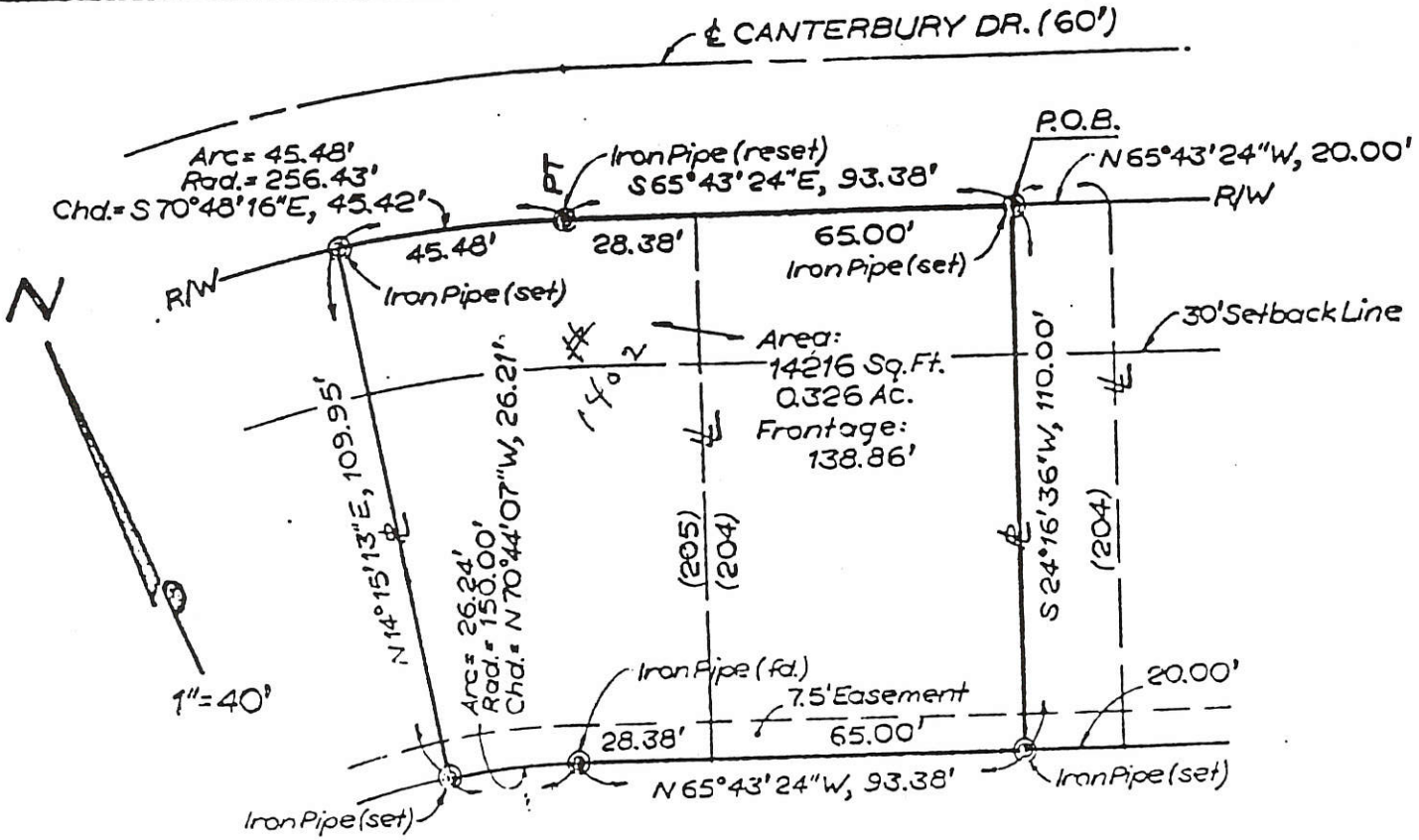




KOHLI & KALHER ASSOCIATES, LIMITED
CONSULTING ENGINEERS & SURVEYORS
 311 EAST MARKET, LIMA, OHIO 45801

COUNTY MERCER TOWNSHIP 06-31B
 SECTION PTS. LOTS No. 205 & 204
 SUBDIVISION YORKSHIRE FIFTH ADDITION
 DATE 7-23-86 COMPUTED BY MGB SURVEYED BY MJG
 SHEET NO. 1 OF 1



The east part of Lot 205 and the west 65.00 feet of Lot 204 in Yorkshire Fifth Addition, in Section 31, T-5-S, R-3-E, Jefferson Township, City of Celina, Mercer County, Ohio, together described as follows:

Commencing at the northeast corner of said Lot 204; thence N 65°43'24"W with the north line of said Lot (south right-of-way line of Canterbury Drive) a distance of 20.00 feet to an iron pipe (set) at the POINT OF BEGINNING; thence S 24°16'36"W through said Lot 204 and parallel to the east line of said Lot 204 a distance of 110.00 feet to an iron pipe (set) in the south line of said Lot; thence N 65°43'24"W with the south lines of said Lots a distance of 93.38 feet to an iron pipe (found) at a point of curvature in the south line of said Lot 205 (this course passes the southwest corner of Lot 204 at 65.00 feet); thence westerly (continuing with the south line of Lot 205) on a curve concave southerly an arc distance of 26.24 feet (radius is 150.00 feet; chord bears N 70°44'07"W a distance of 26.21 feet) to an iron pipe (set); thence N 14°15'13"E through said Lot 205 a distance of 109.95 feet to an iron pipe (set) in the north line of said Lot (south right-of-way line of Canterbury Drive); thence easterly with the north line of said Lot 205 on a curve concave southerly an arc distance of 45.48 feet (radius is 256.43 feet; chord bears S 70°48'16"E a distance of 45.42 feet) to an iron pipe (reset) at a point of tangency in the north line of said Lot; thence S 65°43'24"E with the north lines of said Lots a distance of 93.38 feet to the POINT OF BEGINNING (this course consists of a 28.38 foot frontage by Lot 205 and a 65.00 foot frontage by Lot 204), containing 14216 square feet (0.326 acres) subject to all legal easements or other restrictions of record. This parcel has a total of 138.86 feet fronting the south right-of-way line of Canterbury Drive.

0631204012
 + -013

Michael Gene Feltz

Ohio Registered Surveyor No. 6881

0631227001; 0631228001
 -002 -002

YORKSHIRE LAKE ADDITION

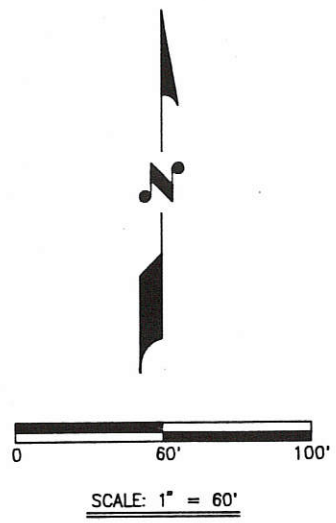
PLAT CAB. 1 PG. 70

EX. STORM RETENTION POND

YORKSHIRE FOURTH ADDITION
 PLAT CAB. 1 PG. 1

THE MEADOWS
 PHASE I
 PLAT CAB. 1 PG. 116

BODE, INC.
 D.B. 312 PG. 227



PERMANENT PARCEL NO. _____

Part of: Sec. _____ T. _____ R. _____ Township _____ Acres _____

Grantor: _____ Area Retained: _____ Acres _____

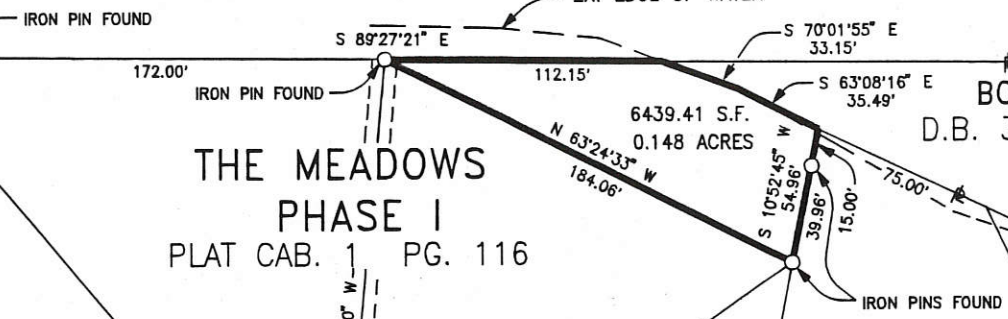
Grantee: _____ Area Transferred: _____ Acres _____

Deed References: _____

APPROVALS: _____
 AGENT: _____
 DATE: _____

Board of Health _____
 County Engineer _____
 County Engineer _____

FILED IN SURVEY BOOK



LOT 13

LOT 14

LOT 44

LOT 43

LOT 42

THE MEADOWS
 PHASE II
 PLAT CAB. _____ PG. _____

LOT 12

LOT 15

LOT 41

CHICKORY COURT
 50' R/W

CELINA CITY	JEFFERSON CIVIL TWP.	MERCER COUNTY
31 SECTION	5 SOUTH TOWN	3 EAST RANGE

SURVEY OF A 0.148 ACRE TRACT

FOR: BORNES/GREEN

MOTE AND ASSOCIATES, INC.
 GREENVILLE, OHIO

DATE: 1-2-92

DRWN BY: H.P.M.

DRWG NO. 1B779

N 00°30'39" E
 1000.00'

SOUTHWEST CORNER
 EAST HALF
 NORTHEAST QUARTER
 SECTION 31
 MON. BOX FOUND

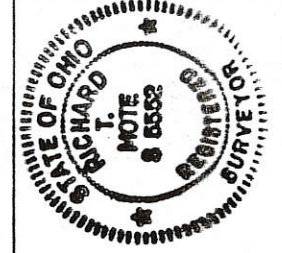
N 89°46'10" W 1332.29'

MYERS ROAD

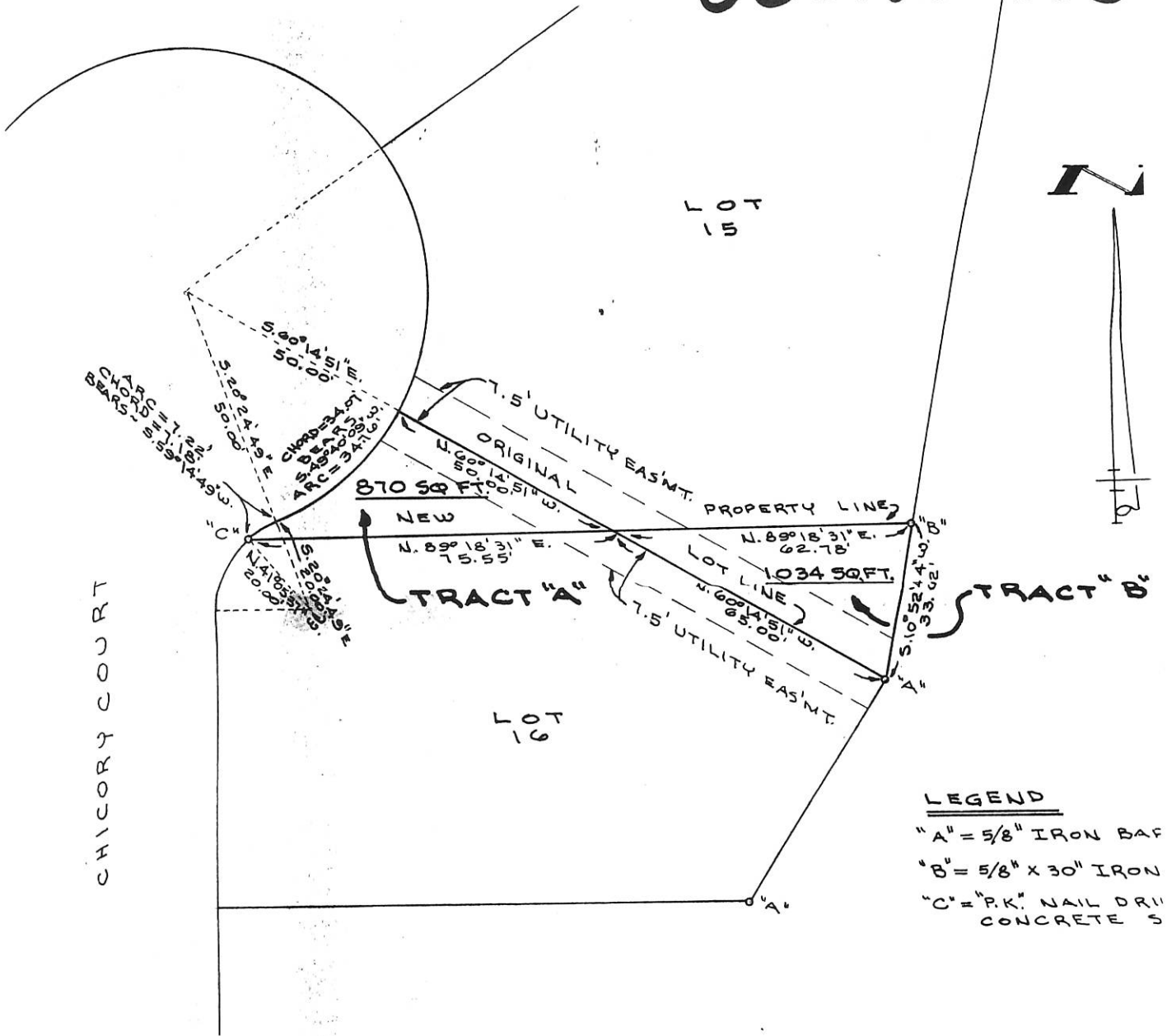
SOUTHEAST CORNER
 NORTHEAST QUARTER
 SECTION 31
 MON. BOX FOUND

Richard T. Mote
 RICHARD T. MOTE, P.E., P.S.

1-2-92
 DATE



0631228003



CHICORY COURT

SURVEY OF PART OF LOTS 15 & 16
OF PHASE I OF THE MEADOWS ADDITION
TO THE CITY OF CELINA, MERCER COUNTY, OHIO.

JUNE 4, 1992

SCALE 1"=20'

GORDON L. GEESLIN
LAND SURVEYOR
810 EAST MARKET STREET
CELINA, OHIO
PHONE (419) 586-6155



PERMANENT PARCEL No. _____	
Part of: _____ Sec. _____ T. _____ R. _____	
Grantor: _____ Area Retained: _____	
Grantee: _____ Area Transferred: _____	
Deed References: _____	
APPROVALS	_____
AGENCY	Board of Health _____ County Sanitary Engineer _____
DATE	_____

06-31-232-003

313-90-06

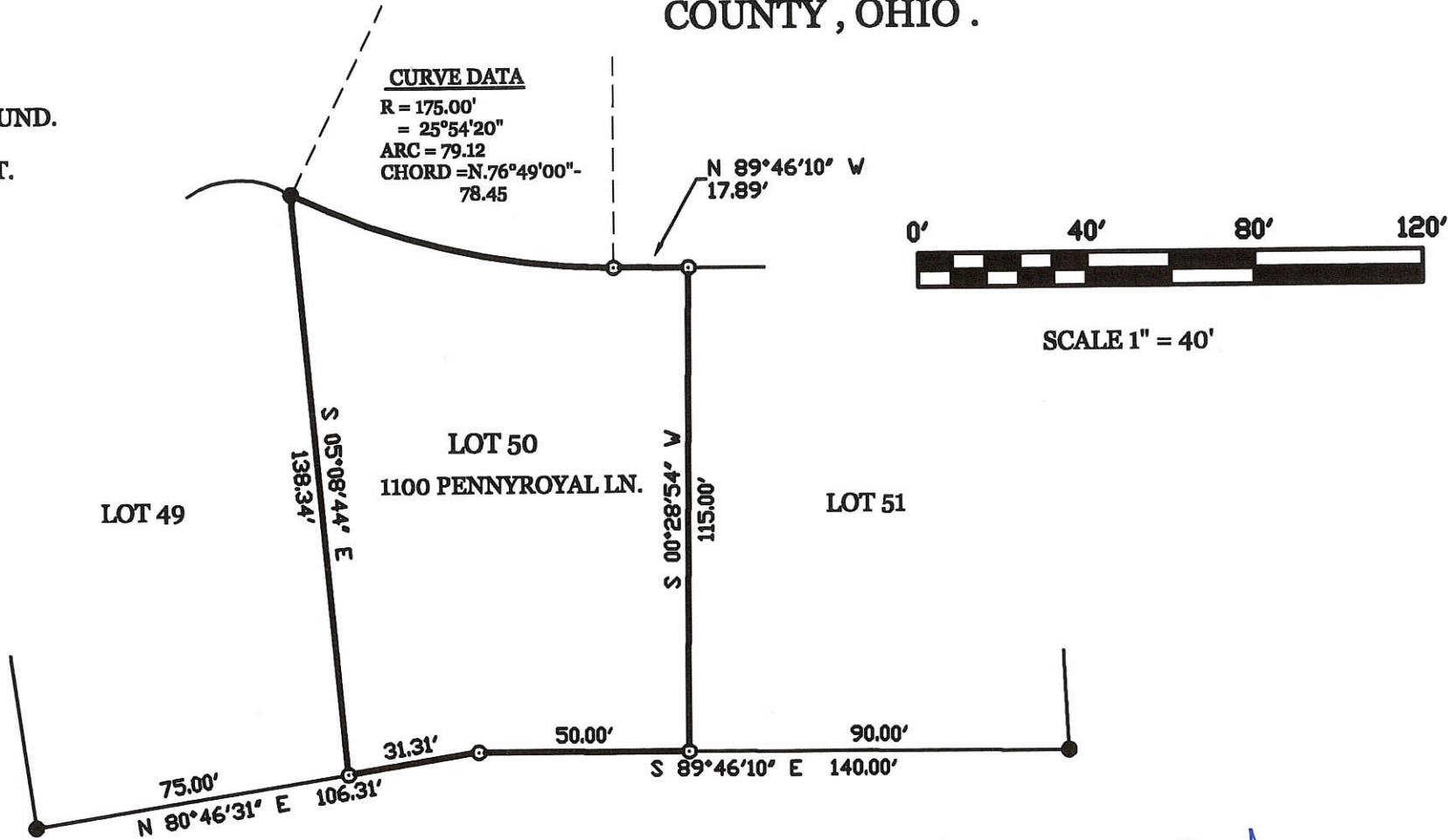
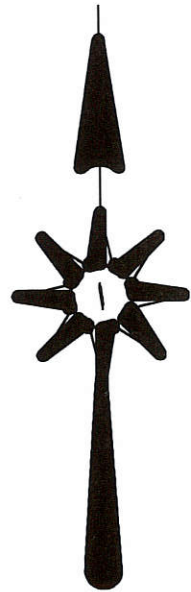
SURVEY OF LOT # 50 IN THE MEADOWS PHASE 2 SUBDIVISION, IN THE CITY OF CELINA, JEFFERSON TOWNSHIP, MERCER COUNTY, OHIO.

LEGEND

- = 5/8 INCH IRON BAR FOUND.
- ⊙ = 5/8 INCH IRON BAR SET.

CURVE DATA

R = 175.00'
 = 25°54'20"
 ARC = 79.12
 CHORD = N.76°49'00"-
 78.45



SCALE 1" = 40'

SURVEYED BY

James W. Geeslin

JAMES W. GEESLIN
 P.S. No. 7764

PERMANENT PARCEL No.	Part of	Sec	T.	R.	Township
	Grantor				Area Returned
	Grantee				Acres
	Deed References				
APPROVALS AGENCY	Board of Health	Date	Township Zoning Officer	Date	County Engineer



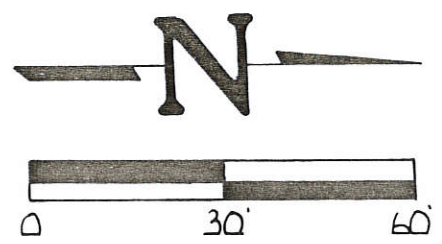
GEESLIN
LAND SURVEYING

P.O. BOX 422
 CELINA, OHIO 45822
 PHONE: (419) 586-6155
 FAX: (419) 678-9332

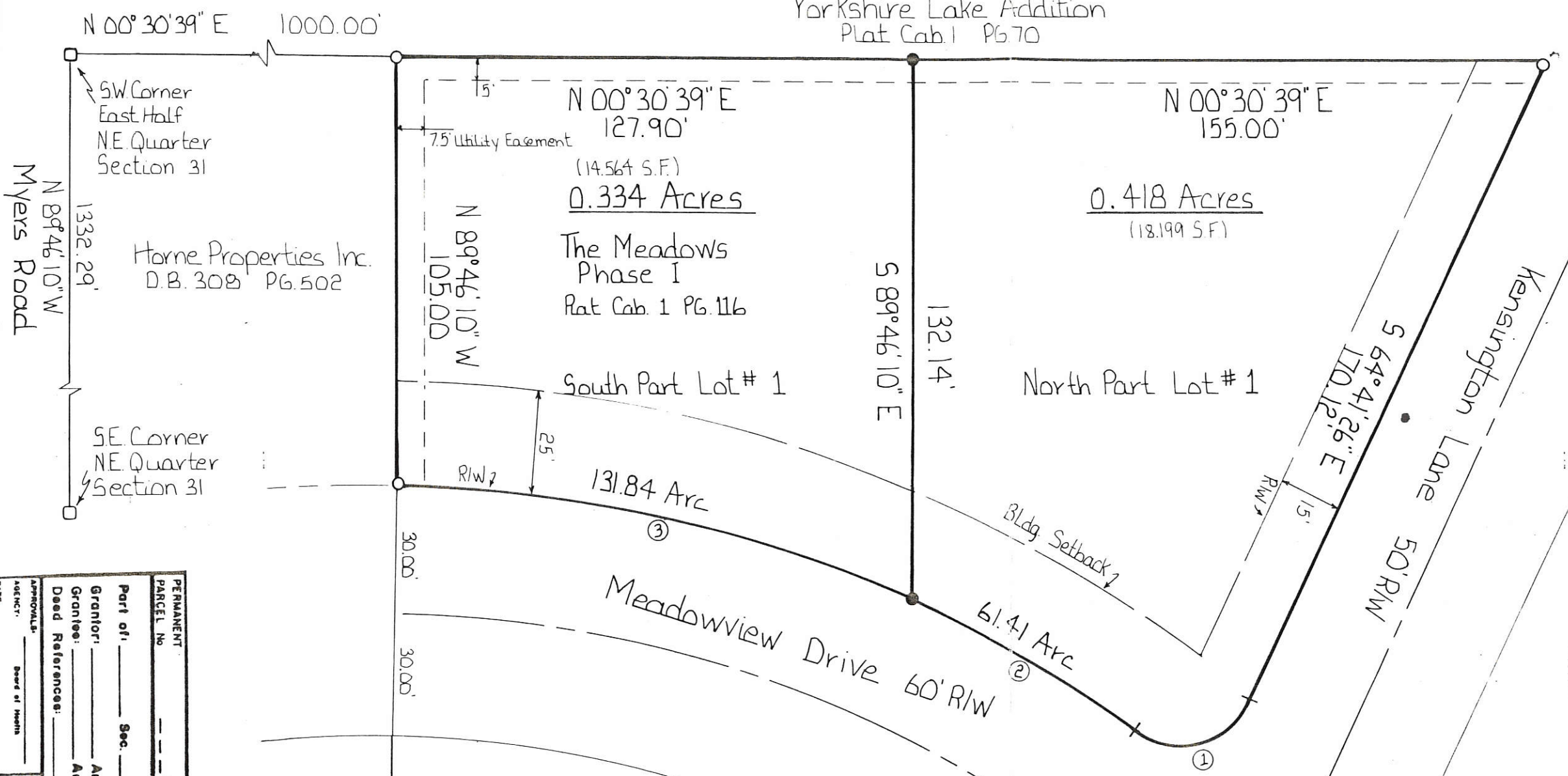
0631276001
-002

06-31B

31 Section 5-5 Town 3-E Range Jefferson Civil Twp. Mercer County



Yorkshire Lake Addition
Plat Cab. 1 PG. 70



Curve Data

Ref.	Radius	Delta Angle	Arc	Bearing	Chord	Distance
①	20.00'	100° 20' 57"	35.03'	S 14° 30' 58" E	30.72'	
②	314.79'	11° 10' 40"	61.41'	S 30° 04' 24" W	61.31'	
③	314.79'	23° 59' 48"	131.84'	S 12° 28' 51" W	130.88'	



- Legend
- Iron Pin Set
 - Iron Pin Found
 - Monument Box

Richard T. Mote
Richard T. Mote
Reg. Surveyor # 5552 Date

Subdivide Lot 1, The Meadows
Phase I, Celina, Ohio

FOR: **Bill Mertz**

MOTE AND ASSOCIATES, INC.
GREENVILLE, OHIO

DATE: 3-31-92	DRWN BY: R.D.N.	DRWG NO: 1B796
------------------	--------------------	-------------------

PERMANENT PARCEL No. _____

Part of: _____ Sec. _____ T. _____ R. _____ Township _____

Grantor: _____ Area Retained: _____ Acres _____

Grantee: _____ Area Transferred: _____ Acres _____

Deed References: _____

APPROVALS: _____

AGENT: _____ Board of Health _____ County Survey Engineer _____ County Engineer _____

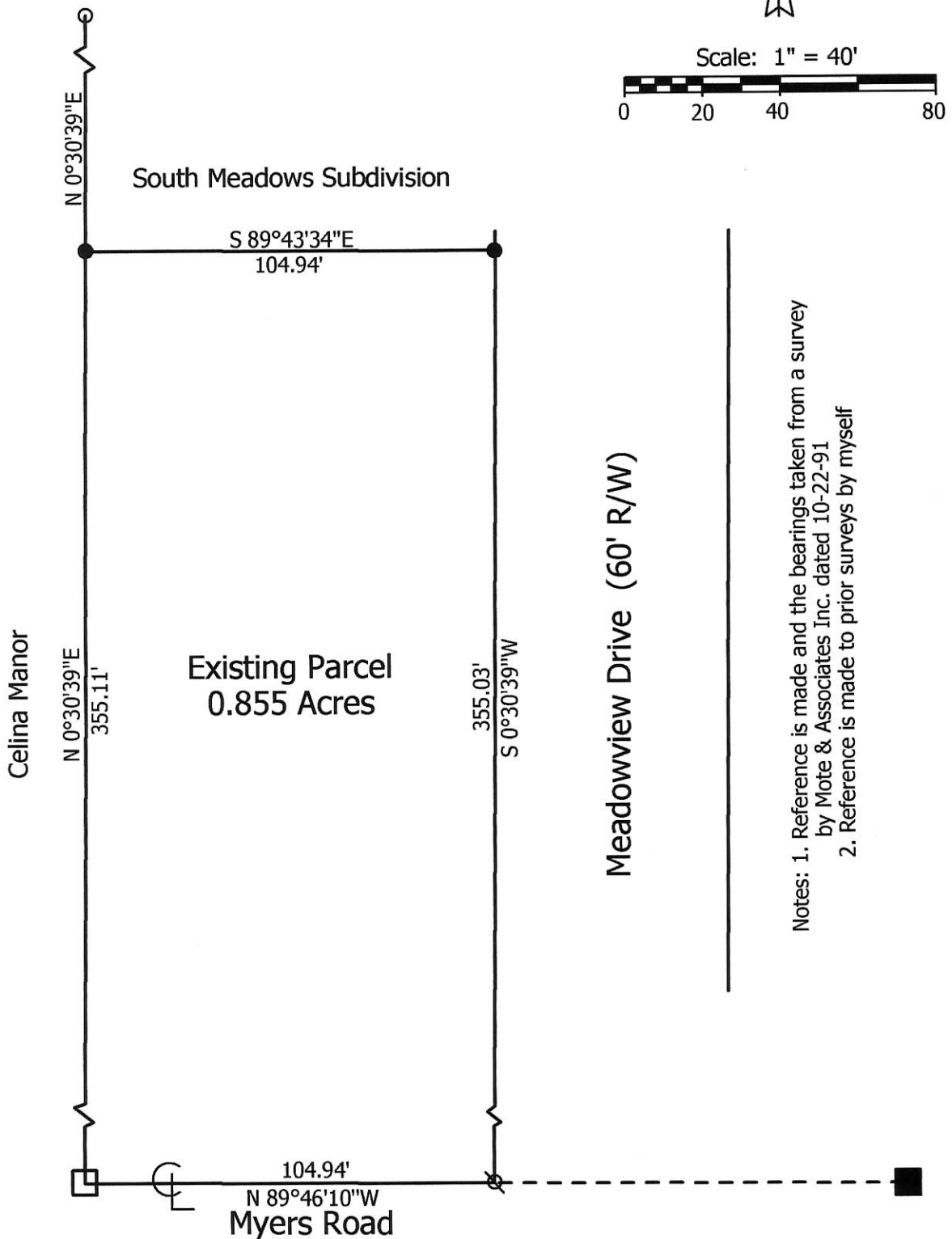
0631 276003

Legend:

- Monument box @ the E1/4 Post of Section 31
- Monument box @ the S1/4 Post of the NE 1/4 of Section 31
- Iron pin w/cap found (Mote Survey)
- 5/8" X 30" Iron pin w/cap set
- ⊗ Mag nail set



Scale: 1" = 40'



Notes: 1. Reference is made and the bearings taken from a survey by Mote & Associates Inc. dated 10-22-91
 2. Reference is made to prior surveys by myself

Marbaugh Land Surveying

1901 Carolina Court
Celina, Ohio 45822
(419) 586-4293

Kent Marbaugh

Kent B. Marbaugh P.S.7421



Mertz Survey

State of: Ohio County: Mercer
 Township: Jefferson Sec: 31 Town: 5S Range: 3E
 City/Village: Celina Subdivision: _____ Lot: _____
 Deed Ref: Vol.330 P.747 & O.R.75 Pg.121 Date Surveyed: 3-18-14

Approvals: _____	_____	_____
Agency: <u>Board of Health</u>	<u>City of Celina</u>	<u>County Engineer</u>
Date: _____		

06-31B

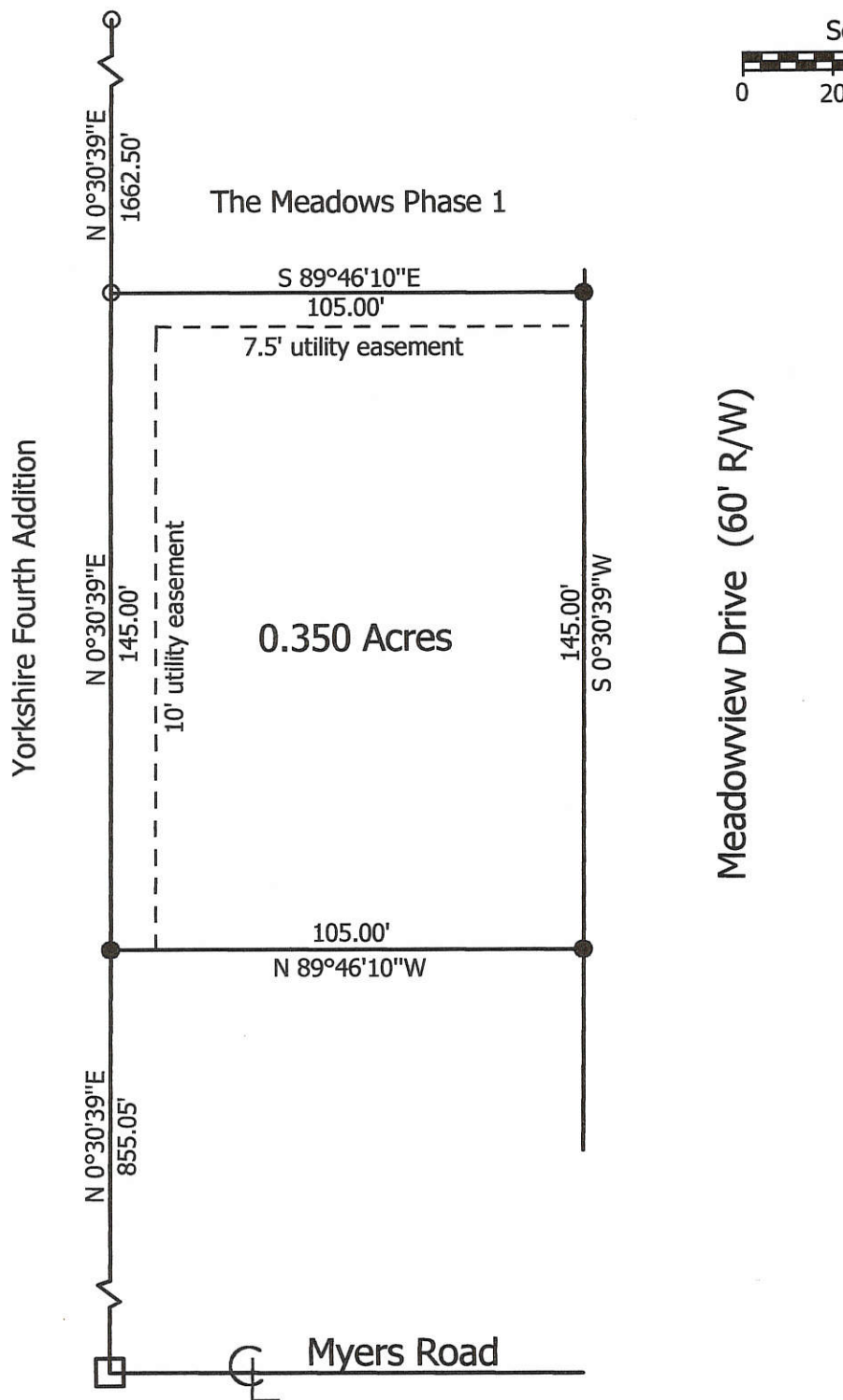
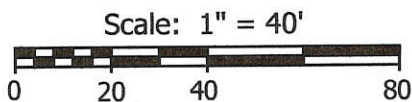
0631276004

06-31B

Legend:

- Monument box @ the S1\4 Post of the NE 1\4 of Section 31
- Iron pin w/cap found (Mote Survey)
- 5/8" X 30" Iron pin w/cap set

Note: Reference is made and the bearings taken from a survey by Mote & Associates Inc. dated 10-22-91



Marbaugh Land Surveying

1210 Yorkshire Court
Celina, Ohio 45822
(419) 586-4293



Mertz Survey

State of: Ohio County: Mercer
 Township: Jefferson Sec: 31 Town: 5S Range: 3E
 City/Village: Celina Subdivision: _____ Lot: _____
 Deed Ref: Vol.330 P.747 & O.R.75 Pg.121 Date Surveyed: 9-16-02

Approvals: _____
 Agency: Board of Health City of Celina County Engineer
 Date: _____

Kent Marbaugh
Kent B. Marbaugh P.S.7421

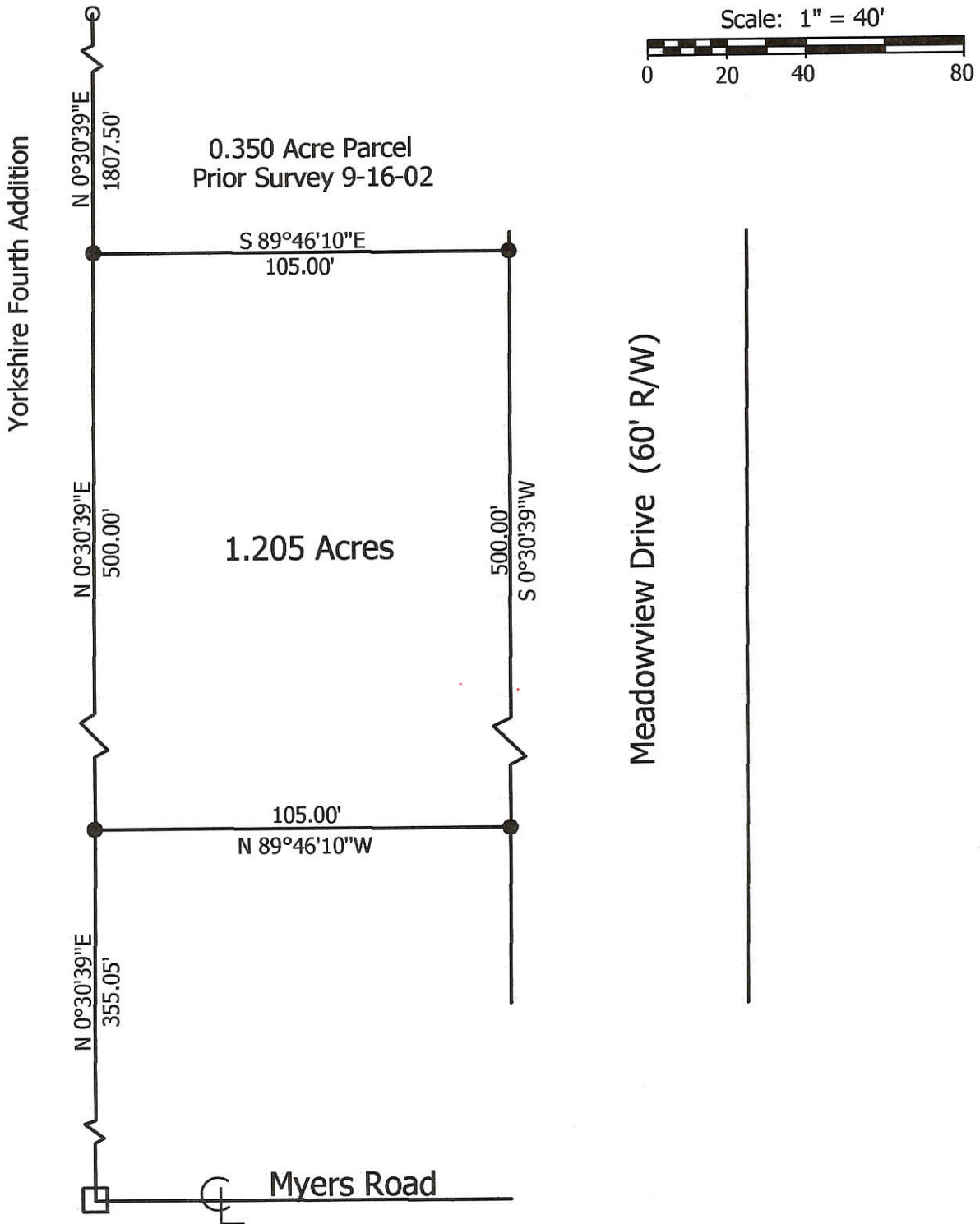
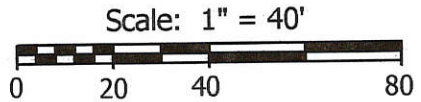
0631276013
- 006

06-31B

Legend:

- Monument box @ the S1\4 Post of the NE 1\4 of Section 31
- Iron pin w/cap found (Mote Survey)
- 5/8" X 30" Iron pin w/cap set

Note: Reference is made and the bearings taken from a survey by Mote & Associates Inc. dated 10-22-91



**Marbaugh
Land Surveying**

1210 Yorkshire Court
Celina, Ohio 45822
(419) 586-4293

Kent Marbaugh
Kent B. Marbaugh P.S.7421



Mertz Survey

State of: Ohio County: Mercer
 Township: Jefferson Sec: 31 Town: 5S Range: 3E
 City/Village: Celina Subdivision: _____ Lot: _____
 Deed Ref: Vol.330 P.747 & O.R.75 Pg.121 Date Surveyed: 2-6-04

Approvals:
 Agency: Board of Health *[Signature]* City of Celina County Engineer
 Date: _____

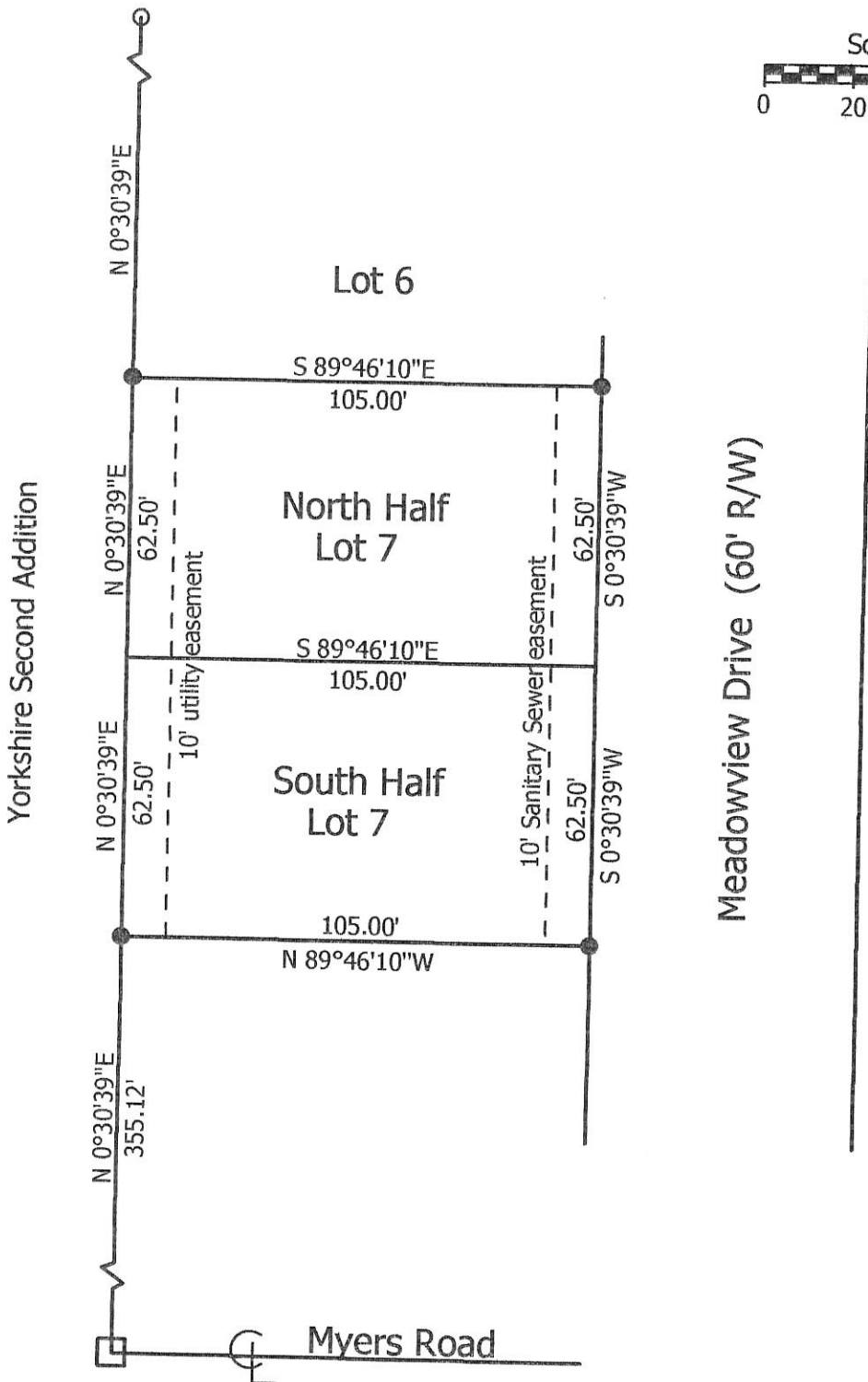
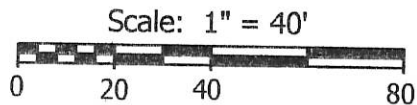
0631276012
-013

06-6
06-31B

Legend:

- Monument box @ the S1\4 Post of the NE 1\4 of Section 31
- Iron pin w/cap found (Mote Survey)
- 5/8" X 30" Iron pin w/cap set

Note: Reference is made to the plat of South Meadows Subdivision (Plat Cabinet 3, Page 63)



Marbaugh Land Surveying
1518 Greenview Drive
Celina, Ohio 45822
(419) 586-4293

Kent B. Marbaugh
Kent B. Marbaugh P.S.7421



South Meadows Subdivision (Lot 7 Survey)

State of: Ohio County: Mercer
 Township: Jefferson Sec: 31 Town: 5S Range: 3E
 City/Village: Celina Subdivision: _____ Lot: _____
 Deed Ref: O.R.205 Pg.179 Date Surveyed: 7-19-07

Approvals: _____
 Agency: Board of Health City of Celina
 Date: _____ County Engineer

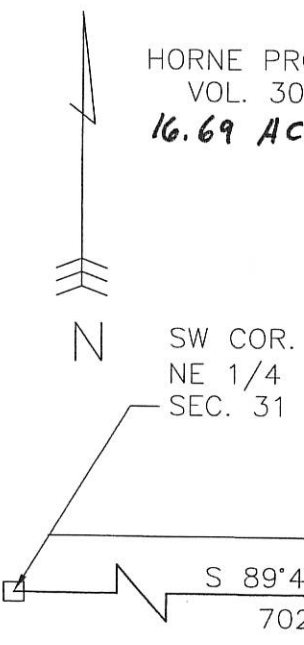
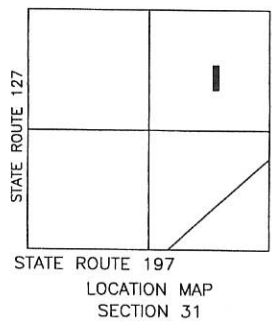
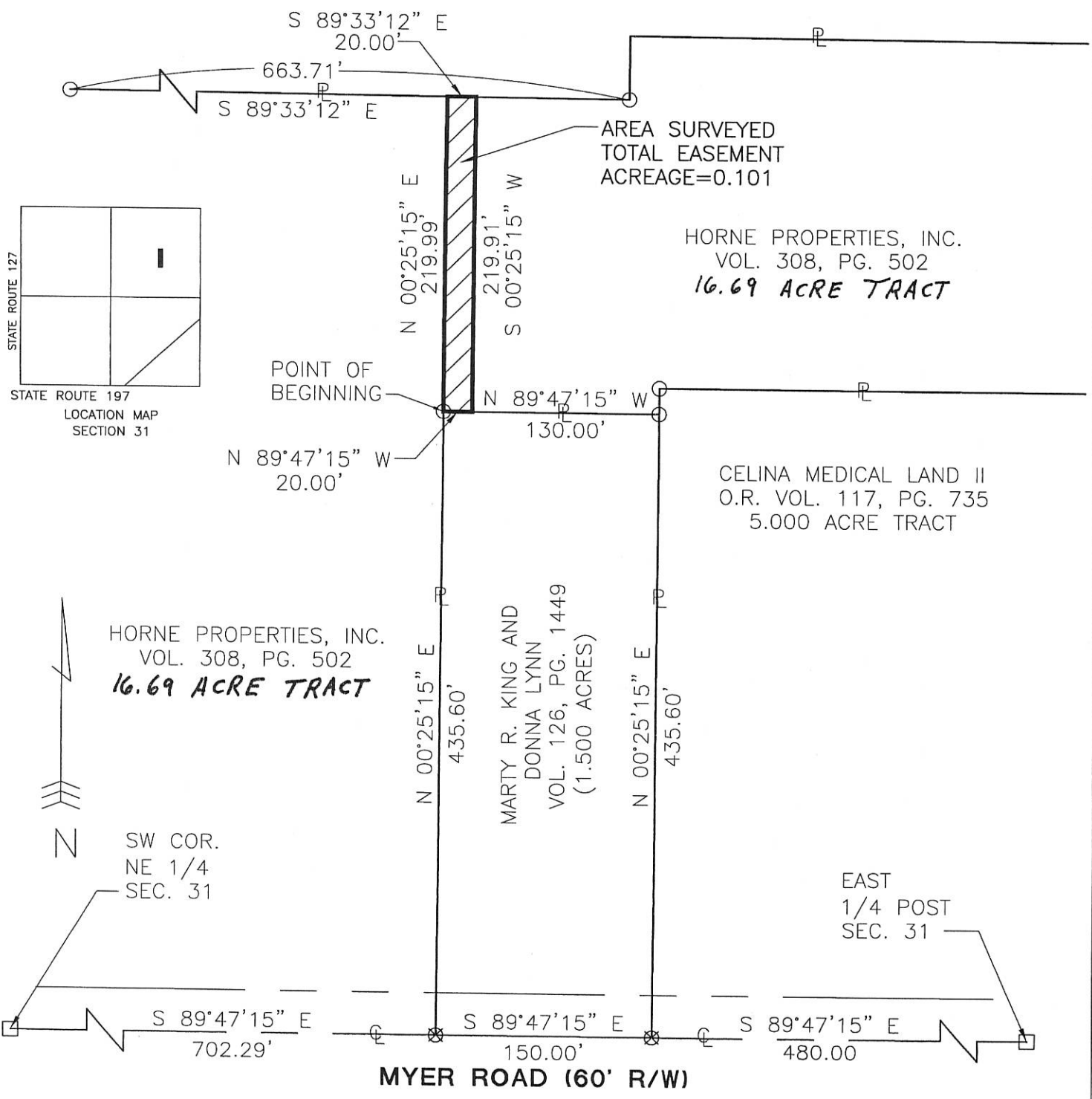
0631279002

6-31B

SANITARY EASEMENT FOR THE CITY OF CELINA

BEING A SANITARY EASEMENT LOCATED IN THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER QUARTER OF SECTION 31, JEFFERSON TOWNSHIP, CITY OF CELINA, TOWN 5 SOUTH, RANGE 3 EAST, MERCER COUNTY, OHIO

 EASEMENT MEADOW LIMITED PARTNERSHIP VOL. 65, PG. 397



- PIN IN MON BOX
- Iron Pin Found
- Iron Pin Set
- P.K. Nail Set
- P.K. Nail Found

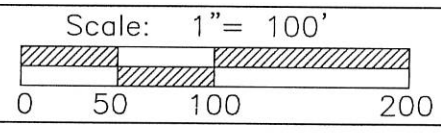


Surveyed By: *Eric C. Thomas*
 Eric C. Thomas Reg. Surveyor No. 7236
 Date: 11-14-01

PROJECT # 201808.35
 Fanning/Howey Associates, Inc.

 **Civil Engineering Division**
 Engineers Surveyors Consultants
 1200 IRMSCHER BOULEVARD, CELINA, OHIO 45822
 PH: (419) 586-2292, FAX: (419) 586-3393

References: Bearings from Mercer County
 GPS Coordinate Datum



0631279004

#492

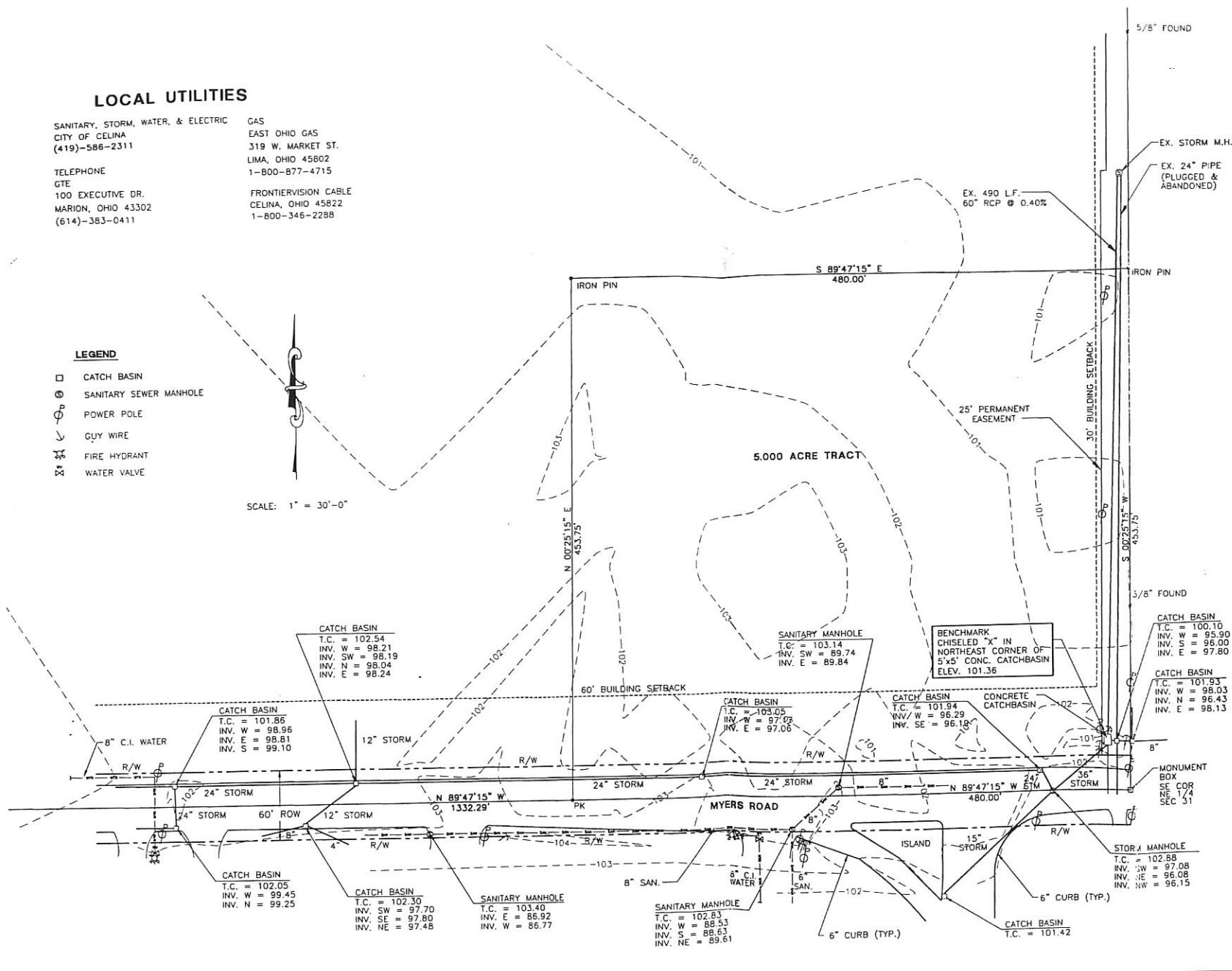
LOCAL UTILITIES

SANITARY, STORM, WATER, & ELECTRIC GAS
 CITY OF CELINA EAST OHIO GAS
 (419)-586-2311 319 W. MARKET ST.
 LIMA, OHIO 45802
 1-800-877-4715
 TELEPHONE FRONTIERVISION CABLE
 GTE MARION, OHIO 43302
 100 EXECUTIVE DR. CELINA, OHIO 45822
 (614)-383-0411 1-800-346-2288

LEGEND

- CATCH BASIN
- ⊙ SANITARY SEWER MANHOLE
- ⊙ POWER POLE
- ~ GUY WIRE
- ⊕ FIRE HYDRANT
- ⊕ WATER VALVE

SCALE: 1" = 30'-0"

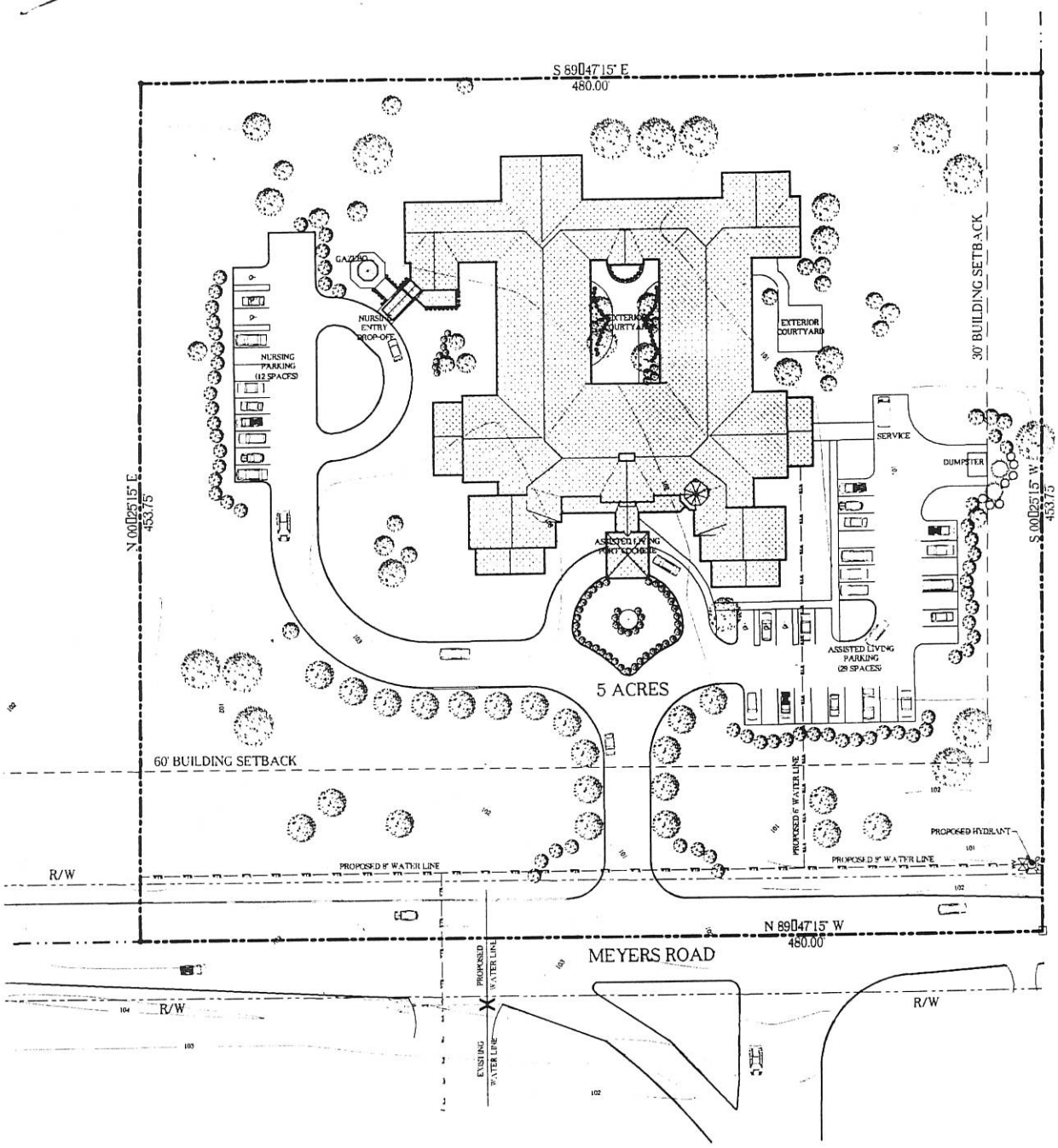


TOPOGRAPHIC SURVEY
 THE GARDENS
 AT CELINA
 MERCER COUNTY
 CELINA, OHIO

Fanning/Howey
 Civil Engineering Division
 Engineers Surveyors Consultants

TOPOGRAPHIC SURVEY DRAWN BY: J.T. DATE: (06/27/2008) REVISION NO. DATE:
 CHECKED BY: J.T. DATE: (06/27/2008)
 CALCULATED BY: J.T. DATE: (06/27/2008)

R4926

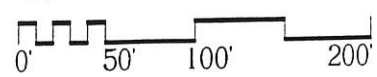


THE GARDENS @ CELINA
 CELINA, OH 45822

July 25, 1999



SITE PLAN



06 31279004

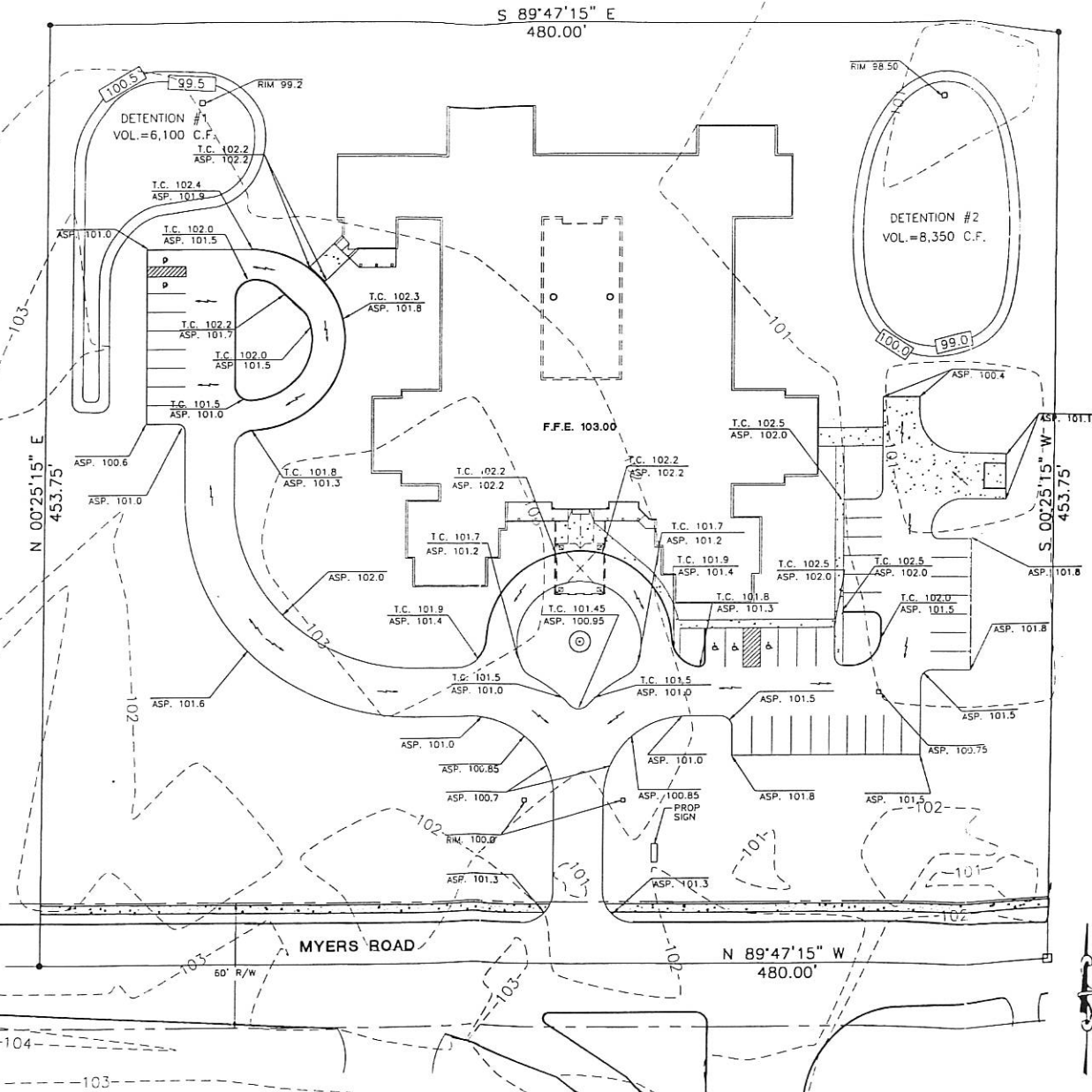
0631279004

CONSTRUCTION NOTES

1. THE LOCATION OF THE EXISTING UTILITIES SHOWN ARE IN ACCORDANCE WITH AVAILABLE RECORDS AND ARE CONSIDERED TO BE APPROXIMATE. THE CONTRACTOR SHALL FIELD VERIFY THE LOCATIONS OF THE EXISTING UTILITIES PRIOR TO THE START OF CONSTRUCTION. UTILITIES NOT SHOWN ON THE PLANS, THE CONTRACTOR SHALL BE RESPONSIBLE TO LOCATE AND FLAGGED BEFORE STARTING CONSTRUCTION. ANY DAMAGE TO THE EXISTING UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.
2. LOCATION, SUPPORT, PROTECTION AND RESTORATION OF ALL EXISTING UTILITIES AND THEIR APPURTENANCES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. THE COST OF THIS WORK SHALL BE INCLUDED IN THE BID PACKAGE.
3. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO COORDINATE WITH THE LOCAL UTILITY COMPANIES FOR THE REMOVAL, DISRUPTION OF SERVICE, INSTALLATION, ETC. OF EXISTING OR PROPOSED UTILITY SERVICES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO BEAR ANY AND ALL EXPENSES TO REMOVE, RELOCATE, AND/OR MODIFY, IN ANY WAY, ALL KNOWN AND UNKNOWN TO BE DETERMINED, PUBLIC OR PRIVATE. IT FURTHER SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY WITH EACH UTILITY WHOSE RESPONSIBILITY IT IS TO REMOVE, RELOCATE, AND/OR VERIFY SUCH UTILITIES EXISTING OR PROPOSED BY THESE PLANS OR FUTURE UTILITIES PROPOSED BY OTHERS.
4. THE CITY OF CELINA AND OHIO DEPARTMENT OF TRANSPORTATION CONSTRUCTION AND MATERIAL SPECIFICATION, CURRENT EDITIONS, AND ANY SUPPLEMENTS THEREOF, SHALL GOVERN ALL CONSTRUCTION ITEMS UNLESS OTHERWISE NOTED. IF A CONFLICT BETWEEN SPECIFICATIONS IS FOUND, THE MORE STRICT SPECIFICATION WILL APPLY.
5. THE CONTRACTOR AND ANY SUBCONTRACTOR'S SHALL BE SOLELY RESPONSIBLE FOR COMPLYING WITH ALL FEDERAL, STATE, AND LOCAL SAFETY REQUIREMENTS INCLUDING THE OCCUPATION SAFETY AND HEALTH ACT OF 1970, TOGETHER WITH EXERCISING PRECAUTIONS AT ALL TIMES FOR THE PROTECTION OF PERSONS EMPLOYING (EMPLOYEES) AND PROPERTY. IT IS ALSO THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND ANY SUBCONTRACTOR'S TO MAINTAIN, HAZARDOUS AND SUPERSEDE ALL SAFETY REQUIREMENTS, PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK.
6. STRIP TOPSOIL TO DEEPEN ENCOUNTERED IN A MANNER TO PREVENT INTERFERING THE UNDERLYING SUBSOIL OR OTHER COLLECTIONABLE MATERIAL. REMOVE HEAVY GROWTH FROM AREAS PRIOR TO STRIPPING. STOCKPILE TOPSOIL IN STORAGE PILES IN AREAS INDICATED OR AS DIRECTED BY THE OWNER OR OWNER'S REPRESENTATIVE. CONSTRUCT STOCKPILE AREAS TO PROMOTE FREE DRAINAGE OF SURFACE WATER. COVER PILES AS REQUIRED BY THE EROSION CONTROL PLAN OR AS REQUIRED BY OHIO STATE. EXCESS MATERIAL STOCKPILES SHALL BE STRIPPED OF TOPSOIL AS INDICATED ABOVE. NO SEPARATE PAY ITEM WILL BE SUPPLIED FOR TOPSOIL STRIPPING AND EROSION CONTROL.
7. ALL AGGREGATE USED AS SUBGRADE FOR PAVEMENTS SHALL MEET THE REQUIREMENTS OF SECTION 304 OF THE 1977 OHIO DEPARTMENT OF TRANSPORTATION CONSTRUCTION AND MATERIAL SPECIFICATIONS. ALL AGGREGATE SUBBASE SHALL BE COMPACTED TO 100 PERCENT OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY (ASTM D-155).
8. IN ANY UNDESIRABLE MATERIAL IS ENCOUNTERED DURING SUBGRADE PREPARATION THE CONTRACTOR SHALL NOTIFY THE OWNER TO DETERMINE WHETHER TO SEE THE RECOMMENDATIONS OF THE GEOTECHNICAL ENGINEER AS TO THE EXTENT OF REMOVAL REQUIRED. ALL UNDESIRABLE MATERIAL SHALL BE DISPOSED OF AS DIRECTED BY THE CONTRACTOR UNLESS INSTRUCTED OTHERWISE BY THE OWNER.
9. TRENCHES WITHIN 2 FEET OF PAVEMENT, CURB AND GUTTER, BERM, SHOULDERS, SIDEWALK OR ELSEWHERE SHOWN ON THE PLANS SHALL BE BACKFILLED WITH GRANULAR MATERIAL ACCORDING TO CELINA'S SPECIFICATIONS.
10. ALL TRENCHES WITHIN PAVEMENT, BERM, AND SHOULDER LIMITS SHALL BE BACKFILLED OR SECURELY PLATED DURING NONWORKING HOURS. TRENCHES OUTSIDE THESE AREAS SHALL BE BACKFILLED OR SHALL BE PROTECTED BY APPROVED TEMPORARY FENCING OR BARRICADES DURING NONWORKING HOURS. CLEAN UP SHALL FOLLOW CLOSELY BEHIND THE TRENCHING OPERATION.
11. ALL TREES LOCATED WITHIN THE PROPOSED CONSTRUCTION LIMITS SHALL BE REMOVED AND DISPOSED OF BY THE CONTRACTOR UNLESS INSTRUCTED OTHERWISE BY OWNER.
12. ALL AREAS WHICH ARE DISTURBED BY CONSTRUCTION WHICH DO NOT RECEIVE EITHER ASPHALT ROOF OR OTHER COVER SHALL BE FINE GRADED, SEEDED AND MULCHED.
13. THE CONTRACTOR SHALL RESTORE ALL DISTURBED AREAS TO AN EQUAL OR BETTER CONDITION THAN EXISTED PRIOR TO CONSTRUCTION. HARD AREAS, CURBS AND EXISTING PAVEMENTS WHICH ARE DISTURBED BY CONSTRUCTION SHALL BE RESTORED TO THE GRADES WHICH EXISTED PRIOR TO CONSTRUCTION.
14. ALL HANDICAP PARKING, RAMP, AND ACCESS WAYS SHALL CONFORM WITH THE SPECIFICATIONS CONTAINED IN THE HANDICAP ACCESSIBILITY CODE.
15. ALL CONCRETE PAVEMENT SHALL BE CONSTRUCTED IN ACCORDANCE WITH SD 3308-92, ENTITLED "CODE FOR DESIGN AND CONSTRUCTION OF CONCRETE PAVEMENTS".
16. PROMOTE PAVEMENT WORKERS AS INDICATED ON THE DRAWINGS. SHEEP AND CLEAN SURFACES TO REMOVE LOOSE MATERIAL AND DUST PRIOR TO STARTING PAVEMENT WORK. ACCURATELY CHALK LINES BEFORE STARTING PAVEMENT WORK. ALL PARKING LINES SHALL BE 4" WIDE.

LEGEND

- DRAINAGE ARROW
- TOP OF ASPHALT ELEVATION
- TOP OF CURB ELEVATION
- TOP OF CASTING ELEVATION



**THE GARDENS
AT CELINA
SPENCER COUNTY
CELINA, OHIO**

Ranning/Howey
Civil Engineering Division
Engineers Surveyors Consultants

G11

GRADING PLAN

SCALE: 1" = 20'-0"

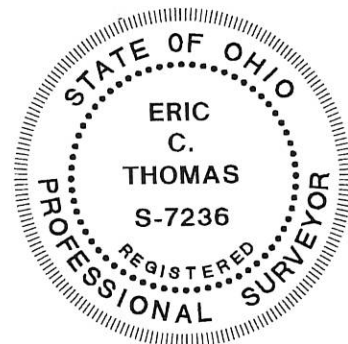
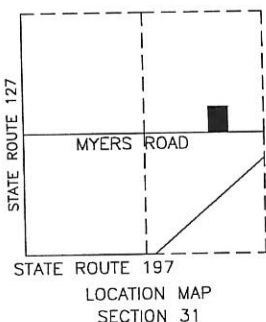
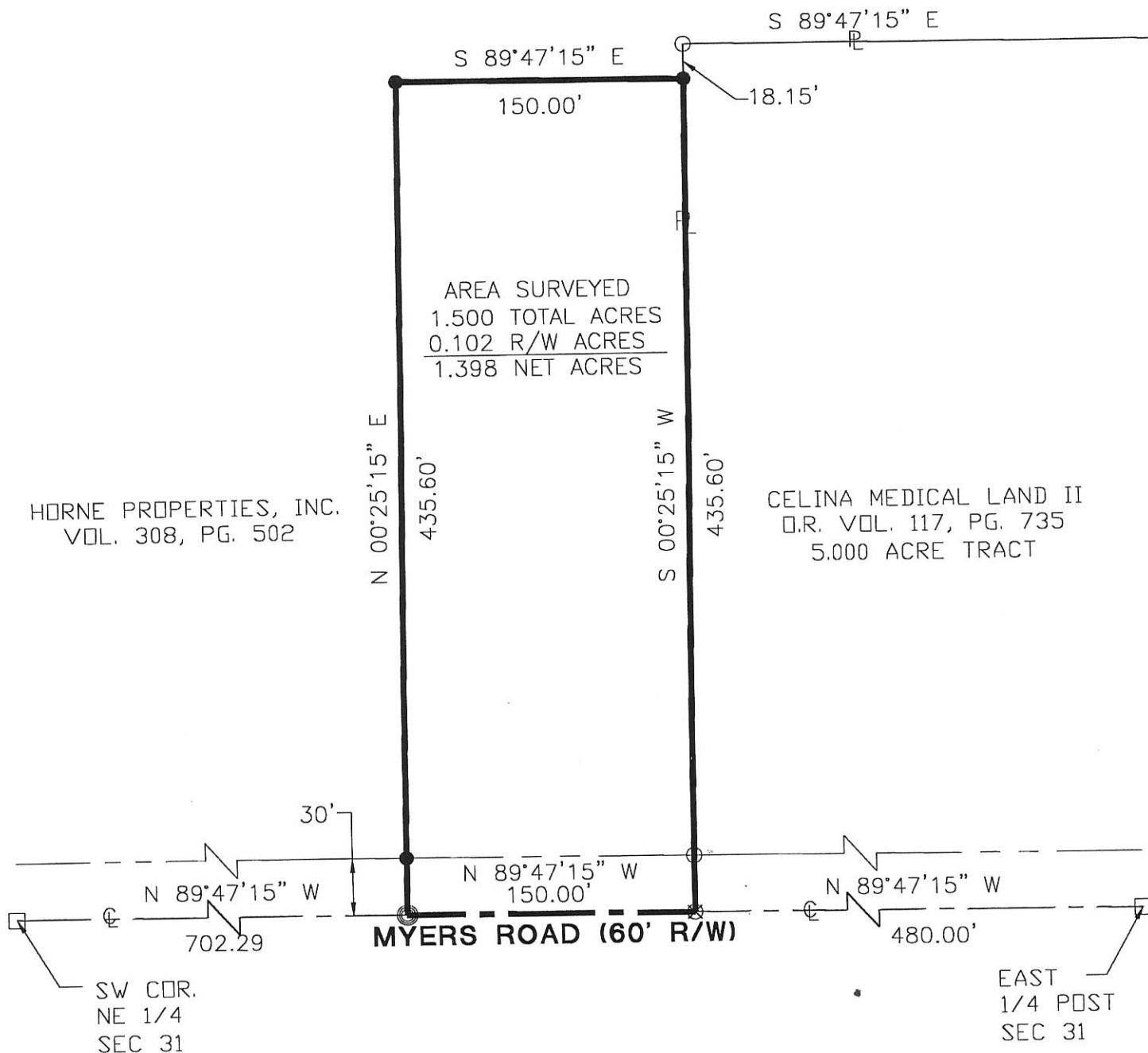
0631279005

SURVEY FOR HORNE PROPERTIES INC.

BEING A PARCEL OF LAND LOCATED IN THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION 31, JEFFERSON TOWNSHIP, CITY OF CELINA, TOWN 5 SOUTH, RANGE 3 EAST, MERCER COUNTY, OHIO

6-31B

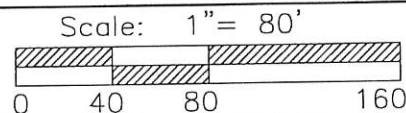
HORNE PROPERTIES, INC.
VOL. 308, PG. 502



- PIN IN MON BOX
- Iron Pin Found
- Iron Pin Set
- P.K. Nail Set
- P.K. Nail Found

Surveyed By: *Eric C. Thomas*
Eric C. Thomas Reg. Surveyor No. 7236
Date: 4-19-01

References: Bearings from Mercer County
GPS Coordinate Datum



PROJECT # 201808.06

Fanning/Howe Associates, Inc.

Civil Engineering Division
Engineers Surveyors Consultants
1200 IRMSCHER BOULEVARD, CELINA, OHIO 45822
PH: (419) 586-2292, FAX: (419) 586-3393

Part of N.E. 1/4 Sec. 31 T 5-S R 3-E JEFFERSON Twp., Mercer Co., OH
Grantor: _____ Deeds: _____ Area Retained _____ Ac.
Grantee: _____ Area _____ Ac.

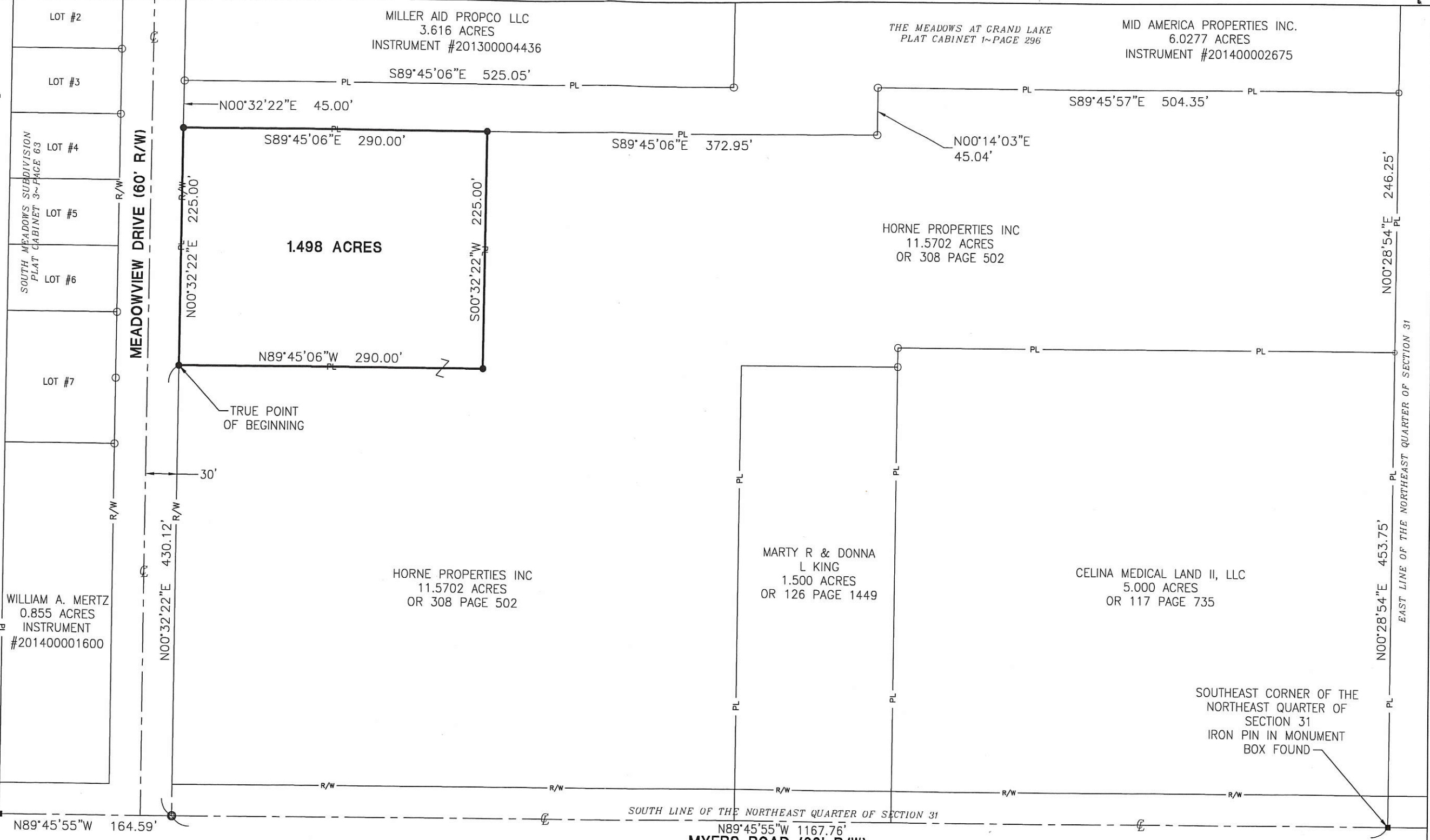
Approvals: _____	Co. San. Eng	Co. Engineer	Permanent Parcel No.
Agency: Bd. of Health			
Date: _____			

0631279006

SURVEY FOR HORNE PROPERTIES INC.

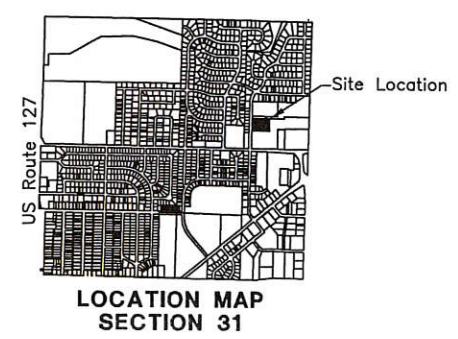
LEGEND

- ⊠ RR Spike Found
- Iron Pin Found
- Iron Pin Set
- ⊙ Mag Nail Set
- ⊗ Mag Nail Found
- Monument Box Found



City Approval

Surveyed By: Craig W. Mescher
 Craig W. Mescher Reg. Surveyor No. 8237

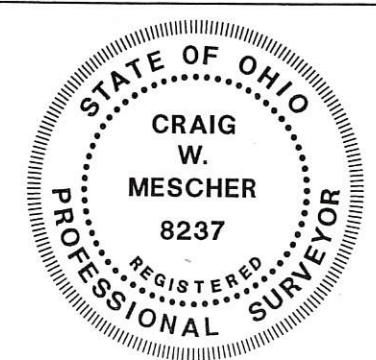


Scale: 1" = 100'

PROJECT # 214808.69

ACCESS
Engineering Solutions

1200 IRMSCHER BLVD., SUITE B, CELINA, OH 45822
www.accessengllc.com | 419-586-1430



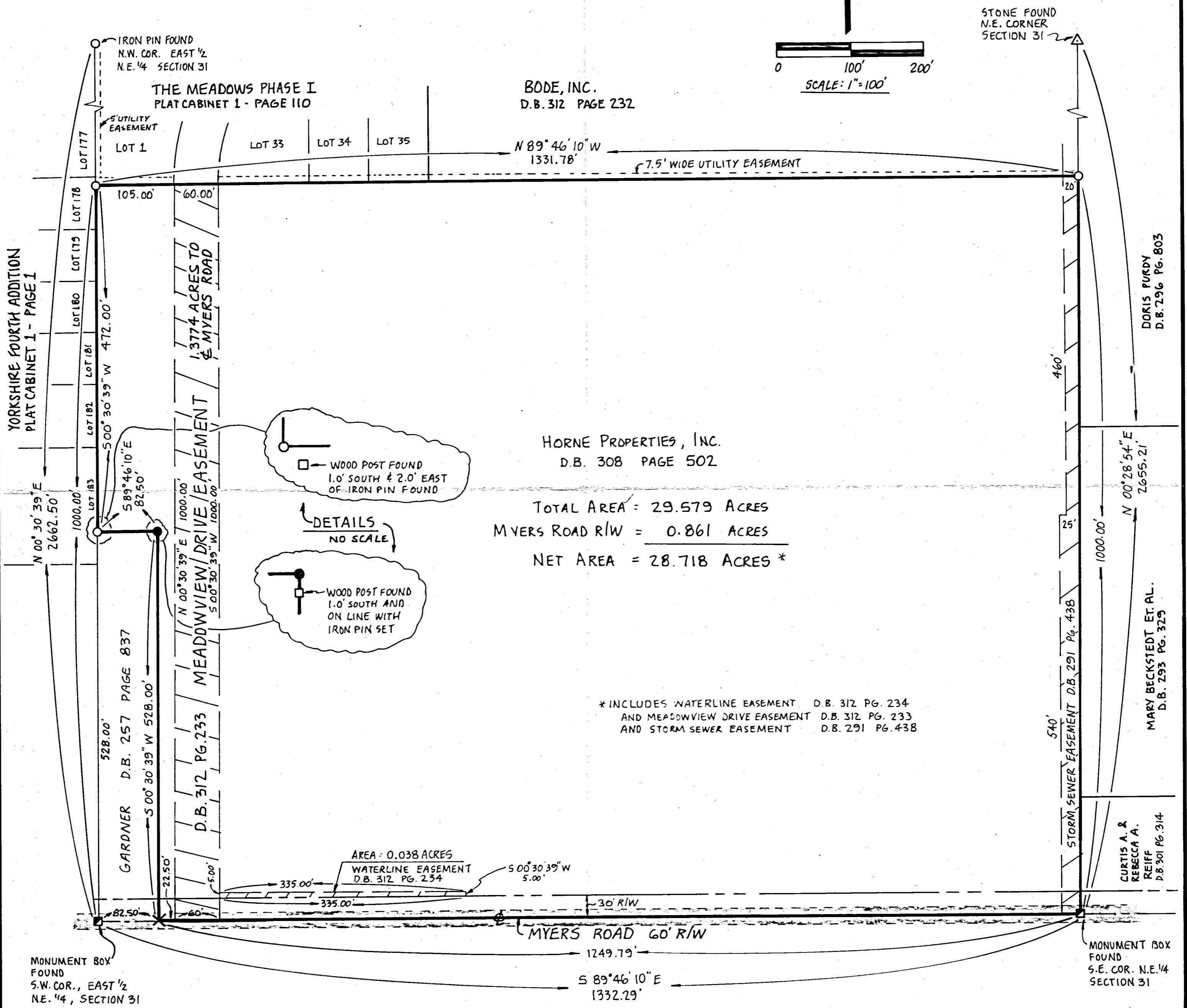
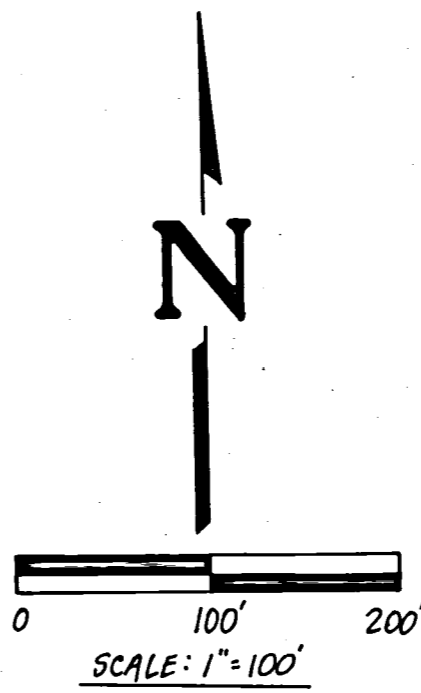
References:
 The Meadows at Grand Lake PC 1~Page 296-Basis of Bearings
 South Meadows Subdivision PC 3~Page 63

State of: Ohio County: Mercer
 Township: Jefferson
 Sec.: 31 Town 5S Range: 3E
 Deed Ref.: OR. 308~Page 502
 Date Surveyed: October 27, 2014

06-31B

31 SECTION 5-S TOWN 3-E RANGE

JEFFERSON CIVIL TOWNSHIP MERCER COUNTY CELINA CITY OHIO STATE



HORNE PROPERTIES, INC.
D.B. 308 PAGE 502

TOTAL AREA = 29.579 ACRES
MYERS ROAD R/W = 0.861 ACRES
NET AREA = 28.718 ACRES *

* INCLUDES WATERLINE EASEMENT D.B. 312 PG. 234
AND MEADOWVIEW DRIVE EASEMENT D.B. 312 PG. 233
AND STORM SEWER EASEMENT D.B. 291 PG. 438

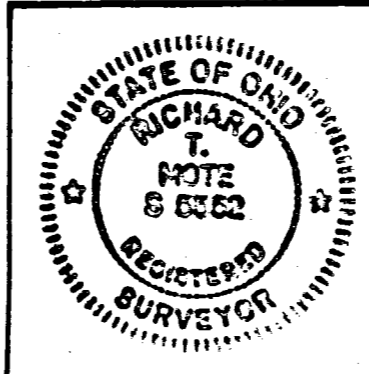
DETAILS
NO SCALE

- LEGEND**
- IRON PIN FOUND
 - MONUMENT BOX FOUND
 - △ CORNER STONE FOUND
 - IRON PIN SET
 - ✕ P.K. NAIL FOUND
 - WOOD POST FOUND

FILED IN SURVEY BOOK

SURVEY OF A 29.579 ACRE TRACT		
FOR: HORNE PROPERTIES, INC.		
MOTE AND ASSOCIATES, INC. GREENVILLE, OHIO		
DATE: 10-22-91	DRWN BY: AJB	DRWG NO: 1C1340

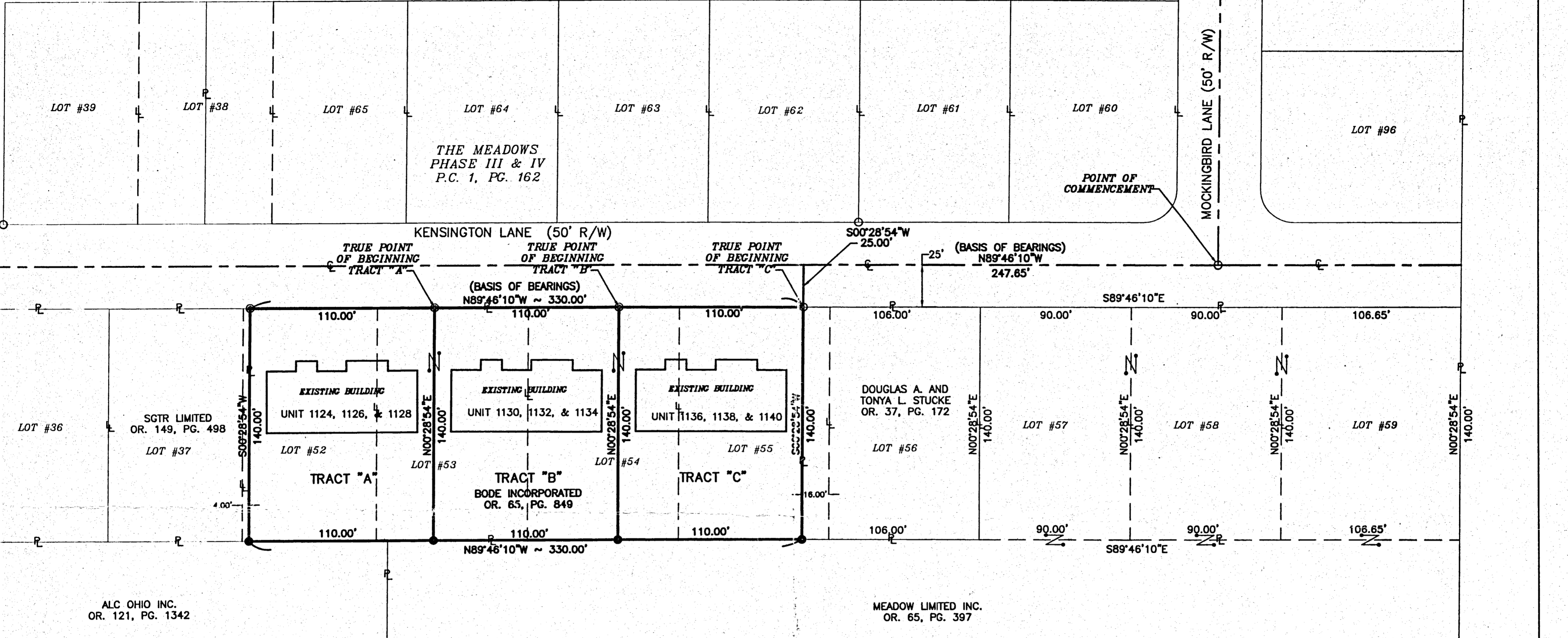
Richard T. Mote 10-22-91
RICHARD T. MOTE DATE
REG. SURVEYOR #5552



PERMANENT PARCEL No. 3114	Part of: _____ Sec. _____ T _____ R _____ Township
Grantor: _____	Area Retained: _____ Acres
Grantee: _____	Area Transferred: _____ Acres
Deed References: _____	
APPROVALS:	Board of Health _____
AGENCY:	County Surveyor Engineer _____
DATE:	County Engineer _____

SURVEY FOR BODE INCORPORATED

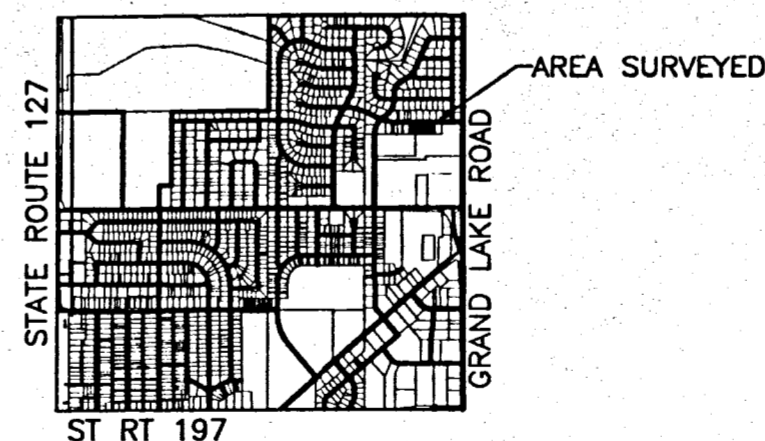
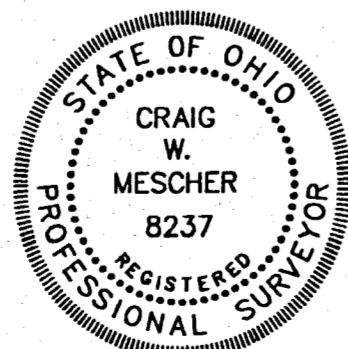
BEING A PARCEL OF LAND LOCATED IN THE NORTHEAST 1/4 OF SECTION 31,
JEFFERSON TOWNSHIP, TOWN 5 SOUTH, RANGE 3 EAST, MERCER COUNTY, OHIO



LEGEND

- △ Section Corner
- Iron Pin Found
- Iron Pin Set
- ⊙ P.K. Nail Set
- ⊠ P.K. Nail Found

NOTES:
TRACT "A", "B", AND "C" ARE TO BE SEPERATE
BUILDING LOTS.



ACREAGE

- TRACT "A" - 0.354 ACRES
- TRACT "B" - 0.354 ACRES
- TRACT "C" - 0.354 ACRES

Fanning/Howey
Civil Engineering Division

Engineers Surveyors Consultants
1200 IRMSCHER BOULEVARD, CELINA, OHIO 45822
PH: (419) 586-2292 FAX: (419) 586-3393
www.fhai.com/civilengineering

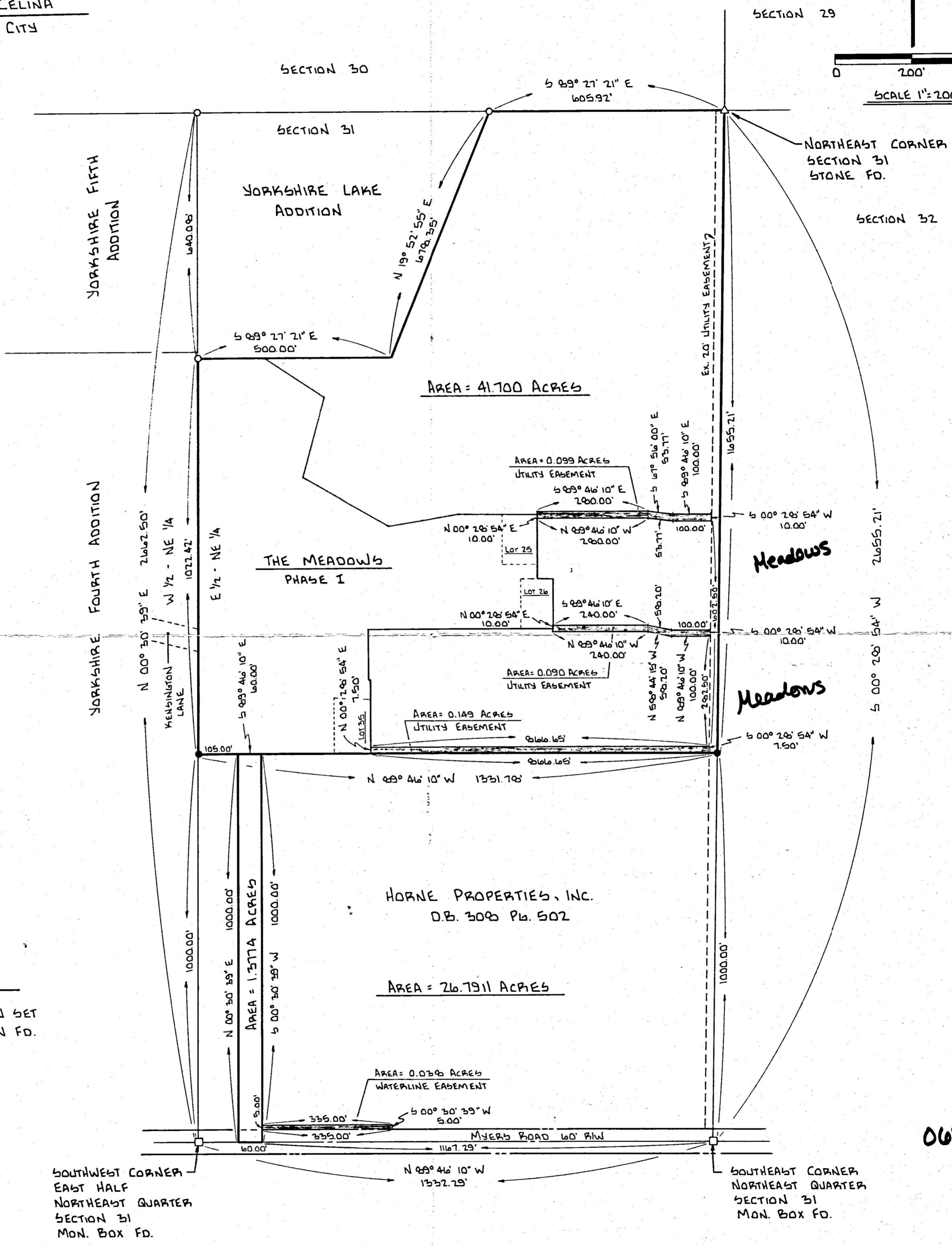
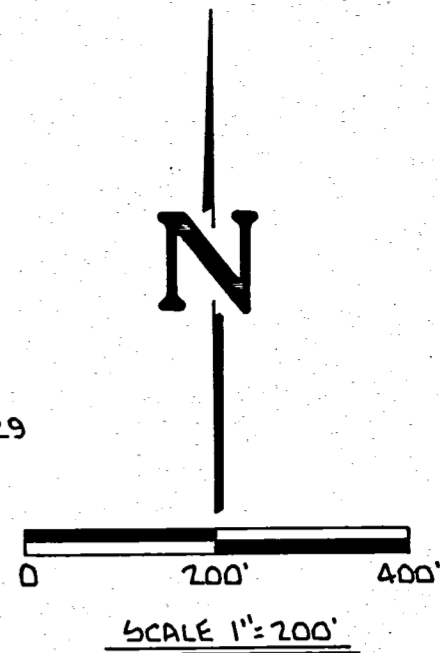
Surveyed By: *[Signature]*
Craig W. Mescher Reg. Surveyor No. 8237
Date: 03-10-05

[Signature]
City Official Date: 3/31/05

PROJECT #205808.06/base.dwg

References: The Meadows Phase III & IV, as recorded in O.R. 1, Page 162.	Scale: 1" = 40' 0 20 40 80
Part of N.E. 1/4 Sec. 31 T. 5-S R. 3-E Jefferson Twp., Mercer Co., OH	
Grantor: _____ Deeds: _____ Area Retained: _____ Ac.	
Grantee: _____ Area: _____ Ac.	

31	5-5	3-E
SECTION	TOWN	RANGE
JEFFERSON	MERCER	OHIO
CIVIL TOWNSHIP	COUNTY	STATE
CELINA		
CITY		



LEGEND

- IRON PIN SET
- IRON PIN FD.

0631 27 9002
-005
-006
-004
-003
-001

SURVEY OF A 41.700, 1.3774 ACRE TRACT & EASEMENTS		
FOR: BORNIS/GREEN		
MOTE AND ASSOCIATES, INC. GREENVILLE, OHIO		
DATE: 11-7-89	DRWN. BY: T.J.B.	DRWG. NO. 1C1173

SURVEYED BY: *Richard T. Mote*
RICHARD T. MOTE
REG. SURVEYOR #5552

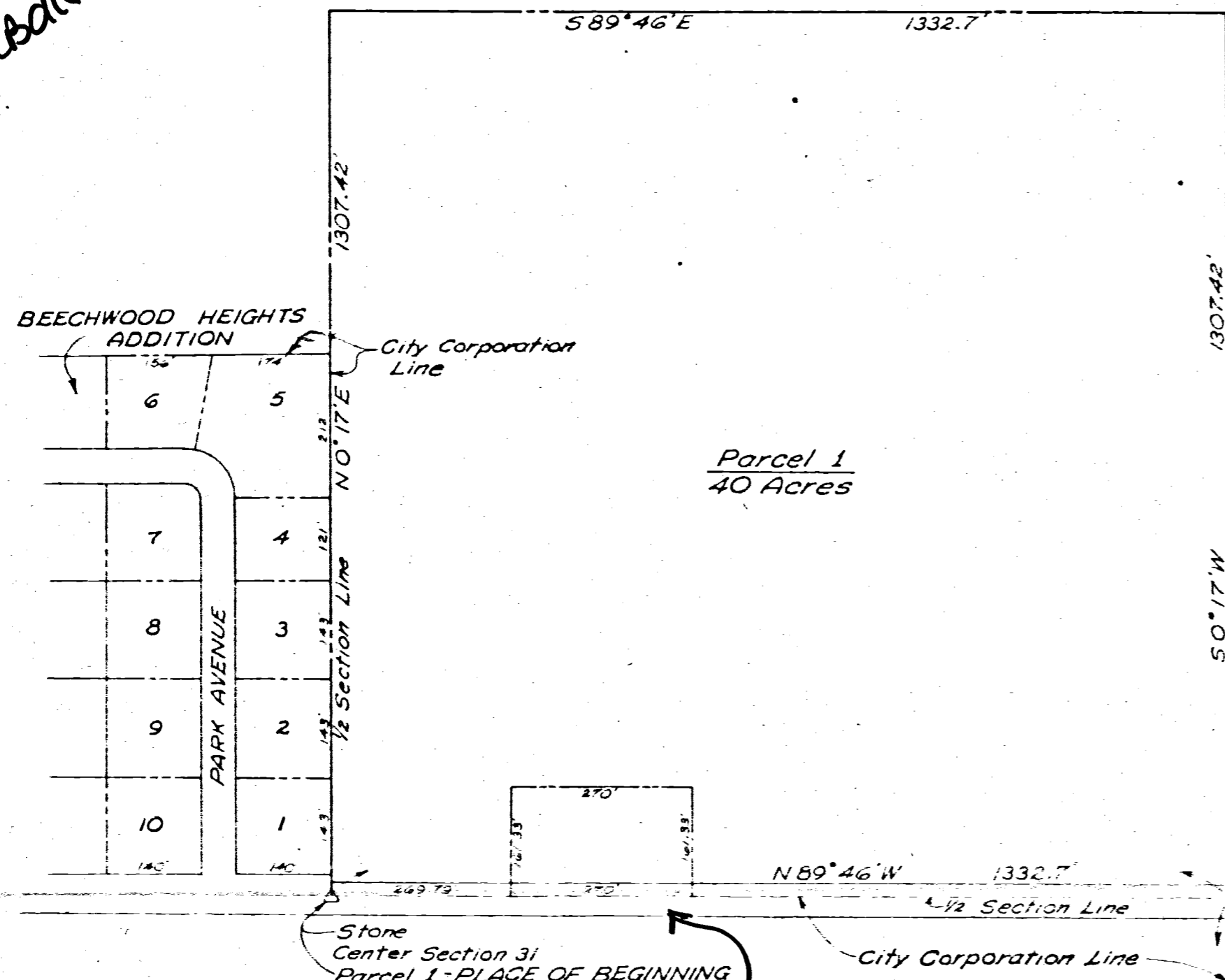
DATE: 11-7-89



PERMANENT PARCEL No. 022-3111-27
Part of: NE 1/4 Sec. 31 T55 R3E JEFFERSON Township
Grantor: _____ Area Retained: _____ Acres
Grantee: _____ Area Transferred: _____ Acres
Deed References: _____
APPROVALS:
AGENCY: Board of Health
County Sanitary Engineer
County Engineer
DATE: _____

ANNEXATION TO THE CITY OF CELINA

Subdivisions



Being a parcel of land situate in the southwest quarter of the northeast quarter of Section 31, Twp. 43N, Jefferson Township, Mercer County, Ohio, more particularly described as follows:

Beginning at the center of Section 31, being on the centerline of Myers Road; thence S 89° 46' E with the west line of the northeast quarter of said section, 1332.7 feet to the east boundary line of Beechwood Heights Addition to the City of Celina, Ohio, 1307.42 feet; thence S 0° 17' E parallel with the south line of the northeast quarter of said section, also being the centerline of Myers Road 1307.42 feet; thence S 0° 17' E with the east line of the southwest quarter of said section, also being the centerline of Myers Road; thence S 89° 46' E to the south line of the northeast quarter of said section, also being the centerline of Myers Road; thence S 89° 46' E to the south line of the northeast quarter of said section, also being the centerline of Myers Road, 1307.42 feet to the PLACE OF BEGINNING, containing 40 acres more or less.

I hereby certify that the foregoing contains an accurate map and description of the territory for the annexation of which, to the City of Celina, Ohio, Bill E. and Joyce Ballinger, Kinnison Tin Shop, Inc., Harold W. and Rose Ann Kinnison, Dennis O. and Darlene Mallory, Lowell E. and Janita M. Gagle, Howard I. and Wanda B. Axe have petitioned.

April 15, 1971.

Theodore A. Metzger
Reg. Surveyor

Parcel 1
40 Acres

0631253032

PARCEL NO. 2

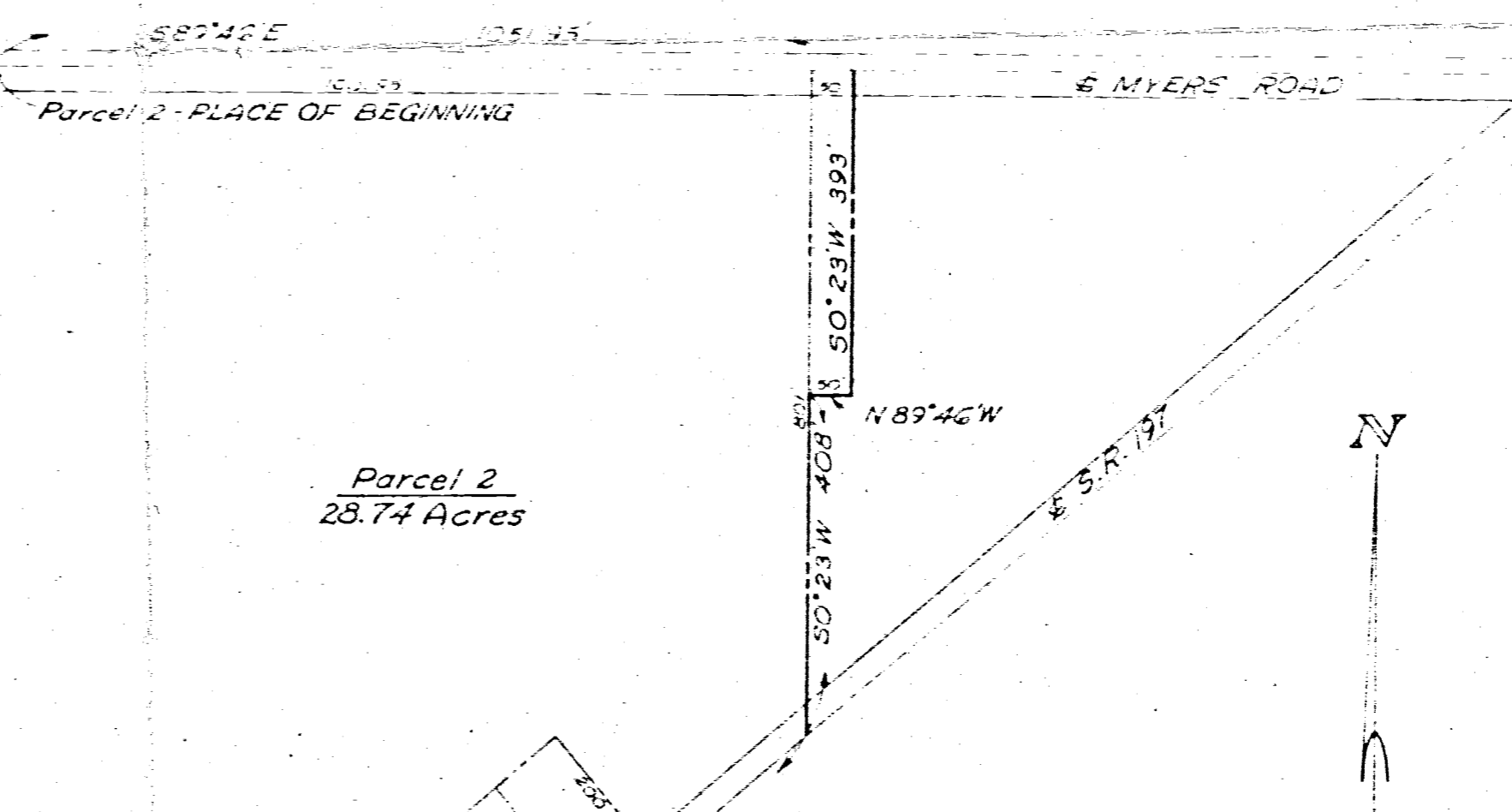
Being a parcel of land situate in the east half of the southeast quarter of Section 31, Twp. 43N, Jefferson Township, Mercer County, Ohio, more particularly described as follows:

Commencing at the center of Section 31, being on the centerline of Myers Road; thence S 89° 46' E with the south line of the northeast quarter of said section, also being the centerline of Myers Road 1332.7 feet to the PLACE OF BEGINNING; thence continuing S 89° 46' E with the north line of the southeast quarter of said section, 1051.95 feet; thence S 0° 23' W, 393 feet; thence N 89° 46' W parallel with the north line of the southeast quarter of said section 50.00 feet; thence S 0° 23' W, 405.00 feet to the centerline of State Route 197; thence S 50° 01' W with the centerline of State Route 197, 1321.40 feet to the west line of the southeast quarter of the southeast quarter of said section; thence N 0° 31' E with the west line of the southeast quarter of the southeast quarter of said section 325.30 feet to the center of the southeast quarter of said section; thence N 0° 33' E with the west line of the northeast quarter of the southeast quarter of said section, 1329.45 feet to the PLACE OF BEGINNING, containing 28.74 acres more or less.

I hereby certify that the foregoing contains an accurate map and description of the territory for the annexation of which, to the City of Celina, Ohio, Yorkshire, Inc., Bill E. and Joyce Ballinger, Kinnison Tin Shop, Inc., Harold W. and Rose Ann Kinnison, Dennis O. and Darlene Mallory, Lowell E. and Janita M. Gagle, Howard I. and Wanda B. Axe have petitioned.

April 15, 1971

Theodore A. Metzger
Reg. Surveyor



KOHLI AND KALIHAR ASSOCIATES
CONSULTING ENGINEERS
LIMA, OHIO

REMER HOLDING CORP.
VOL. 245 PL. 591

TRANSFERRED 11/19/71
ENGR'S OFFICE V.C.E.
AUDITOR'S OFFICE 11/19/71
TOM THIMMERMAN
RECORDER'S OFFICE 11/19/71
CLARENCE H. POST

0631427006
-005
-004

0631428020
-019
-014-018
-001-012
-013

5139.914
5000.4018

5139.7185
5070.4015

5139.914
5210.4007

S. 89° 50' 08" E. 210.00

70.00

140.00

99.05

LOT 249
15,344.398 ±

LOT 250
10,518.503 ±
NEW LOT CREATED
8213.053 ±
Living 4640 SF

Garage
576 SF

51' 10" driveway

Garage
874 SF

Living
2870 SF

30' setback
30' setback

N. 00° 09' 52" E.
140.00

S. 00° 30' 39" W.
121.23

S. 88° 40' 35" E.
114.09

N. 89° 29' 08" W.
50.00

N. 64° 50' 53" E.
50.00

N. 70° 48' 27" W. 71.51
N. 73° 40' 17" W. 74.92

5.29° 09' 31" W.
47.94

CHORD
N. 00° 42' 51" E.
50.00

N. 32° 11' 36" W.
50.00

57° 17' 32"

97° 02' 29"

291° 18' 35"

4906.92
5164.06

5039.2358
5137.4191

5041.0816
5141.7801

5018.1715
5209.3201

ARC = 79.68

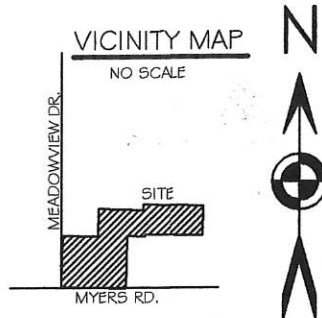
30'

12' ±
8'

25

25

5000
5000

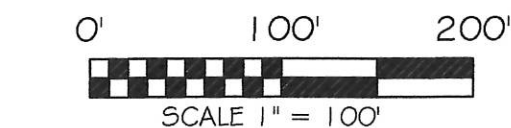


HORNE PROPERTIES INC. RETRACEMENT SURVEY

N.E. 1/4 SEC. 31, T 5S, R3E
JEFFERSON TWP., MERCER CO. CITY OF CELINA, OHIO

MID AMERICA PROPERTIES INC.
6.027 AC.
INST. #201400002675
THE MEADOWS AT GRAND LAKE
PLAT CAB. 1 PG. 296

PURDY PROPERTIES LLC
23.54 AC.
INST. #200700002611



BASIS OF BEARING: BEARINGS ARE BASED UPON THE SOUTH LINE OF THE NORTHEAST QUARTER OF SEC. 31 BEING SOUTH 88°55'03" EAST AS PER THE MERCER COUNTY LOCAL DATUM.

MEADOW VIEW PLACE LLC
1.498 AC.
INST. #201400005913

DRAINAGE CHANNEL FROM MEADOW VIEW PLACE LLC

N 01°04'56" E
45.04'

S 88°55'04" E 504.35'

S 88°54'13" E 372.95'

EX. 25' FARMING EASEMENT
O.R. 308 PG. 502

20' SAN. EASEMENT

501°19'46" W 246.25'
EAST LINE OF NORTHEAST COR.

S 01°19'05" W
18.04'

N 88°55'48" W 480.33'

S 88°54'13" E 290.00'

N 88°55'04" W
150.00'

J. NOW & E. NOW
4.302 AC.
INST. #200900007189

MEADOWVIEW DRIVE (60' RW)

HORNE PROPERTIES INC.
10.072 ACRES BY TAX MAP
O.R. 308 PG. 502

M. & D. KING
1.500 AC.
O.R. 126 PG. 1449

CELINA MEDICAL LAND II, LLC
5.000 AC.
O.R. 117 PG. 735

10.075 ACRES TOTAL
0.370 ACRES RW
9.705 ACRES NET

501°19'05" W 435.60'

454.06'

LEGEND

- 5/8x30" IRON PIN (SET) W/ PINK PLASTIC CAP MARKED "LOCK TWO 7988"
- MAG NAIL (SET)
- IRON PIN (FOUND)
- ⊠ MONUMENT BOX W/ IP (FOUND)

SOUTH QTR. POST
N.E. QTR. SEC. 31

SOUTHEAST COR.
NORTHEAST QTR.
SEC. 31

N 88°55'03" W 537.52'
MYERS ROAD (60' RW)

N 01°23'15" E 430.12'

30' RW

30' EX. RW

P.O.B. 164.59'



Christopher S. Harmon
CHRISTOPHER S. HARMON P.S. #7988

10/10/17
DATE

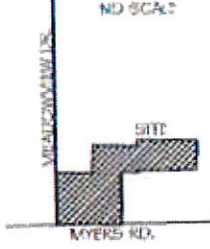
SURVEY NOTE:
I HEREBY STATE THAT THIS IS A TRUE AND ACCURATE SURVEY AS PERFORMED BY MYSELF. ALL ADJOINING OWNERS, MONUMENTS AND THERE CONDITION ARE CURRENT AS OF THE TIME THE FIELD WORK WAS PERFORMED IN OCTOBER, 2017 AND DONE WITHOUT THE BENEFIT OF A TITLE SEARCH.

LOCK-TWO SURVEYING
5166 LOCK TWO RD. NEW BREMEN, OH
419-753-3332

LOCKTWO SURVEYING@NKTTELCO.NET #17047

06-31B

VICINITY MAP



BASIS OF BEARING: BEARINGS ARE BASED UPON THE SOUTH LINE OF THE NORTHEAST QUARTER OF SEC. 31 BEING SOUTH 88°55'03" EAST AS PER THE MERCER COUNTY LOCAL DATUM.

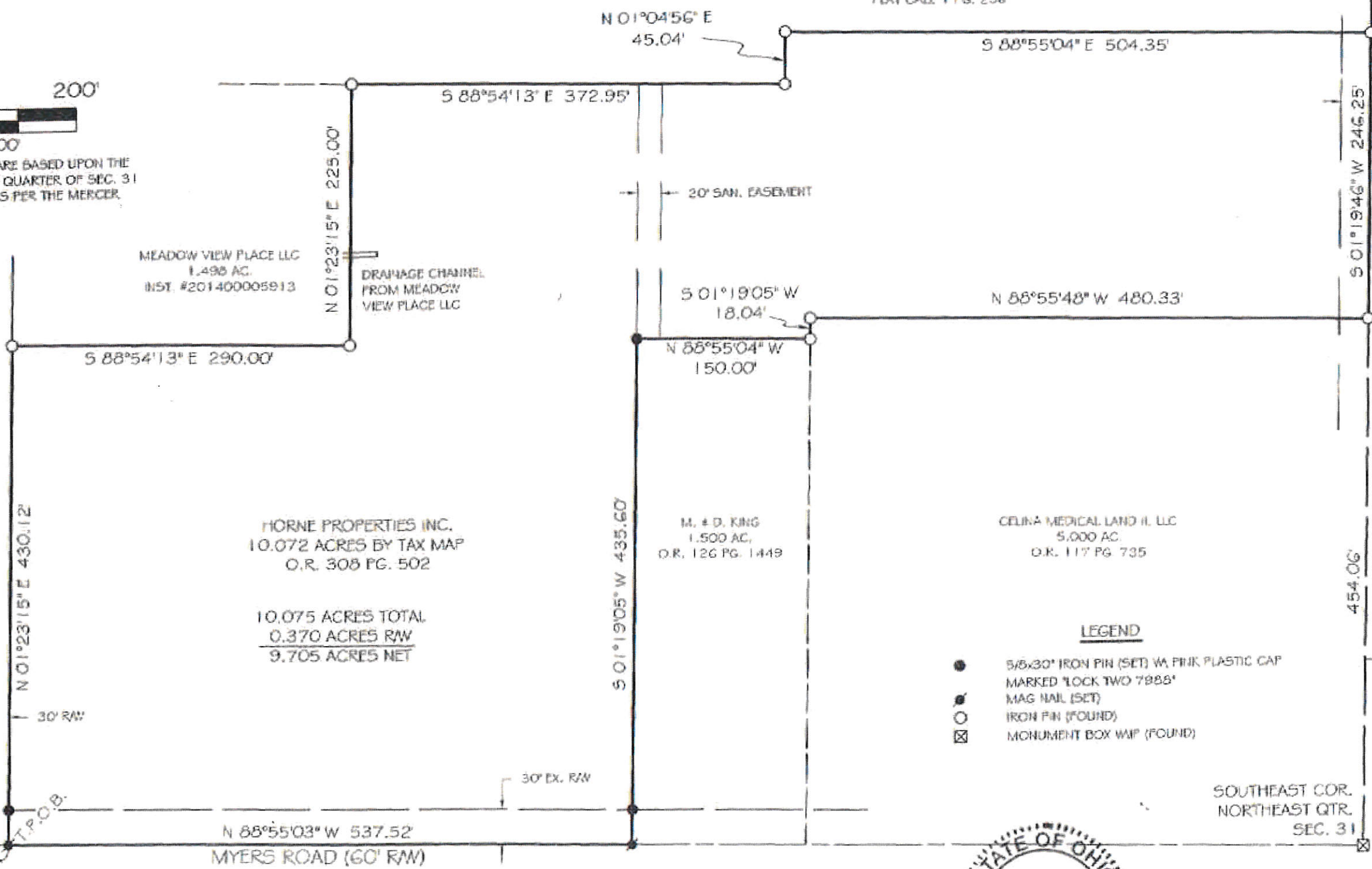
HORNE PROPERTIES INC. RETRACEMENT SURVEY

N.E. 1/4 SEC. 31, T 5S, R3E
JEFFERSON TWP., MERCER CO. CITY OF CELINA, OHIO

MID AMERICA PROPERTIES INC.
6.027 AC.
INST. #201400002675
THE MEADOWS AT GRAND LAKE
PLAT CAB. 1 PG. 296

PURDY PROPERTIES LLC
23.54 AC.
INST. #200700002611

MEADOWVIEW DRIVE (60' RW)



MEADOW VIEW PLACE LLC
1.495 AC.
INST. #201400005913
DRAINAGE CHANNEL FROM MEADOW VIEW PLACE LLC

HORNE PROPERTIES INC.
10.072 ACRES BY TAX MAP
O.R. 308 PG. 502

10.075 ACRES TOTAL
0.370 ACRES RW
9.705 ACRES NET

M. & D. KING
1.500 AC.
O.R. 126 PG. 1449

CELINA MEDICAL LAND II, LLC
5.000 AC.
O.R. 117 PG. 735

LEGEND

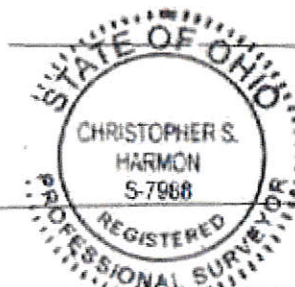
- 5/8x30" IRON PIN (SET) W/ PINK PLASTIC CAP MARKED "LOCK TWO 7988"
- ⦿ MAG NAIL (SET)
- IRON PIN (FOUND)
- ⊠ MONUMENT BOX W/IF (FOUND)

SOUTH QTR. POST
N.E. QTR. SEC. 31

SOUTHEAST COR.
NORTHEAST QTR.
SEC. 31

P.O.B.

T.P.O.B.



Christopher S. Harmon
CHRISTOPHER S. HARMON P.S. #7988

10/10/17
DATE

SURVEY NOTE:
I HEREBY STATE THAT THIS IS A TRUE AND ACCURATE SURVEY AS PERFORMED BY MYSELF. ALL ADJOINING OWNERS, MONUMENTS AND THERE CONDITION ARE CURRENT AS OF THE TIME THE FIELD WORK WAS PERFORMED IN OCTOBER, 2017 AND DONE WITHOUT THE BELIEF OF A TITLE SEARCH.

LOCK-TWO SURVEYING
5166 LOCK TWO RD. NEW BREMEN, OH
419-753-3332

LOCK-TWO SURVEYING @ NKPLCO.A1 #17047