

PLAT OF SURVEY

SURVEYOR'S REPORT:

THE MCSTOOTS PROPERTY (DEED OR 288 PAGE 2919) IS DESCRIBED AS PART OF OUTLOT 32 AND PART OF OUTLOT 51 OF THE AUDITOR'S PLAT OF THE VILLAGE OF NEY. THE AUDITOR'S PLAT OF THE VILLAGE OF NEY DATED FEBRUARY 4, 1910 WAS USED AS A REFERENCE FOR THIS SURVEY. THE LEGAL DESCRIPTION FOR THE MCSTOOTS PROPERTY COMMENCES AT THE SOUTHEAST CORNER OF OUTLOT 30 AND THE SOUTHEAST CORNER OF OUTLOT 32 FOR THE PARCELS DESCRIBED IN THE MCSTOOTS DEED.

THE AUDITOR'S PLAT REFERENCED ABOVE APPEARS TO REPRESENT THAT THE WESTERLY LINE OF OUTLOT 32 AND WESTERLY LINE OF OUTLOT 51 ARE BOUND TO THE WEST LINE OF THE EAST HALF OF THE NORTHEAST QUARTER (QUARTER-QUARTER LINE) OF SECTION 21, WASHINGTON TOWNSHIP, DEFIANCE COUNTY, OHIO. THIS LINE WAS ESTABLISHED ON THE SOUTH BY ESTABLISHING A POINT MID-WAY BETWEEN THE SOUTHWEST CORNER (EXISTING PK NAIL) AND SOUTHEAST CORNER (EXISTING IRON PIN) OF THE NORTHEAST QUARTER OF SECTION 21. THE NORTHERLY END OF THIS LINE WAS ESTABLISHED BY USING AN EXISTING PK NAIL FOUND AT THE INTERSECTION OF JACKSON STREET AND MAIN STREET. THE PLATTED DISTANCE OF 85.0 FEET FOR LOT 5 OF HANNA'S ADDITION WAS USED, ALONG WITH RECORDER STREET RIGHTS OF WAY WIDTHS TO ESTABLISH THE NORTHEAST CORNER OF LOT 5 OF HANNA'S ADDITION AND THE NORTHWEST CORNER OF LOT 1 OF POLLOCK'S ADDITION, WHICH SHOULD ALSO BE ON THE WEST LINE OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 21 (AS REPRESENTED IN THE AUDITOR'S PLAT PREVIOUSLY MENTIONED). THIS METHOD TO ESTABLISH THE NORTH END OF THE QUARTER-QUARTER LINE WAS ALSO USED BY PAUL J. HOHENBERGER (N-01-012) IN A SURVEY FOR THIS PROPERTY COMPLETED IN 1972.

AN EXISTING PIN WAS FOUND AT WHAT IS REPRESENTED AT THE SOUTHEAST CORNER OF OUTLOT 30 IN THE PAUL J. HOHENBERGER SURVEY OF 1972. THIS EXISTING PIN WAS FOUND TO BE N 76°25'02" W, 6.08 FEET FROM THE QUARTER-QUARTER LINE ESTABLISHED IN THIS SURVEY.

A LEGAL DESCRIPTION FOR OUTLOT 32 WAS FOUND IN DEED VOL. 93 PAGE 360 IN THE DEFIANCE COUNTY RECORDER'S OFFICE. THIS DEED USED A STARTING POINT 12.0 FEET SOUTH OF THE SOUTHEAST CORNER OF LOT 10 OF POLLOCK'S ADDITION, WHICH WOULD BE ON THE SOUTH LINE OF AN ALLEY PLATTED IN POLLOCK'S ADDITION.

I RE-ESTABLISHED THE SOUTHEAST CORNER OF LOT 10 OF POLLOCK'S ADDITION BY USING THE RECORDED PLAT DISTANCES SHOWN ON THE ORIGINAL PLAT OF POLLOCK'S ADDITION. IT SHOULD BE POINTED OUT THAT A RE-PLAT OF A PORTION OF POLLOCK'S ADDITION WAS COMPLETED BY ANTHONY HOEFELL. THE PURPOSE OF THIS RE-PLAT WAS TO RE-ESTABLISH THE RIGHT OF WAY OF HANNA STREET. MEASUREMENT EXCESS EXISTS IN THE NORTH SOUTH DIMENSIONS ON THE POLLOCK'S ADDITION PLAT. AS STATED PREVIOUSLY, I USED THE ORIGINAL PLATTED DISTANCES TO RE-ESTABLISH THE LOTS OF POLLOCK'S ADDITION. THE LINE OF MAIN STREET WAS ESTABLISHED BY USING EXISTING PK NAILS FOUND ON THE CENTERLINE OF THIS STREET.

THE OUTLOT 32 DEED BEARINGS AND DISTANCES WERE USED TO RE-ESTABLISHED THE LINES OF OUTLOT 32. DISCREPANCIES FROM THE DEED DISTANCES ARE SHOWN ON MY PLAT OF SURVEY, PAGE 1 OF 2.

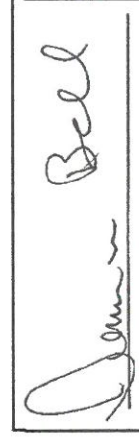
THE LINES OF OUTLOT 30 WERE RE-ESTABLISHED USING THE HANNA'S ADDITION AND HANNA'S SECOND ADDITION RECORDED PLATS, AS WELL AS THE DEED FOR OUTLOT 30 RECORDED IN OR 303 AND PAGE 2796 IN THE DEFIANCE COUNTY RECORDER'S OFFICE.

FROM THE LINES RE-ESTABLISHED FOR OUTLOT 30 AND OUTLOT 32 DESCRIBED ABOVE, THE BOUNDARY LINES OF THE MCSTOOTS PROPERTY WERE RE-ESTABLISHED.

LEGEND

- | | | | |
|-----|---|-----|--|
| ● | PLACED 5/8" REBAR W/ CAP | ☒ | FOUND RAILROAD SPIKE |
| X | FOUND P.K. NAIL | ○ | FOUND IRON PIN OR PIPE |
| —•— | POINT ESTABLISHED THIS SURVEY | ▲ | FOUND STONE |
| (R) | RECORDED DISTANCE OR BEARING FROM ORIGINAL DEED OR SURVEY | (M) | BEARING OR DISTANCE MEASURED THIS SURVEY |

I HEREBY CERTIFY THAT I HAVE SURVEYED THE PREMISES SHOWN ON THE PLAT ABOVE. ALL DIMENSIONS ARE SHOWN IN FEET AND DECIMALS THEREOF. SINCE THIS SURVEY DOES NOT INCLUDE A TITLE SEARCH, THERE COULD BE EASEMENTS OR OTHER ENCUMBRANCES UPON THE LAND WHICH ARE NOT SHOWN ON THIS SURVEY PLAT. IF THESE ARE REQUIRED, PLEASE FURNISH THE NECESSARY INFORMATION. THE BEARINGS AND DISTANCES SHOWN ON THE PLAT ABOVE ARE BASED ON STATE PLANE COORDINATES, SPC83, ZONE-OHIO NORTH. THIS SURVEY HAS BEEN RECORDED IN VOL. _____ PAGE _____ OF THE DEFIANCE COUNTY SURVEY RECORDS.



DENNIS M. BELL
REGISTERED SURVEYOR NO. 6717



N-01-034A

JOB NO : 10-006

DATE : 06-07-2010



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