

Henry A 638

PARCEL DIVISION SURVEY

Being a part of the NW 1/4 of Section 35, T3N, R10E,
Village of North Baltimore, County of Wood, State of Ohio

Purpose of Survey:

To perform a Parcel Division Survey of a portion of existing parcels of Land, Parcel F23-310-350112002000 and Parcel #F23-310-350112001000, in the name of Denise G. Brown Harris, Trustee, as recorded in OR 3889, Page 942 of the Wood County Deed Records.

Surveyor's Note:

- 1) This survey performed using a Trimble 5800 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 centerline of Summit Street as being S 00°10'44" W.
- 3) This survey performed without the benefit of a Title Report, and may not show all recorded easements, covenants, restrictions or otherwise, if any.
- 4) Parcel ID's per the Wood County Auditors website, at the time of this survey.

Prior Surveys of Record

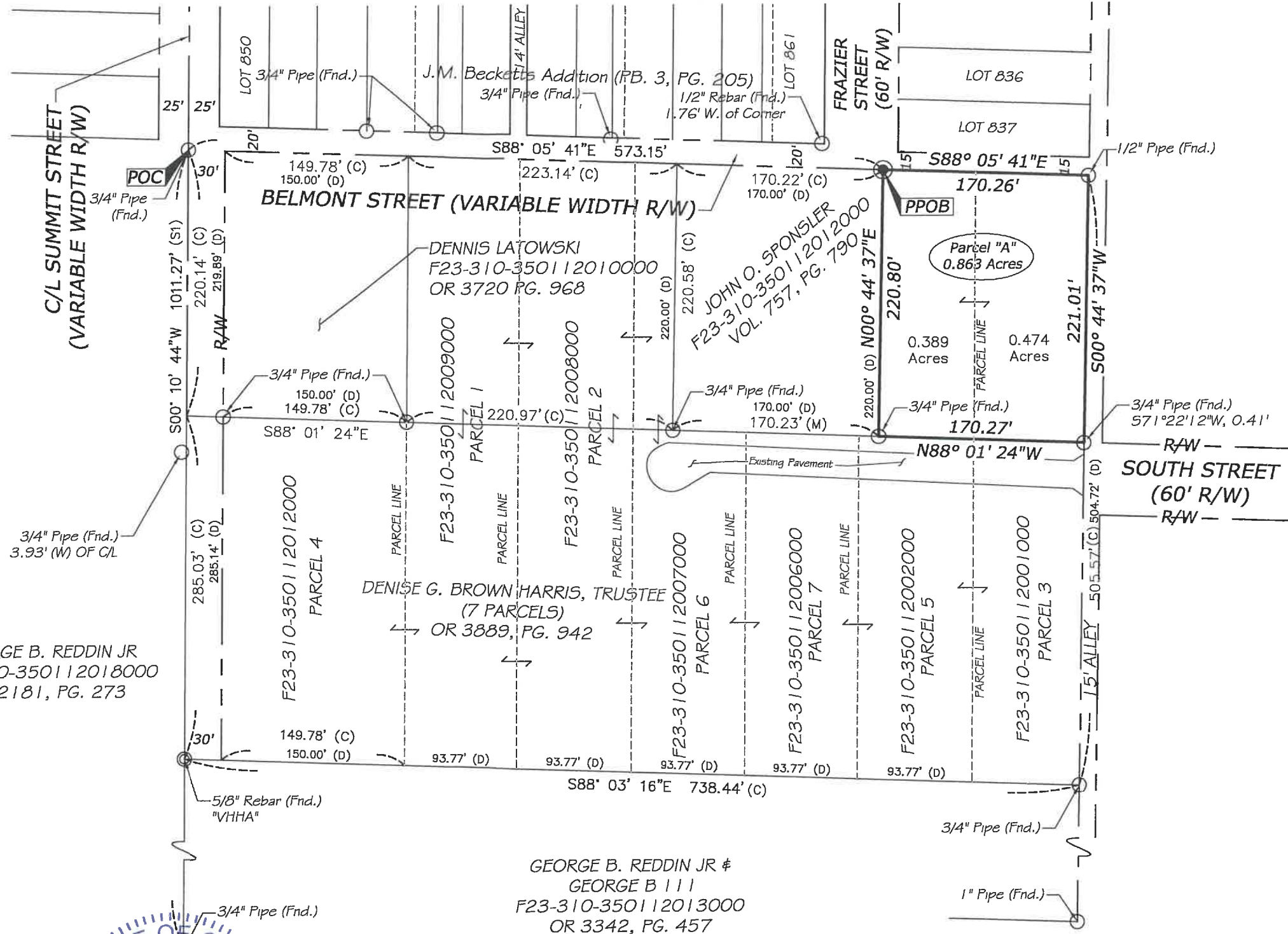
- (S1) Survey by Fred N. Gossman dated May 18, 1957, RLS #2958.
- (S2) Survey by George W. Smith, RLS #5626
- (S3) Plat of J. M. Becketts Addition recorded in Plat Book 3, Page 205.

Prior Deeds of Reference:

Deeds as shown on the plat of survey.

GEORGE B. REDDIN JR
F23-310-350112018000
OR 2181, PG. 273

GEORGE B. REDDIN JR &
GEORGE B III
F23-310-350112013000
OR 3342, PG. 457



I certify that on 15 Feb. 2022
this survey was performed and completed by myself or under my direct supervision.

Daniel R. Stone

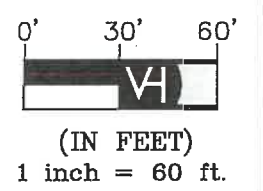
Daniel R. Stone, Registered Surveyor #8159
A Legal Description has been prepared in accordance with this Survey.



LEGEND

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

VH
Van Horn Hoover & Associates, Inc.
SURVEYING
CIVIL ENGINEERING
LAND USE PLANNING
3200 N. MAIN STREET
FINDLAY, OH 45840
(419) 423-5630
www.VanHornHoover.com
E-Mail: Info@VanHornHoover.com



PREPARED FOR:
DENISE BROWN

PARCEL DIVISION SURVEY

Belmont Street
North Baltimore, OH

REVISIONS		
MARK	DATE	DESCRIPTION

PLOTS SCALE: 1:1	
DRAWN: PCE	CHECKED: DRS
DRAWING SCALE: 1"=60'	
DATE: February 15, 2022	
JOB NUMBER: \Proj\19412\19412Bndy.dwg	
SHEET NUMBER: Sheet 1 of 1	

Z:\PROJECTS\19412\19412 Bndy.dwg-Dan Stone-Feb 16, 2022-6:30am

Henry A 638