/8" DIA. IRON PIN SET CAPPED "BRH PE PS, OHIO PS 8266"
- ⌑ RAILROAD SPIKE SET
- ◥ SPIKE NAIL FOUND ON TOP OF WOOD POST

SURVEY OF 81.940 ACRES IN SPRING CREEK TOWNSHIP FOR PAT JENKINS, FEBRUARY 21, 2005.

STATE OF OHIO
BRITT R. HAVENAR
S-8266
REGISTERED PROFESSIONAL SURVEYOR

Britt R. Havenar

BRITT R. HAVENAR, P.E., P.S.
OHIO REGISTERED PROFESSIONAL SURVEYOR #8266

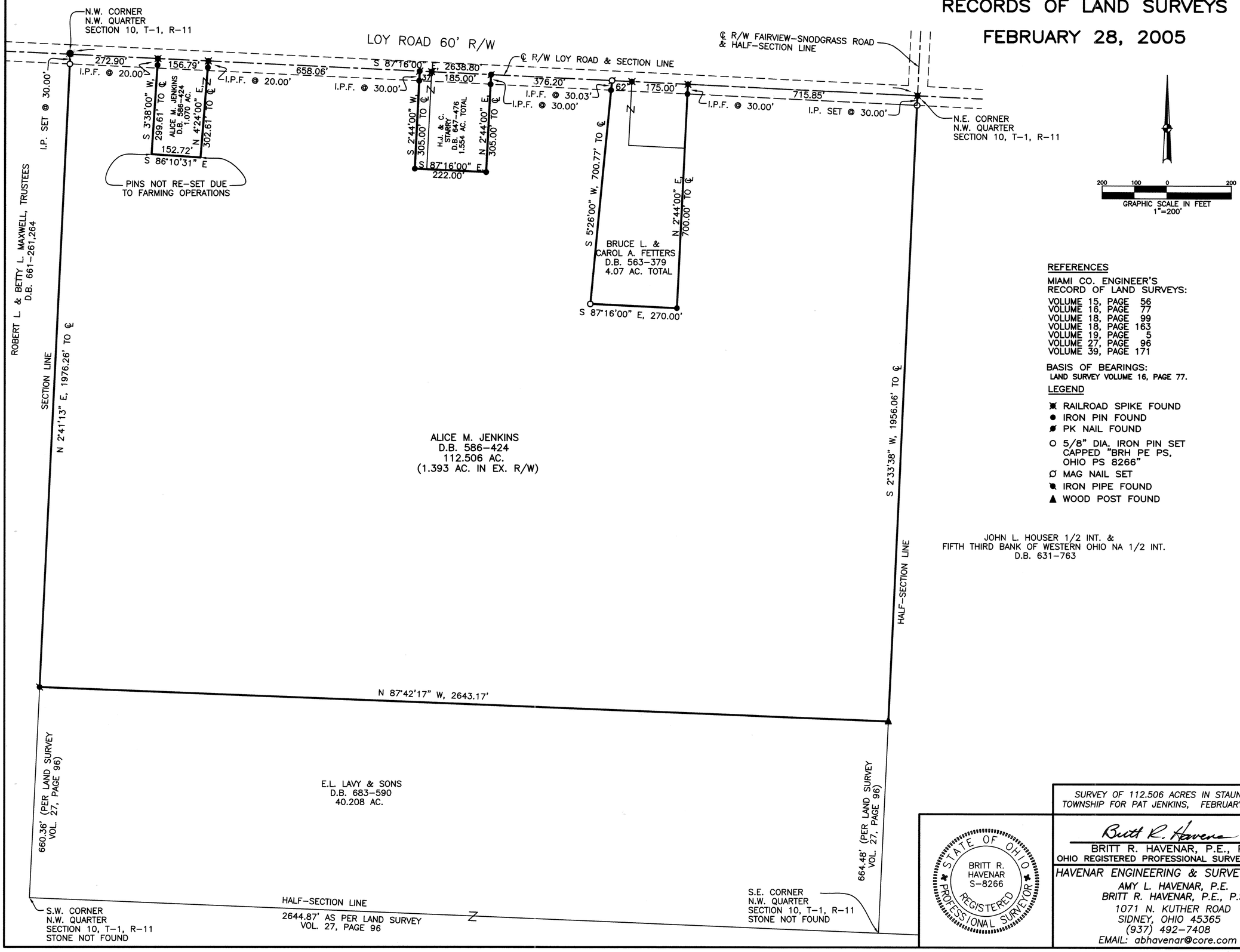
HAVENAR ENGINEERING & SURVEYING, INC.
AMY L. HAVENAR, P.E.
BRITT R. HAVENAR, P.E., P.S.
1071 N. KUTHER ROAD
SIDNEY, OHIO 45365
(937) 492-7408
EMAIL: abhavenar@core.com

STAUNTON TOWNSHIP | 1 TOWN | 11 RANGE | 10, NW 1/4 SECTION

VOLUME 48 PAGE 200

MIAMI COUNTY ENGINEER'S RECORDS OF LAND SURVEYS

FEBRUARY 28, 2005



REFERENCES

MIAMI CO. ENGINEER'S
RECORD OF LAND SURVEYS:

VOLUME 15, PAGE 56
VOLUME 16, PAGE 77
VOLUME 18, PAGE 99
VOLUME 18, PAGE 163
VOLUME 19, PAGE 5
VOLUME 27, PAGE 96
VOLUME 39, PAGE 171

BASIS OF BEARINGS:
LAND SURVEY VOLUME 16, PAGE 77.

LEGEND

- ✖ RAILROAD SPIKE FOUND
- ● IRON PIN FOUND
- ⌀ PK NAIL FOUND
- O 5/8" DIA. IRON PIN SET CAPPED "BRH PE PS, OHIO PS 8266"
- Ø MAG NAIL SET
- ◥ IRON PIPE FOUND
- ▲ WOOD POST FOUND

SURVEY OF 112.506 ACRES IN STAUNTON TOWNSHIP FOR PAT JENKINS, FEBRUARY 28, 2005.

STATE OF OHIO
BRITT R. HAVENAR
S-8266
REGISTERED PROFESSIONAL SURVEYOR

Britt R. Havenar

BRITT R. HAVENAR, P.E., P.S.
OHIO REGISTERED PROFESSIONAL SURVEYOR #8266

HAVENAR ENGINEERING & SURVEYING, INC.
AMY L. HAVENAR, P.E.
BRITT R. HAVENAR, P.E., P.S.
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SIDNEY, OHIO 45365
(937) 492-7408
EMAIL: abhavenar@core.com