

LSE
5/24/19

BASIS OF BEARINGS:

THE BEARINGS SHOWN ARE BASED UPON THE OHIO CO-ORDINATE SYSTEM OF 1983, NAD83(2011), 2010.0 EPOCH, NORTH ZONE (3401), IN ACCORDANCE WITH THE OHIO REVISED CODE SECTIONS 157.01-157.10; SAID BEARINGS ARE BASED ON LOCAL FIELD OBSERVATIONS UTILIZING THE OHIO DEPARTMENT OF TRANSPORTATION'S (ODOT'S) VIRTUAL REFERENCE STATION (VRS) NETWORK. OBSERVATIONS WERE TAKEN ON APRIL OF 2019.

PLAT OF SURVEY

STATE OF OHIO, COUNTY OF WOOD, TOWNSHIP OF GRAND RAPIDS,
A PORTION OF THE W 1/2 OF THE SW 1/4 OF SECTION 18,
TOWNSHIP 5 NORTH, RANGE 9 EAST, FIRST PRINCIPAL MERIDIAN

NOTES:

- 1) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE EXAMINATION AND DOES NOT REPRESENT A TITLE REPORT OR A GUARANTEE OF TITLE. THERE MAY BE APPARENT, RECORDED, OR UNRECORDED EASEMENTS NOT SHOWN ON THIS DRAWING.
- 2) THIS SURVEY USED THE LATEST RECORDED DEEDS AT THE DATE OF THIS SURVEY.
- 3) DISTANCES SHOWN HEREON, ARE GROUND DISTANCES. TO APPROXIMATE OHIO CO-ORDINATE 1983, NORTH ZONE (3401) GRID DISTANCES MULTIPLY THE DISTANCES BY THE COMBINATION FACTOR OF 0.9999278151.
- 4) IRON PINS CALLED FOR AS SET ARE NUMBER 5 REBAR, WITH A NOMINAL DIAMETER OF 5/8 OF AN INCH, A CROSS-SECTIONAL AREA OF 0.31 SQUARE INCHES, THIRTY (30) INCHES IN LENGTH, AND CAPPED WITH A PLASTIC YELLOW SURVEY MARKER INSCRIBED WITH "NIESE/JHN-PS8727."
- 5) A 5/8" IRON PIN WITH CAP WAS FOUND LYING 0.07 FEET SOUTH AND 1.13 FEET WEST OF THE SE CORNER OF THE W 1/2 OF THE SW 1/4 OF SECTION 18. SAID IRON PIN BEING THE NW CORNER OF A 0.924 ACRE TRACT LOCATED IN SECTION 19 PER SURVEY 5091901-122. THE PRORATED DISTANCES DEPICTED ON SURVEY 5091901-125 WERE CALCULATED USING SURVEY 545 OF SURVEY RECORD BOOK 4, PAGE 112.

JDML HOLDINGS, LLC
OR 3487 - PG 1068
OR 3487 - PG 1070
PARCEL 1
PARCEL NO. E17-509-180000008000
80 ACRES (PER DEED)

PAMELA K. HEYMAN
OR 3619 - PG 0190
PARCEL 1
PARCEL NO. E17-509-180000007000
77.41 ACRES (PER TAX MAP)

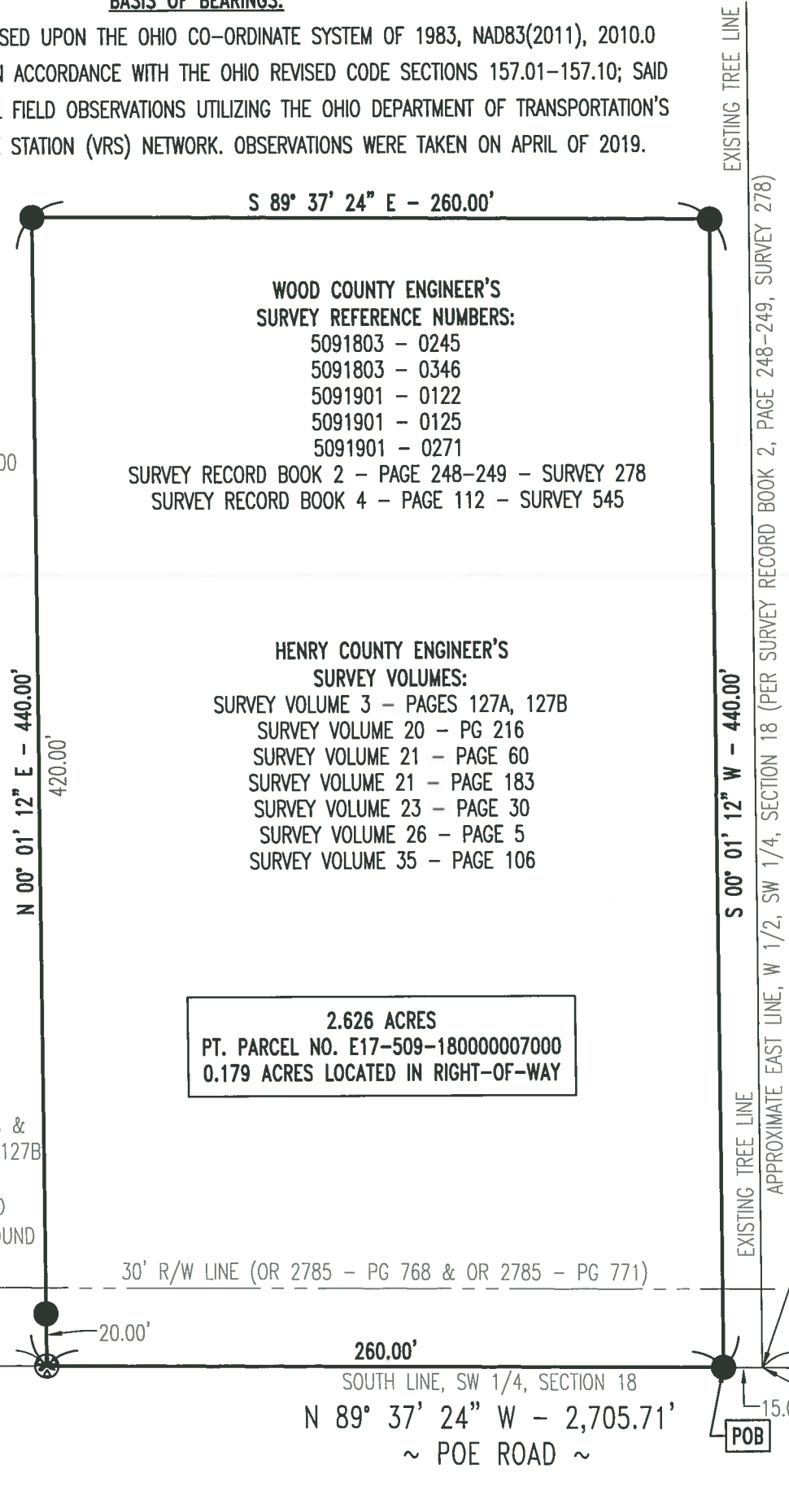
WOOD COUNTY ENGINEER'S
SURVEY REFERENCE NUMBERS:
5091803 - 0245
5091803 - 0346
5091901 - 0122
5091901 - 0125
5091901 - 0271

SURVEY RECORD BOOK 2 - PAGE 248-249 - SURVEY 278
SURVEY RECORD BOOK 4 - PAGE 112 - SURVEY 545

HENRY COUNTY ENGINEER'S
SURVEY VOLUMES:
SURVEY VOLUME 3 - PAGES 127A, 127B
SURVEY VOLUME 20 - PG 216
SURVEY VOLUME 21 - PAGE 60
SURVEY VOLUME 21 - PAGE 183
SURVEY VOLUME 23 - PAGE 30
SURVEY VOLUME 26 - PAGE 5
SURVEY VOLUME 35 - PAGE 106

2.626 ACRES
PT. PARCEL NO. E17-509-180000007000
0.179 ACRES LOCATED IN RIGHT-OF-WAY

USED RAILROAD SPIKE PER
HENRY COUNTY REFERENCE TIES &
SURVEY VOL. 3 - PAGES 127A, 127B
A HARROW TOOTH WAS FOUND
0.97' SOUTH & 3.70' WEST AND
A 1/2" IRON PIN WAS ALSO FOUND
0.52' NORTH & 6.05' WEST
OF SAID RAILROAD SPIKE



LEGEND

- 5/8" IRON PIN WITH CAP SET
- ⊗ MAG NAIL SET
- △ RAILROAD SPIKE FOUND
- POB POINT OF BEGINNING
- POC POINT OF COMMENCEMENT
- PROPOSED BOUNDARY LINE
- EXISTING BOUNDARY LINE
- RIGHT-OF-WAY LINE



I HEREBY DECLARE THAT THE FOREGOING PLAT WAS PREPARED FROM AN ACTUAL SURVEY OF THE PREMISES, THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF, CORRECTLY SHOWS THE LOCATION OF THE BOUNDARIES.

Justin H. Niese 05-15-19

JUSTIN H. NIESE, P.E., P.S.
OHIO REGISTERED SURVEYOR NO. 8727



SCALE 1" = 60'

NIESE SURVEYING & ENGINEERING, LLC
NIESE
JHN-PS8727

SURVEY PLAT FOR: ALYSSA GREEN	
JUSTIN H. NIESE, P.E., P.S. 211 E. MAIN CROSS STREET P.O. BOX 112 MILLER CITY, OHIO 45864 567-825-1523	JOB NUMBER: 2019-21
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GR. RAPIDS