

Clough Street, 60' R/W

Plat of Survey

Being a part of the Southwest quarter (1/4) of Section 20,
Town 5 North, Range 11 East, Center Township, City of Bowling
Green, Wood County, Ohio.

For: James Chambers

Deed Ref: Vol. 3002, Pg. 512

Parcel No: B07-511-2003-02-001.000

B07-511-2003-02-003.000

30' Roadway & Utility Easement (Vol. 452, Pg. 564)

S 89°14'00" E

221.48'

40.54'

25' building setback line

N. Pcl

1.025 Ac.

-0.115 Ac. R/W

0.910 Ac. Net

Campbell Hill Rd.

(assumed bearing)
S 3°10'39" E

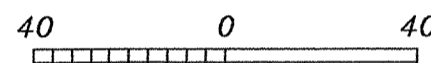
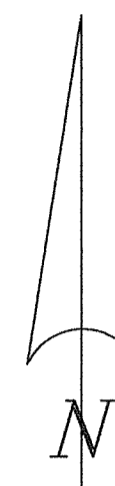
415.03'

S. Pcl

2.462 Ac.

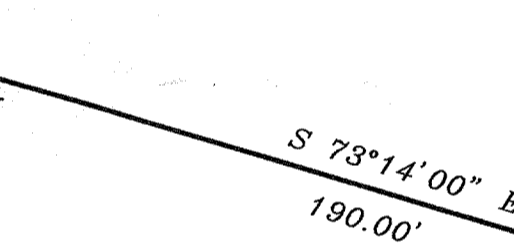
-0.285 Ac. R/W

2.177 Ac. Net



Scale: 1" = 40'

Ivywood 67, LLC.
2583/894
3.45 Ac.



Legend

- A = Mag nail found
- B = Iron pin found
- C = Bolt found
- D = Mag nail set
- E = 5/8" x 30" Iron pin w/ref. cap set
- F = Point Established

W. Pcl

3.614 Ac.

Zoning Clasification For All Parcels

B2, General Commercial

Setbacks;

Front = 25'

Sides = No Minimum

Rear = 20'

Owner/ Applicant

James Chambers 10-10-11
James Chambers Date

Approved- No Plat Required,
City of Bowling Green,

H. S. Sule 10-10-11
Platting Commissioner Dated

I hereby certify this survey and notes to be correct to the best of my knowledge.

Douglas W. Eis

Douglas W. Eis
Registered Surveyor No. 7758
D.W. Eis Surveying
16-883 St. Rt. 281
Holgate, Ohio 43527
(419) 762-5468
May 20, 2011
Survey No. B1967-Wo-CBG-6-06-11
Revised: 8-20-11, Added Setbacks & Esmts.
Revised: 9-16-11, Additional Setbacks & Esmts.



S. Line, SW 1/4, Sec. 20

546.36'

N 89°21'51" W

Campbell Hill Apartments, Ltd.
753/133
7.462 Ac.

10' Utility Easement (Vol. 651, Pg. 659)

232.09'

N 89°21'51" W

30.00'

Hyduke Ditch

N 2°45'18" E
299.80'

20' building setback line

18'

F

E

E

B

A

B66.p
A
629