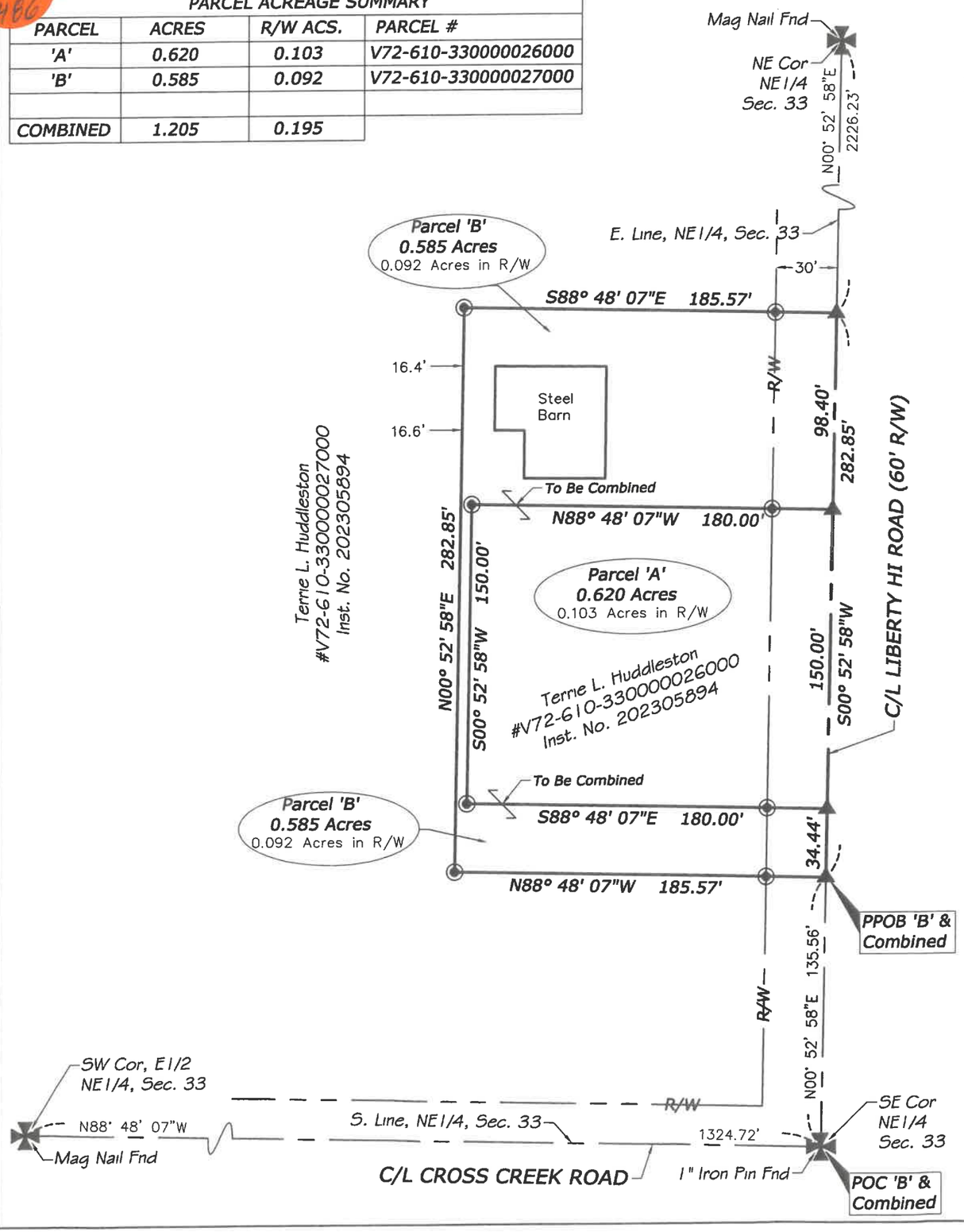
Washington A 486

PARCEL ACREAGE SUMMARY			
PARCEL	ACRES	R/W ACS.	PARCEL #
'A'	0.620	0.103	V72-610-330000026000
'B'	0.585	0.092	V72-610-330000027000
COMBINED	1.205	0.195	



BOUNDARY SURVEY
-Parcel Attachment-

Being a part of the Northeast Quarter of Section 33, T6N, R10E, Washington Township, County of Wood, State of Ohio

Purpose of Survey:

The 0.585 acre Parcel shown as Parcel 'B', is to be 'cut-out' of Parcel #V72-610-330000027000, and attached to the adjoining Parcel, Parcel #V72-610-330000026000, shown as Parcel 'A'. The above described Parcel 'B' cannot be conveyed separately or independently of property described in Insturement No. 202305894 of the Wood County Deed Records, without prior approval by the Wood County Planning Commission. Both Parcels are in the name of Terrie L. Huddleston, as recorded in Instrument No. 202305894 of the Wood County Deed Records.

Surveyor's Note:

1) This survey performed using a Trimble R2 GPS unit, connected to the Ohio VRS/CORS GPS Network, collecting data in the Ohio North 3401 State Plane Coordinate System, NAD 83 (2011) and converted to Ground Coordinates. Distances shown are GROUND DISTANCES, unless shown otherwise (S1, D1, etc.).

2) Bearings are based on the Ohio North, 3401 State Plane Coordinate System, NAD 83 (2011), and as referenced along the East line of the Northeast Quarter of Section 33 as being, N 00°52'58" E.

3) This survey performed without the benefit of a Title Report, and may not show all recorded easements, covenants, restrictions or otherwise, if any. Field work performed in October 2023.

4) Parcel ID's per the Wood County Auditors website, at the time of this survey.

Prior Surveys of Record

(S1) Survey by Niese Surveying dated 04-05-2021, RLS #8727, Project No. 2021-17.

I certify that on 17. Nov. 2023 *this survey was performed and completed by myself or under my direct supervision.*

Daniel R. Stone

Daniel R. Stone, Registered Surveyor #8159
Legal Descriptions have been prepared in accordance with this Survey.

STATE OF OHIO DANIEL R. STONE S-8159 REGISTERED PROFESSIONAL SURVEYOR

LEGEND

	Section Corner, as described	POC	Point of Commencement
		PPOB	Principal Point of Beginning
	SET 5/8" X 30" Rebar, marked with Orange Plastic Cap "VHHA 8159"	R/W	Road Right-of-Way
		(S#)	Prior Survey(s) of Record
	SET Mag Nail	(D#)	Prior Deed(s) of Reference
	Found Mag Nail	C/L	Centerline
	Found Capped Rebar, Name or RLS##		Dimension Leader
	Found as described		Land Hook
(C)	Calculated distance		Break in Line
(M)	Measured distance	P/L	Property Line
(P)	Platted distance	(D)	Deed distance

Van Horn Hoover & Associates, Inc.
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E-Mail: Info@VanHornHoover.com

North

0' 30' 60'
(IN FEET)
1 inch = 60 ft.

PREPARED FOR:
Terrie Huddleston

BOUNDARY SURVEY
PARCEL ATTACHMENT

19537 Liberty Hi Road
Otsego, Ohio

REVISIONS

MARK	DATE	DESCRIPTION

PLOTSCALE: 1:1
DRAWN: PCE
CHECKED: DRS
DRAWING SCALE: 1"=60'
DATE: November 17, 2023
JOB NUMBER: \Proj\20342\20342 Br
SHEET NUMBER: Sheet 1 of 1

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