

Liberty A 406

SURVEY REFERENCES:
LIBERTY #55, LIBERTY #91, LIBERTY # 388-B,
LIBERTY #38(VERIFICATION OF SW1/4 SEC. CORNERS)

POC 1 & 2

NW COR., SW 1/4, SEC. 1

N. LINE, SW1/4, SEC. 1

S 88°11' 37" E 1934.19'

THE MAG SPIKE SURVEY MARKER IS ON THE C/L OF POWELL ROAD AND 0.23' SW OF THE INTERSECTION WITH THE N. LINE OF THE NW 1/4.

POB 2 IS THE INTERSECTION OF AN ANGLE POINT OF THE C/L OF POWELL ROAD AND THE N. LINE OF THE NW 1/4.

POB 2

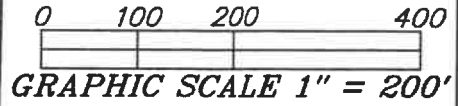
N 73°12' 17" E 767.74'

WOOD COUNTY PARK DISTRICT
DEED V. 665 - P. 748
4.14 ACRES (PER TAX RECORD)
P.N.: 132-410-010000026000

WOOD COUNTY PARK DISTRICT
DEED V. 665 - P. 748
4.18 ACRES (PER TAX RECORD)
P.N.: 133-410-010400001000

NE COR., SW 1/4, SEC. 1

S 88°11'37" E 731.31'
CARL & CATHY FRANKFATHER
DEED V. 617 - P. 799
2.059 ACRES (RECORDED)
P.N.: 132-410-010000015001



LEGEND

- 5/8 INCH REBAR W/ID CAP SET
- 5/8 INCH REBAR W/ID CAP FD.
- 5/8 INCH REBAR FOUND
- ⊙ 3/4 INCH IRON PIPE FD.
- [MAG] MAG NAIL FOUND
- [MAGS] MAG NAIL SET
- [MS] MAG SPIKE SURVEY MARKER FD.
- POB POINT OF BEGINNING
- POC POINT OF COMMENCEMENT

NOTE: SURVEY BEARINGS BASED ON OHIO NORTH ZONE STATE PLANE COORDINATES OBTAINED FROM THE OHIO DOT VRS NETWORK

C/L RUDOLPH ROAD (45' R/W)

POB 1

S 00°33' 11" W 726.70'
W. LINE, SW1/4, SEC. 1
(ASSUMED BEARING)

PATRICIA L NAUS
PN. 132-410-010000022501
3.192 AC

KRISTINE E AKDEMIR
PN. 132-410-010000022502
2.241 AC

JASON S & PATRICIA L NAUS
PN. 132-410-010000022503
5.480 AC

SHARON K REEMAN
PN. 132-410-010000022504
1.705 AC

ESR ENTERPRISES LLC
PN. 132-410-010000022505
1.415 AC

SHARON K REEMAN
PN. 132-410-010000022506
1.393 AC

C/L POWELL ROAD
(60' R/W)

N 72°25'26" E 83.58'

N 72°25' 26" E 153.00'

S 70°26'50" W 1076.07'

CAI RENTALS, LLC
OR V. 3416 - P. 523 (PARCEL 2)
0.488 AC (RECORDED)
PN. 132-410-010000023000

PARCEL 1

31.500 ACRES

0.312 AC. IN RUDOLPH RD. R/W
0.883 AC. IN POWELL RD. R/W
PART P.N.: 132-410-010000022500

PARCEL 2

31.500 ACRES

0.262 AC. IN POWELL RD. R/W
PART P.N.: 132-410-010000022500

WULFF FAMILY FARMS LTD.
OR V. 3184 - P. 180 (PARCEL A)
61.93 ACRES (PER TAX RECORD)
P.N.: 132-410-010000022500

MICHAEL R. & NANCY E. KEYS
OR V. 3810 - P. 676
30 AC (RECORDED)
PN. 132-410-010000025000

GARY & JANE, LLC
OR V. 3946 - P. 498
1.200 AC (RECORDED)
PN. 132-410-010000022507

E. JONATHAN SCHARF &
VIRGINIA C. SCHARF, TRUSTEES
OR V. 2915 - P. 435
50 AC (RECORDED)
PN. 132-410-010000024000

I HEREBY CERTIFY THIS TO BE A SURVEY MADE UNDER MY SUPERVISION AND THAT THE MONUMENTS ARE FOUND AND/OR SET AS INDICATED.

1-31-24
Date

Gregory A. Bockrath, P.S.
Registered Surveyor No. 8306
115 S. Fair Avenue, Suite A
Ottawa, Ohio 45875
419-523-5789



THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE EXAMINATION. BEYOND THE DEED DOCUMENTS CITED ON THE SURVEY DRAWING THERE MAY BE RECORDED OR UNRECORDED EASEMENTS AND/OR ENCUMBRANCES BENEFITING OR ENCUMBERING THE SURVEYED PROPERTY WHICH ARE NOT SHOWN ON THIS DRAWING.

SURVEY PLAT FOR:
WULFF FAMILY FARMS
PART OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 1 T4N-R10E, LIBERTY TOWNSHIP WOOD COUNTY, OHIO

Bockrath & Associates
Engineering and Surveying, LLC
115 S. Fair Avenue, Suite A - Ottawa - Ohio
Phone: 419.523.5789

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