

0217100002  
0217100012  
0217100003  
0217202011

0217100014  
0217257011  
0217100013

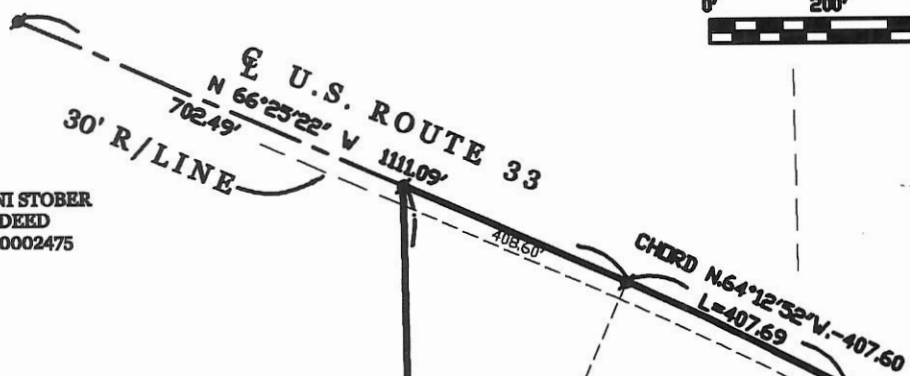
0217257001  
0217257002  
0217257007

### ROGERS SURVEY

PART OF SECTIONS 8 AND 17, TOWNSHIP 4 SOUTH, RANGE 2 EAST, DUBLIN TOWNSHIP,  
AND ALSO PART OF CRESCENT RESERVE, MERCER COUNTY, OHIO.

APRIL 2, 2008

SCALE 1" = 300'



#### Q CURVE DATA

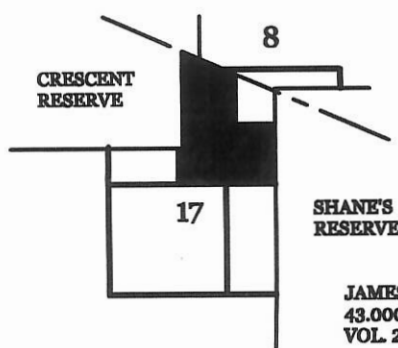
R = 5288.84  
Δ = 07°19'14"  
T = 338.33'  
L = 675.74'

TREY & TAFANI STOBER  
69.259 AC. BY DEED  
INST. # 200400002475

#### NOTE :

1) THIS SURVEY WAS BASED ON SURVEYS  
BY G. GEESLIN FOR YOUNGBLUTT, 9-14-93;  
AND MY PRIOR SURVEY FOR RUTLEDGE,  
DATED 2-6-07.

#### LOCATION SKETCH



24.559 ACRES

RIVERSIDE CEMETERY

RIVERSIDE CEMETERY  
VOL. 124 PG. 418  
10.25 AC. BY DEED

3.173 ACRES

DUBLIN TWP. TRUSTEES  
VOL. 288 PG. 10  
2.000 AC. BY DEED

0217202012

ROCKFORD VILLA LIMITED  
VOL. 327 PG. 825  
1.624 AC. BY DEED

#### LEGEND

- Δ = CORNERSTONE (REFER TO CO. STONE REC'S).
- ⊙ = NAIL FOUND.
- ⊙ = RAILROAD SPIKE FOUND.
- = 5/8 INCH IRON BAR FOUND.
- = IRON BAR IN MON. BOX FOUND.

RODNEY & JAN HEISER  
INST. # 200600001265  
0.546 AC. BY DEED

0217251003

DORIS SITES  
O.R. 175 PG. 1023  
227 AC. BY DEED

RAY & ECHO KETTERING  
O.R. 90 PG. 588  
0.323 AC. BY DEED

0217251005

BRENDA BARKER  
O.R. 90 PG. 471  
0.321 AC. BY DEED

0217251004

LORELLA BOLLERBACHER  
O.R. 206 PG. 662  
0.320 AC. BY DEED

0217251003

BARBARA DECKER  
O.R. 161 PG. 1925  
0.319 AC. BY DEED

0217251006

JAMES & HELEN McDONOUGH  
10.916 AC. BY DEED  
VOL. 215 PG. 269

LARRY & TAMARA McDONOUGH  
1.004 AC. BY DEED  
VOL. 331 PG. 121

2.085 ACRES

28.034 ACRES

19.348 ACRES

THOMAS ROGERS  
77.198 AC. BY DEED AND SURVEY  
INST. # 200700004817

PARCEL 2 = 0.223 AC. (ANNEXED  
INTO VILLAGE OF ROCKFORD,  
PLAT DATED 2-6-07); PARCEL  
1 = 0.465 ACRE. OWNER PAUL  
AND TARA MAY, IST. #  
200700004443

DUSTIN RUTLEDGE  
INST. # 200600000100  
2.025 AC. BY DEED  
(1.371 IN CORP.,  
0.654 IN TWP.)

W. 1/4 PT. -  
SEC. 17

S. LINE - N.W. 1/4 - SEC. 17 & Q ROCKFORD - WEST RD. (60' R/W)

CENTER  
SEC. 17

Q W. MARKET ST.  
PT. OF COMMENCEMENT



SURVEYED BY

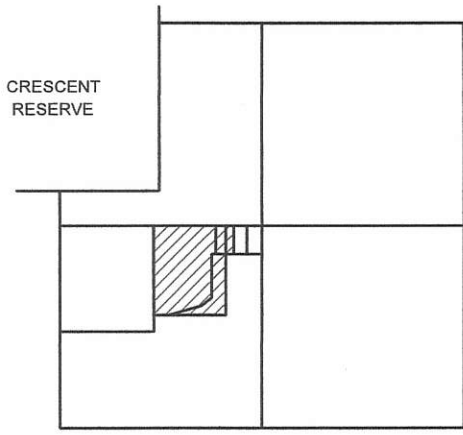
*James W. Geeslin*  
JAMES W. GEESLIN  
P.S. No. 7764

### GEESLIN LAND SURVEYING

107 N. CEDAR ST.  
COLDWATER, OHIO 45828  
PHONE (419) 678-7232  
FAX (419) 678-9332

02-0(17)

LOCATION SKETCH



SECTION 17

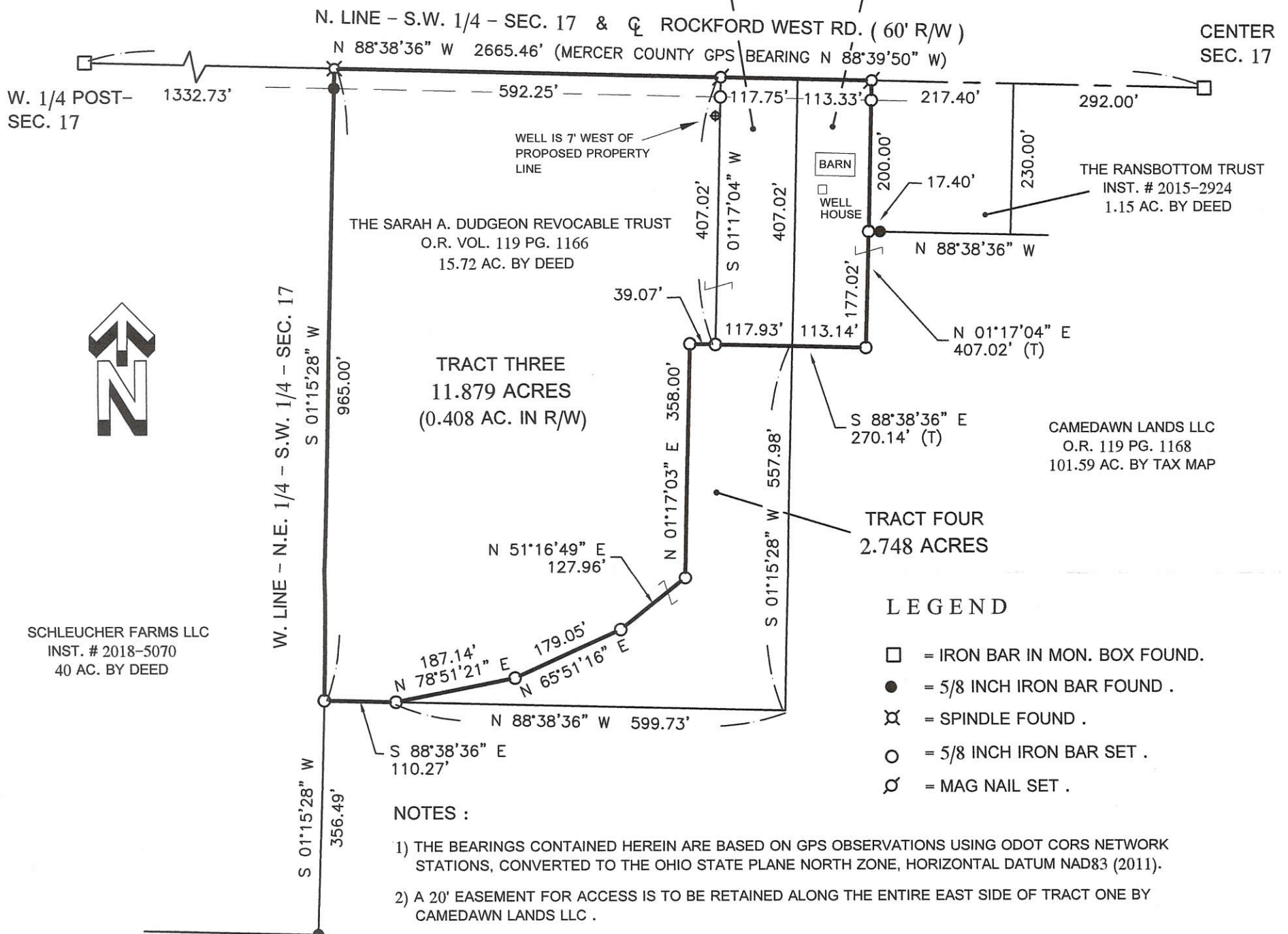
THIS PLAT REPRESENTS AN ACTUAL FIELD SURVEY PERFORMED UNDER MY SUPERVISION, AS DATED HEREIN.

*James W. Geeslin*

ATTEST: JAMES W. GEESLIN  
PROFESSIONAL SURVEYOR 7764

TRACT TWO  
1.101 ACRES  
(0.081 AC. IN R/W)

TRACT ONE  
1.058 ACRES  
(0.078 AC. IN R/W)



LEGEND

- = IRON BAR IN MON. BOX FOUND.
- = 5/8 INCH IRON BAR FOUND .
- ⊗ = SPINDLE FOUND .
- = 5/8 INCH IRON BAR SET .
- ⊘ = MAG NAIL SET .

NOTES :

- 1) THE BEARINGS CONTAINED HEREIN ARE BASED ON GPS OBSERVATIONS USING ODOT CORS NETWORK STATIONS, CONVERTED TO THE OHIO STATE PLANE NORTH ZONE, HORIZONTAL DATUM NAD83 (2011).
- 2) A 20' EASEMENT FOR ACCESS IS TO BE RETAINED ALONG THE ENTIRE EAST SIDE OF TRACT ONE BY CAMEDAWN LANDS LLC .
- 3) TRACTS ONE AND TWO (COMBINED) IS A PROPOSED BUILDING LOT THAT MEETS THE CURRENT MINOR SUBDIVISION REGULATIONS REGARDING LOT FRONTAGE AND ACREAGE REQUIREMENTS. TO BE APPROVED, A SOIL EVALUATION WILL NEED TO BE DONE FOR SEPTIC TREATMENT SYSTEM REQUIREMENTS.

SURVEY REFERENCES :

- 1) SURVEY BY DON FREIMOTH, P.S. 4981, NOV. 2006 .
- 2) ANNA BURY SURVEY BY B.R. GEBHART, P.S. 3909, 4/20/60 .
- 3) PRIOR SURVEY FOR YOUNGBLUTT, 8/24/1999 .

SARAH A. DUDGEON REVOCABLE TRUST SURVEY

IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 17 , TOWNSHIP 4 SOUTH , RANGE 2 EAST , ( DUBLIN TOWNSHIP ) , MERCER COUNTY , OHIO .

SEPTEMBER 30 , 2019

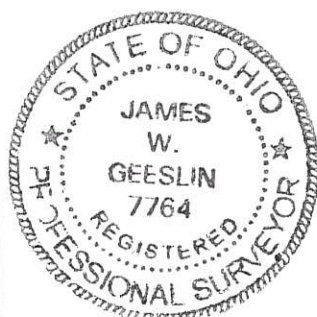
SCALE 1" = 200'



GEESLIN SURVEYING

525 S. SECOND ST.  
COLDWATER , OHIO 45828

Phone : ( 419 ) 678 - 7233  
Email : geeslinsurveying@gmail.com



PERMANENT PARCEL No. \_\_\_\_\_

Part of : \_\_\_\_\_ Sec. \_\_\_\_\_ T. \_\_\_\_\_ R. \_\_\_\_\_ Township \_\_\_\_\_

Grantor : \_\_\_\_\_ Area Retained \_\_\_\_\_ Acres

Grantee : \_\_\_\_\_ Area Retained \_\_\_\_\_ Acres

Deed Reference : \_\_\_\_\_

APPROVALS : \_\_\_\_\_

AGENCY : \_\_\_\_\_ Board of Health \_\_\_\_\_ Township Zoning Officer \_\_\_\_\_ Mercer County Engineer \_\_\_\_\_

DATE : \_\_\_\_\_

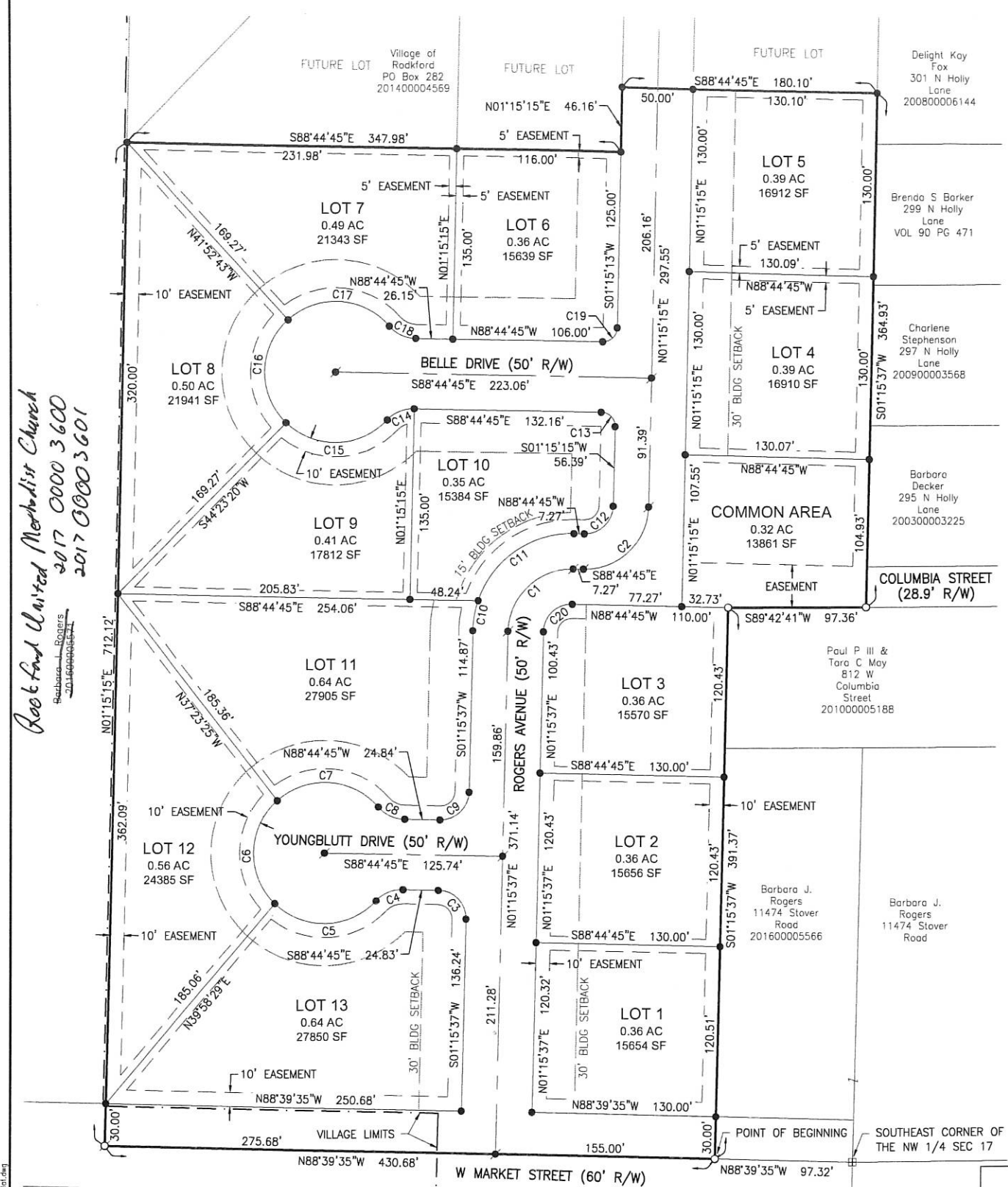
# SHANES CROSSING SUBDIVISION PHASE ONE

PART OF THE NORTHWEST 1/4, SECTION 17, TOWNSHIP 4 SOUTH, RANGE 2 EAST  
DUBLIN TOWNSHIP, PARTLY IN THE VILLAGE OF ROCKFORD, MERCER COUNTY, OHIO



0 50' 100'  
SCALE: 1" = 100'

Rockford United Methodist Church  
2017 0000 3600  
2017 0000 3601



## LEGAL DESCRIPTION

Being part of a 21.206 acre tract, located in the Northwest Quarter of Section 17, Town 4 South, Range 2 East, Dublin Township, part being in the Village of Rockford, Mercer County, Ohio, and bounded and described as follows:

Commencing at an iron pin found in a monument box at the Southeast Corner of the Northwest Quarter of said Section 17;

Thence N88°39'35"W (Basis of Bearing) along the South line of said Northwest Quarter of Section 17 and the centerline of Market Street a distance of ninety-seven and thirty-two hundredths feet (97.32') to a mag nail found, marking the TRUE POINT OF BEGINNING;  
Thence continuing N88°39'55"W along the last described line, a distance of four hundred thirty and sixty-eight hundredths feet (430.68') to mag nail found;  
Thence N01°15'15"E along the East line of a tract as recorded in Instrument #201600005571, a distance of seven hundred twelve and twelve hundredths feet (712.12') to an Iron Pin Set;  
Thence S88°44'45"E a distance of three hundred forty-seven and ninety-eight hundredths feet (347.98') to an Iron Pin Set;  
Thence N01°15'15"E a distance of forty-six and sixteen hundredths feet (46.16') to an Iron Pin Set;  
Thence S88°44'45"E a distance of one hundred eighty and ten hundredths feet (180.10') to an Iron Pin Set;  
Thence S01°15'37"W along the West line of tracts as recorded in Instrument #200800006144, Volume 90 Page 471, Instrument #200900003568, Instrument #200300003225, and Volume 285 Page 578, a distance of three hundred sixty-four and ninety-three hundredths feet (364.93') to an iron pin found;  
Thence S89°42'41"W along the North line of a tract as recorded in Instrument #201000005188, a distance of ninety-seven and thirty-six hundredths feet (97.36') to an iron pin found;  
Thence S01°15'37"W along the West line of tracts as recorded in Instrument #201000005188 and Instrument #201600005566, a distance of three hundred ninety-one and thirty-seven hundredths feet (391.37') to the TRUE POINT OF BEGINNING, containing 7.950 acres more or less, of which 0.163 acre lie within road right of way of Market Street outside the Village of Rockford Corporation Limit.

Said tract being subject to all highway and other easements and restrictions of record.

Previous Deed Reference: Instrument 201400004569.

Description based on a survey by James W. Geeslin, Registered Surveyor No. 7764 in September 2014, on file with the Mercer County Engineer's Office.

These lots are subject to additional declarations, covenants and restrictions recorded in Official Records Instrument # \_\_\_\_\_ in the Mercer County Recorder's Office.



I hereby certify that this plat is true and accurate to the best of my knowledge by Craig W. Mescher Registered Surveyor No. 8237, in September of 2017. Iron pins to be set after construction of utilities and streets.

Craig W. Mescher  
Professional Surveyor #8237

Curve Table					Curve Table						
Curve #	Length	Radius	Delta	Chord Direction	Chord Length	Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	70.68	45.00	89.99	S46° 15' 26"W	63.64	C11	88.22	70.00	72.21	S55° 09' 05"W	82.49
C2	70.69	45.00	90.00	N46° 15' 15"E	63.64	C12	31.42	20.00	90.00	N46° 15' 15"E	28.28
C3	31.42	20.00	90.01	N43° 44' 34"W	28.29	C13	15.71	10.00	90.00	N43° 44' 45"W	14.14
C4	21.03	25.00	48.19	S67° 09' 34"W	20.41	C14	21.03	25.00	48.19	S67° 09' 34"W	20.41
C5	79.71	50.00	91.34	N88° 44' 02"E	71.53	C15	79.71	50.00	91.34	N88° 44' 02"E	71.53
C6	81.76	50.00	93.70	S1° 15' 04"W	72.95	C16	81.76	50.00	93.70	S1° 15' 04"W	72.95
C7	79.71	50.00	91.35	N86° 13' 44"W	71.54	C17	79.71	50.00	91.35	N86° 13' 44"W	71.54
C8	21.03	25.00	48.19	S64° 39' 03"E	20.41	C18	21.03	25.00	48.19	S64° 39' 03"E	20.41
C9	31.41	20.00	89.99	N46° 15' 26"E	28.28	C19	15.71	10.00	90.00	N46° 15' 14"E	14.14
C10	21.73	70.00	17.79	S10° 09' 16"W	21.65	C20	31.41	20.00	89.99	S46° 15' 26"W	28.28

NUMBER OF LOTS: 14  
TOTAL AREA OF PLAT: 7.950 ACRES  
LOT ACREAGE: 6.125 ACRES  
STREET RIGHT OF WAY: 1.528 ACRES  
MARKET STREET RIGHT OF WAY: 0.297 ACRES  
ZONING: R-1  
EASEMENTS AND BUILDING SETBACK LINES ARE AS SHOWN ON THE PLAT.  
FRONT SETBACK: 30'  
SIDE SETBACK: 7' MIN, SUM SIDES 18'  
REAR SETBACK: 35'  
SIDE LOT EASEMENTS ARE 5' EACH (10' TOTAL WIDTH) UNLESS OTHERWISE NOTED.

Robert & Mary Ransbottom  
816 W Market St  
201500002924

Tommy & Amy Lyons  
814 W Market St  
200500004972

- LEGEND**
- 5/8" IRON BAR SET
  - IRON PIN FOUND
  - P.K./MAG SET
  - P.K./MAG FOUND
  - ⊠ MONUMENT BOX FOUND

OWNER/DEVELOPER:  
VILLAGE OF ROCKFORD  
151 E. COLUMBIA STREET  
ROCKFORD, OH 45882

## DEDICATION

KNOWN ALL MEN BY THESE PRESENTS;

That the Village of Rockford, the owners of the land on the accompanying plat, have caused the area encompassed by this plat to be surveyed, platted, and to be known as Shanes Crossing Subdivision Phase One. Furthermore, we do hereby dedicate the roadways appearing hereon to the use of the public forever. All utility easements and building setback lines shall be strictly adhered to as shown on this plat.

Village of Rockford \_\_\_\_\_ Date \_\_\_\_\_

Village of Rockford \_\_\_\_\_ Date \_\_\_\_\_

## ACKNOWLEDGMENT

STATE OF OHIO  
COUNTY OF MERCER:

Before me a Notary Public in and for said County of Mercer, State of Ohio, personally appeared the above signed owners and acknowledged the signing of the above to be their free act and deed, and the duly authorized act and deed of said Owner.

In testimony whereof I have affixed my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Notary \_\_\_\_\_ Expiration Date \_\_\_\_\_

## ROCKFORD COUNCIL

This plat of Shanes Crossing Subdivision Phase One to the Village of Rockford, Ohio has been accepted by the Council of the Village of Rockford by Ordinance No. \_\_\_\_\_, dated this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Mayor - Amy Joseph \_\_\_\_\_ Date \_\_\_\_\_

Fiscal Officer - Lisa Kuhn \_\_\_\_\_ Date \_\_\_\_\_

## ROCKFORD PLANNING COMMISSION

This plat was inspected and approved on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Chairperson \_\_\_\_\_

## COUNTY AUDITOR'S CERTIFICATE

I hereby certify that there are no unpaid taxes on land comprising Shanes Crossing Subdivision Phase One and that this plat was filed for transfer in the office of the Mercer County Auditor this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Mercer County Auditor, Randall E. Grapner

## RECORDER'S CERTIFICATE

Received for record this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ at \_\_\_\_\_ o'clock. Recorded in

Instrument Number \_\_\_\_\_

Fee: \_\_\_\_\_

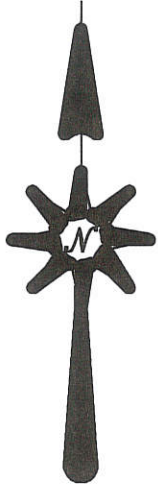
Mercer County Recorder, Angela N. King



www.accessengllc.com | 419-586-1430

Sep 13, 2017 1:30:48 PM P:\214839.02\Shanes Crossing Subdivision Ph. 1 Plat.dwg

02-D(17)



**LEGEND**

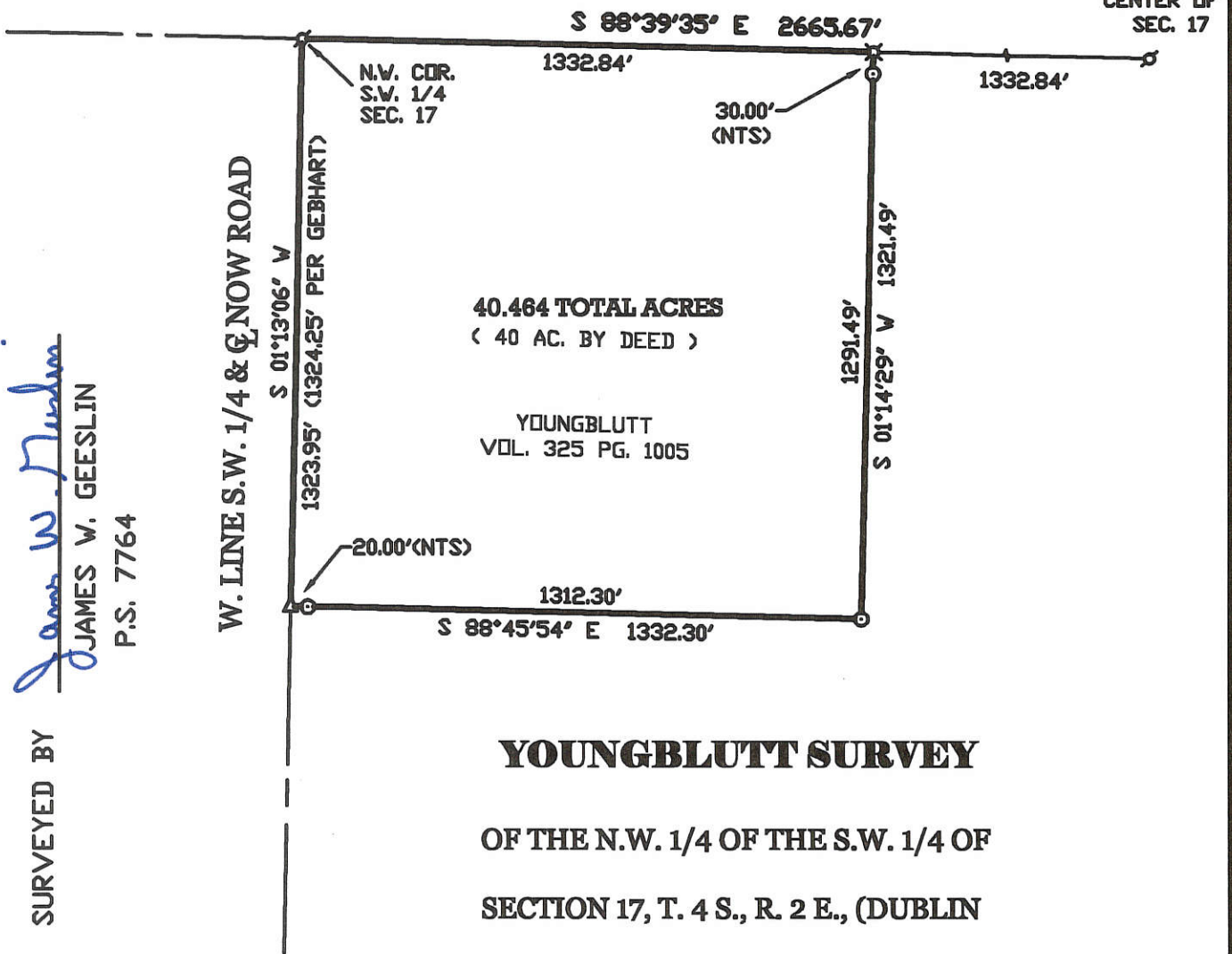
- ⊘ = IRON PIN FOUND.
- △ = IRON PIPE FOUND.
- ⊗ = SPINDLE SET.
- ⊙ = 5/8' IRON BAR SET.

**SURVEY REFERENCE**

1) ANN BURY SURVEY BY B.R. GEBHART, APRIL 20,1960.

N. LINE S.W. 1/4 SEC. 17 & ROCKFORD WEST ROAD

CENTER OF SEC. 17



*James W. Geeslin*  
 JAMES W. GEESLIN  
 P.S. 7764

SURVEYED BY

**YOUNGBLUTT SURVEY**

OF THE N.W. 1/4 OF THE S.W. 1/4 OF  
 SECTION 17, T. 4 S., R. 2 E., (DUBLIN  
 TOWNSHIP), MERCER COUNTY, OHIO.

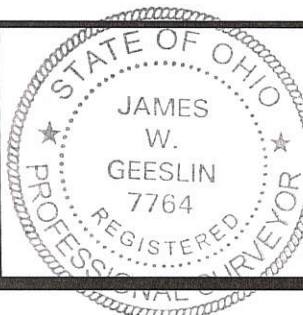
AUGUST 24, 1999 SCALE 1" = 400'



**GEESLIN LAND SURVEYING**

804 EAST MARKET STREET  
 P.O. BOX 422  
 CELINA, OHIO 45822

PHONE: (419) 586-6155  
 FAX: (419) 586-1826



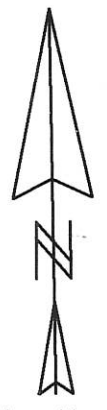
PERMANENT PARCEL No.	_____		
Part of	Sec. _____	T. _____	R. _____ Township
Grantor	_____	Area Retained	_____ Acres
Grantee	_____	Area Retained	_____ Acres
Deed References	_____		
APPROVALS	_____	_____	_____
AGENCY	Board of Health	County Sanitary Engineer	County Engineer
DATE	_____	_____	_____

Parcel #1 = 0217100007  
 #2 = 0217100006

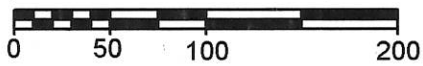
Tamara McDonough  
 Inst. # 201300000689

S 88°39'35"E 194.12' Crescent Reserve Fractional Section 17 S 88°39'35"E 452.68'

Parcel 1  
 3.261 Total Acres  
 (Parcel will be added to existing)



Scale: 1" = 100'



N 1°12'25"E 730.39'  
 S 1°08'46"W 730.39'

**Legend:**

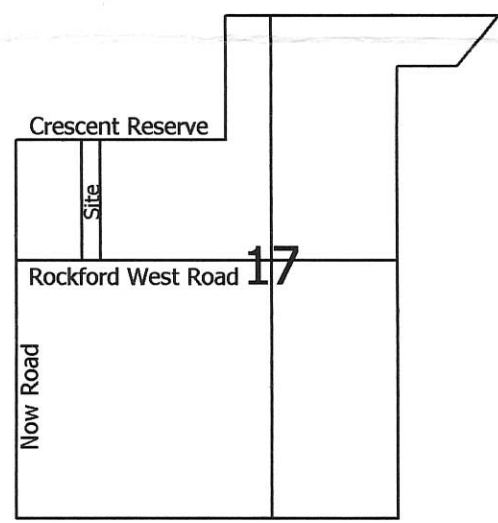
- △ Monument Box @ the W1/4 Post of Section 17
- ▲ Nail @ the SE corner of the W1/2 of the NW1/4 of Section 17
- ⊠ Monument Box @ the center of Section 17
- ⊗ Nail & Cap (Gebhart)
- 5/8" X 30" Iron pin w/cap set
- Mine spike (Geeslin)
- Iron pin found (Geeslin)
- ⊗ Iron pipe found (Gebhart)
- (T) Total distance
- + Soil boring/pit

Barbara Rogers  
 Vol. 39, Page 78

S 88°39'35"E 194.90'

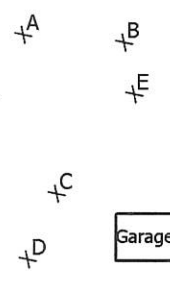
Parcel 2  
 2.310 Total Acres  
 (0.135 Acres in Road R/W)

Tamara McDonough  
 Inst. # 201300000689



John & Patricia Nichols  
 Vol. 328, Page 854

N 1°12'25"E 515.53' (T)  
 N 1°12'25"E 267.52' (T)



Well is in basement

Septic



Tamara McDonough  
 Inst. # 201300000689

S 1°08'46"W 515.53' (T)  
 S 1°08'46"W 230.19' (T)

30.23' to corner mine spike is 0.3' north of corner

30.12' to corner nail & cap is 0.2' north of corner

30' R/W Line

685.38' S 88°39'35"E (Bearing taken from Mercer County Local Datum) 195.45' N 88°39'35"W 452.03' N 88°39'35"W 1332.80' N 88°39'35"W

Rockford West Road (60' R/W)

Notes:  
 1. Reference is made to a survey by B.R. Gebhart dated 9-2-65  
 2. Reference is made to surveys by Gordon Geeslin dated 1-13-90 & 9-14-93  
 3. Variance granted by Resolution #14-979

**Marbaugh Land Surveying**

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

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



**John & Mary Archer Survey** (3579 Rockford West Road)

State of: Ohio County: Mercer  
 Township: Dublin Sec: Frac. 17 Town: 4S Range: 2E  
 City/Village: \_\_\_\_\_ Subdivision: \_\_\_\_\_ Lot: \_\_\_\_\_  
 Deed References: Inst. # 201300002265 Date Surveyed: 1-2-15

Approvals:  
 Agency: Board of Health Township Zoning Inspector \_\_\_\_\_ County Engineer \_\_\_\_\_  
 Date: \_\_\_\_\_

02-D(17)

**ROGERS / McDONOUGH SURVEY**

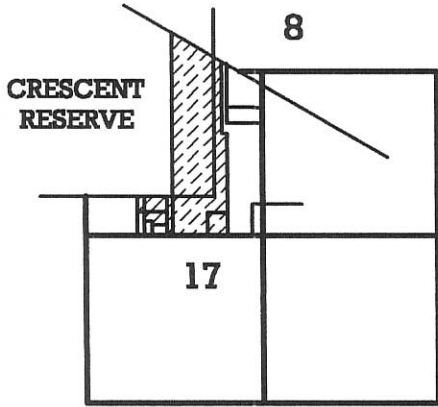
PART OF A 78.075 ACRE PARCEL OF LAND IN FRACTIONAL SECTIONS 8 AND 17, TOWN 4 SOUTH, RANGE 2 EAST, IN THE VILLAGE OF ROCKFORD, PART BEING IN CRESCENT RESERVE, DUBLIN TOWNSHIP, MERCER COUNTY, OHIO.

JULY 7, 2016  
REVISED 8/3/2016 TO SPLIT TRACT FIVE

SCALE 1" = 200'



**LOCATION SKETCH**



**TOTAL CURVE DATA**

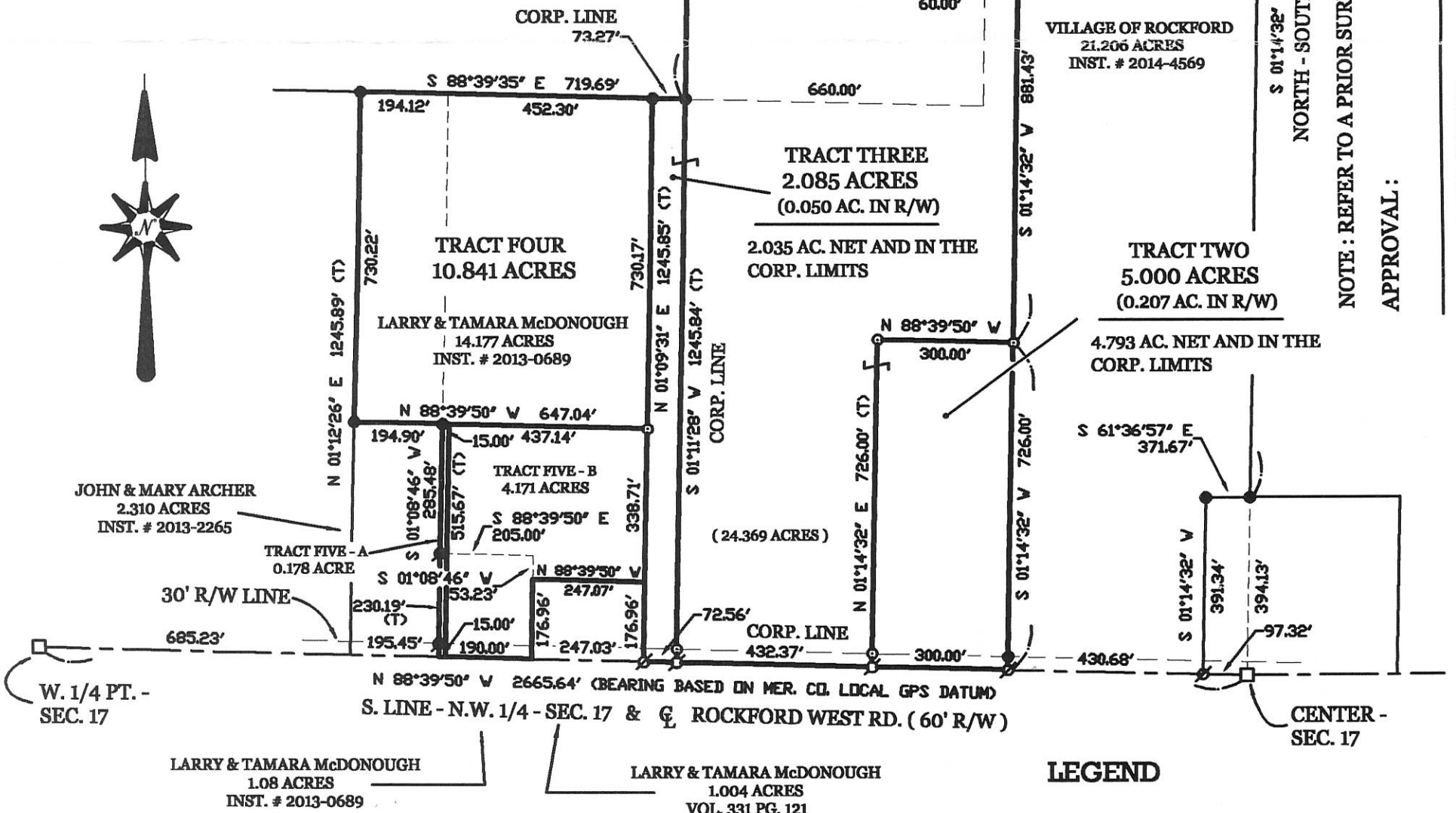
$\Delta = 07^{\circ}19'14''$   
 $R = 5288.84'$   
 $T = 338.33'$   
 $L = 675.74'$   
 CHORD = S.  $60^{\circ}29'50''$  E. - 675.28'

$L = 68.37'$   
 CHORD = S.  $60^{\circ}06'40''$  E. - 68.37'

$L = 339.33'$   
 CHORD = S.  $62^{\circ}19'10''$  E. - 339.28'

\*\*\* TRACTS THREE, FOUR, AND 5-A ARE TO BE DESIGNATED FOR AGRICULTURAL USE ONLY.

\*\*\* THE VILLAGE OF ROCKFORD SEWER SYSTEM IS AVAILABLE FOR AREAS WITHIN THE CORP. LIMITS.



NOTE: REFER TO A PRIOR SURVEY FOR ROGERS, DATED 9/9/2014.

APPROVAL:

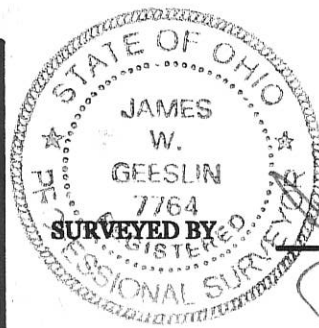
VILLAGE OF ROCKFORD DATE

**LEGEND**

- = IRON BAR IN MON. BOX FOUND.
- △ = RAILROAD SPIKE FOUND.
- = IRON PIPE FOUND.
- ⊙ = MAG NAIL FOUND.
- = 5/8 INCH IRON BAR FOUND.
- ⊙ = MAG NAIL SET.
- ⊙ = 5/8 INCH IRON BAR SET.

**GEESLIN LAND SURVEYING**

525 S. SECOND ST.  
COLDWATER, OHIO 45828  
PHONE (419) 678-7232



JAMES W. GEESLIN  
P.S. No. 7764

02-D(17)

0217100003  
 0217202011  
 0217100014  
 0217257011  
 0217100013

0217100002  
 0217100012

# ROGERS SURVEY

PART OF A 45.575 AC. PARCEL IN SECTIONS 8 AND 17, TOWNSHIP 4 SOUTH, RANGE 2 EAST, (DUBLIN TOWNSHIP), AND PART BEING IN THE VILLAGE OF ROCKFORD, MERCER COUNTY, OHIO.

SEPTEMBER 9, 2014

SCALE 1" = 200'

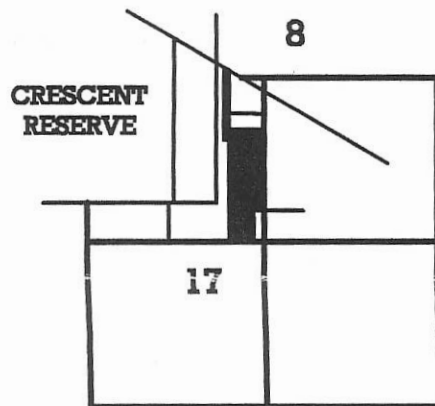


## SURVEY REFERENCES :

- 1) PRIOR SURVEY FOR ROGERS, 4-2-2008.
- 2) PRIOR SURVEY FOR RUTLEDGE, 2-6-2007.
- 3) YOUNGBLUTT SURVEY BY G. GEESLIN, P.S. 5372, 9-14-93.

\* THE ROCKFORD CORPORATION LINE RUNS ALONG THE THE RIGHT-OF-WAY OF BOTH ROCKFORD WEST ROAD AND U.S. ROUTE 33.

## LOCATION SKETCH



## LEGEND

- = IRON BAR IN MON. BOX FOUND.
- = RAILROAD SPIKE FOUND.
- ⊗ = MAG NAIL FOUND.
- = 5/8 INCH IRON BAR FOUND.
- ⊗ = MAG NAIL SET.
- ⊙ = 5/8 INCH IRON BAR SET.

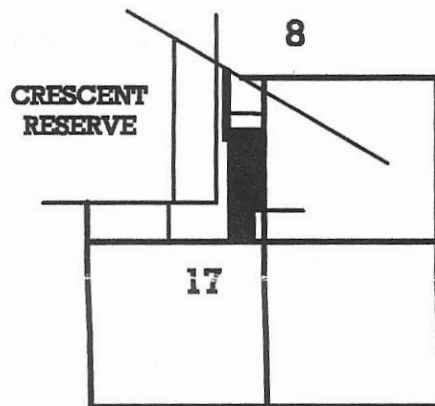
## TOTAL & CURVE DATA

Δ = 07°19'14"  
 R = 5288.84'  
 T = 338.33'  
 L = 675.74'  
 CH = S. 60°29'50" E. - 675.28'

L = 68.37'  
 CH = S. 60°06'40" E. - 68.37'

L = 268.04'  
 CH = S. 58°17'20" E. - 268.01'

## LOCATION SKETCH



## LEGEND

- = IRON BAR IN MON. BOX FOUND.
- = RAILROAD SPIKE FOUND.
- ⊗ = MAG NAIL FOUND.
- = 5/8 INCH IRON BAR FOUND.
- ⊗ = MAG NAIL SET.
- ⊙ = 5/8 INCH IRON BAR SET.

W. 1/4 POST - SEC. 17

(MEASURED 2667.10' BY 9-14-93 GLG SURVEY PRIOR TO INSTALLATION OF MONUMENT BOXES)

S. LINE - N.W. 1/4 - SEC. 17 &  $\frac{1}{2}$  ROCKFORD WEST RD. (60' R/W)

TOM & BARBARA ROGERS  
 28.45 ACRES  
 INST. # 200700004817

TOM & BARBARA ROGERS  
 45.575 ACRES  
 INST. # 200700004817

RIVERSIDE CEMETERY  
 VOL. 124 PG. 418  
 10.25 ACRES

DUBLIN TWP. TRUSTEES  
 5.173 ACRES  
 VOL. 288 PG. 10  
 INST. # 200800005302

\* 0.344 AC. LIE WITHIN U.S. 33 AND ROCKFORD WEST RD. R/W AND OUTSIDE THE CORP. LIMITS.

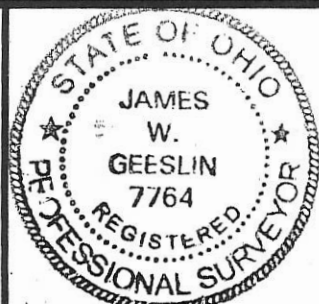
21.206 TOTAL ACRES

PAUL & TARA MAY  
 INST. # 201200004883  
 0.688 AC.

TOM & BARBARA ROGERS  
 2.025 ACRES  
 INST. # 201400001735

**GEESLIN LAND SURVEYING**

525 S. SECOND ST.  
 COLDWATER, OHIO 45828  
 PHONE (419) 678-7232



SURVEYED BY

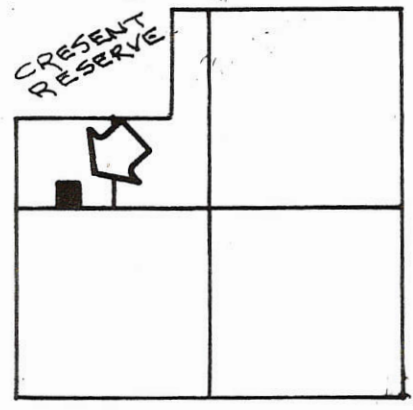
*James W. Geeslin*  
 JAMES W. GEESLIN  
 P.S. No. 7764

02-D(17)

**LEGEND**

- "A" = NAIL AT S.E. COR. ~ W. 1/2 ~ N.W. 1/4 ~ FRACT. SEC. 17. (FOUND)
- "B" = STONE AT W. 1/4 POST ~ SEC. 17
- "C" = MINE SPIKE SET.
- "D" = 5/8" x 30" IRON BAR SET.

**LOCATION SKETCH**



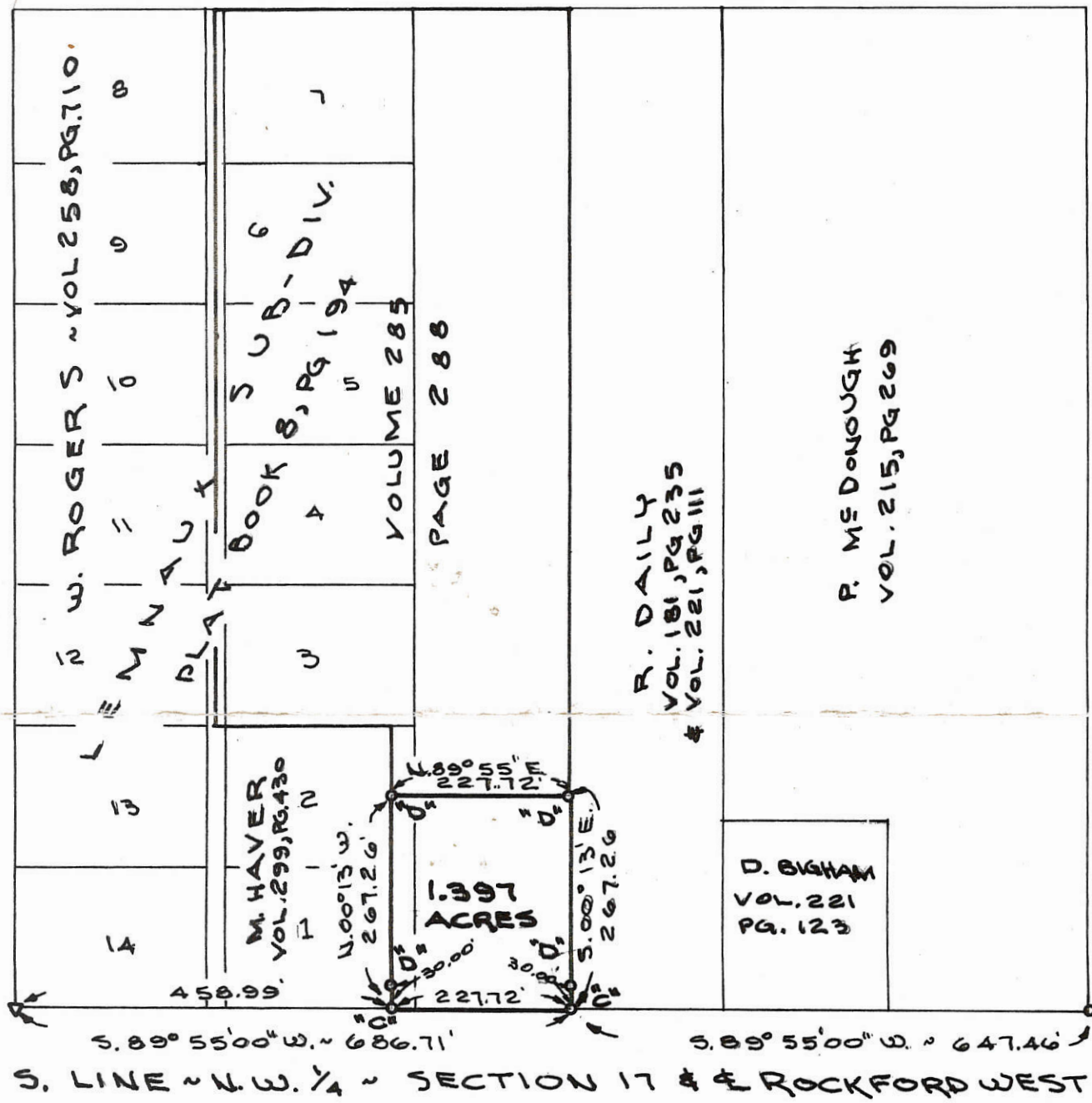
**SECTION 17**

SURVEYED

BY

*Gordon L. Geeslin*  
**GORDON L. GEESLIN**  
 REGISTERED SURVEYOR  
 NO 5372

**N**



S. LINE ~ N.W. 1/4 ~ SECTION 17 & E ROCKFORD WEST ROAD

**NOTE**

THIS SURVEY IS BASED ON A SURVEY BY B.R. GEBHART, REG. SURVEYOR NO 3909, DATED 2 SEPT. 1965 RECORDED IN PLAT BOOK 8, PG. 57. THESE BEARINGS ARE TAKEN FROM THAT SURVEY.

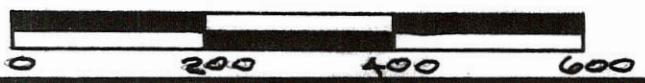
**A VERY SURVEY**

PART OF THE W. 1/2 ~ N.W. 1/4 ~ FRACTIONAL SEC. 17 AND PART OF LEMNAUX SUB.-DIV. IN FRACTIONAL SEC. 17, TOWN 4 SOUTH, RANGE 2 EAST (DUBLIN TWP.), MERCER COUNTY, OHIO.

JANUARY 13, 1990

SCALE 1" = 200'

**FILED IN SURVEY BOOK**



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



PERMANENT PARCEL No. \_\_\_\_\_

Part of: \_\_\_\_\_ Sec. \_\_\_\_\_ T \_\_\_\_\_ R \_\_\_\_\_ Township \_\_\_\_\_

Grantor: \_\_\_\_\_ Area Retained: \_\_\_\_\_ Acres

Grantee: \_\_\_\_\_ Area Transferred: \_\_\_\_\_ Acres

Deed References: \_\_\_\_\_

APPROVALS:

AGENCY: _____	Board of Health	County Sanitary Engineer	County Engineer
DATE: _____			



02-D

02-17-100-011

Co Eng

Mc DONOUGH SURVEY  
 PART NW 1/4 FRACT. SEC. 17 T4S R2E DUBLIN TWP.  
 MERCER CO. OHIO

DEED REF. VOL 215 PG 269

PERMANENT PARCEL No.

Part of: NW 1/4 Sec. 17 T4S R2E DUBLIN Township

Grantor: McDONOUGH Area Retained: 10.916 Acres

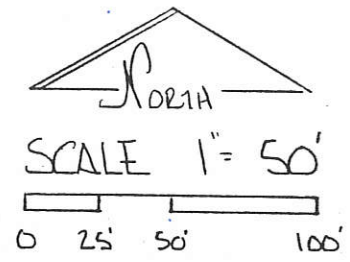
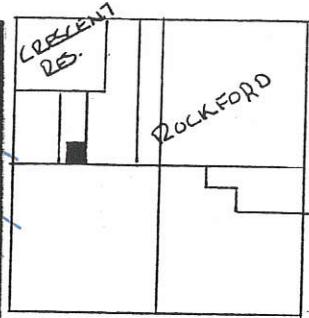
Grantee: McDONOUGH Area Transferred: 1.004 Acres

Deed References: VOL 215 PG 269

APPROVALS: Booby Board of Health  
 DATE: 28 OCT 94

Michael Spis County Engineer  
10/28/94

Co. Sanitary Engineer

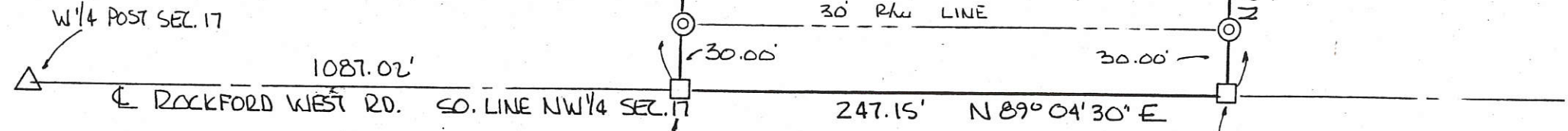


FRACT. SEC. 17- DUBLIN TWP.

- LEGEND:
- NAIL FOUND
  - ⊙ PIPE FOUND
  - △ STONE REF.
  - IRON PIN SET

PARCEL NOT IN FLOOD HAZARD ZONE  
 "FIRM" PANEL No. 390392 0025 B  
 SEPT. 1989-

VOL. 328 PG. 926



VARIANCE GRANTED BY MERCER COUNTY COMMISSIONERS ON OCT. 25, 1994 WAIVING MIN. LOT SIZE OF ONE (1) ACRE OUTSIDE ROAD RIGHT OF WAY. RESOLUTION No. 1328 COMMISSIONERS JOURNAL 65 PAGE 1570-1571

PLAT BY SURVEY OCT. 1994

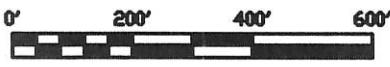
Roy F. Thompson Jr.  
 ROY F. THOMPSON JR. REG. SUR #5379

0217100002 1217100015  
 1217100012 1217100011  
 1217100017 1217100010  
 1217100007 1217100006

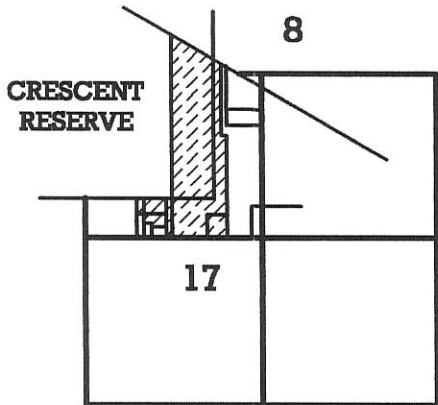
**ROGERS / McDONOUGH SURVEY**

PART OF A 78.075 ACRE PARCEL OF LAND IN FRACTIONAL SECTIONS 8 AND 17, TOWN 4 SOUTH, RANGE 2 EAST, IN THE VILLAGE OF ROCKFORD, PART BEING IN CRESCENT RESERVE, DUBLIN TOWNSHIP, MERCER COUNTY, OHIO.

JULY 7, 2016 SCALE 1" = 200'  
 REVISED 8/3/2016 TO SPLIT TRACT FIVE



**LOCATION SKETCH**



**TOTAL CURVE DATA**

$\Delta = 07^{\circ}19'14''$   
 $R = 5288.84'$   
 $T = 338.33'$   
 $L = 675.74'$   
 CHORD = S.  $60^{\circ}29'50''$  E. - 675.28'

$L = 68.37'$   
 CHORD = S.  $60^{\circ}06'40''$  E. - 68.37'

$L = 339.33'$   
 CHORD = S.  $62^{\circ}19'10''$  E. - 339.28'

S. LINE - SEC. 8  
 N. LINE - SEC. 17

TOM & BARBARA ROGERS  
 52.819 ACRES  
 INST. # 2007-4817

(28.45 ACRES)

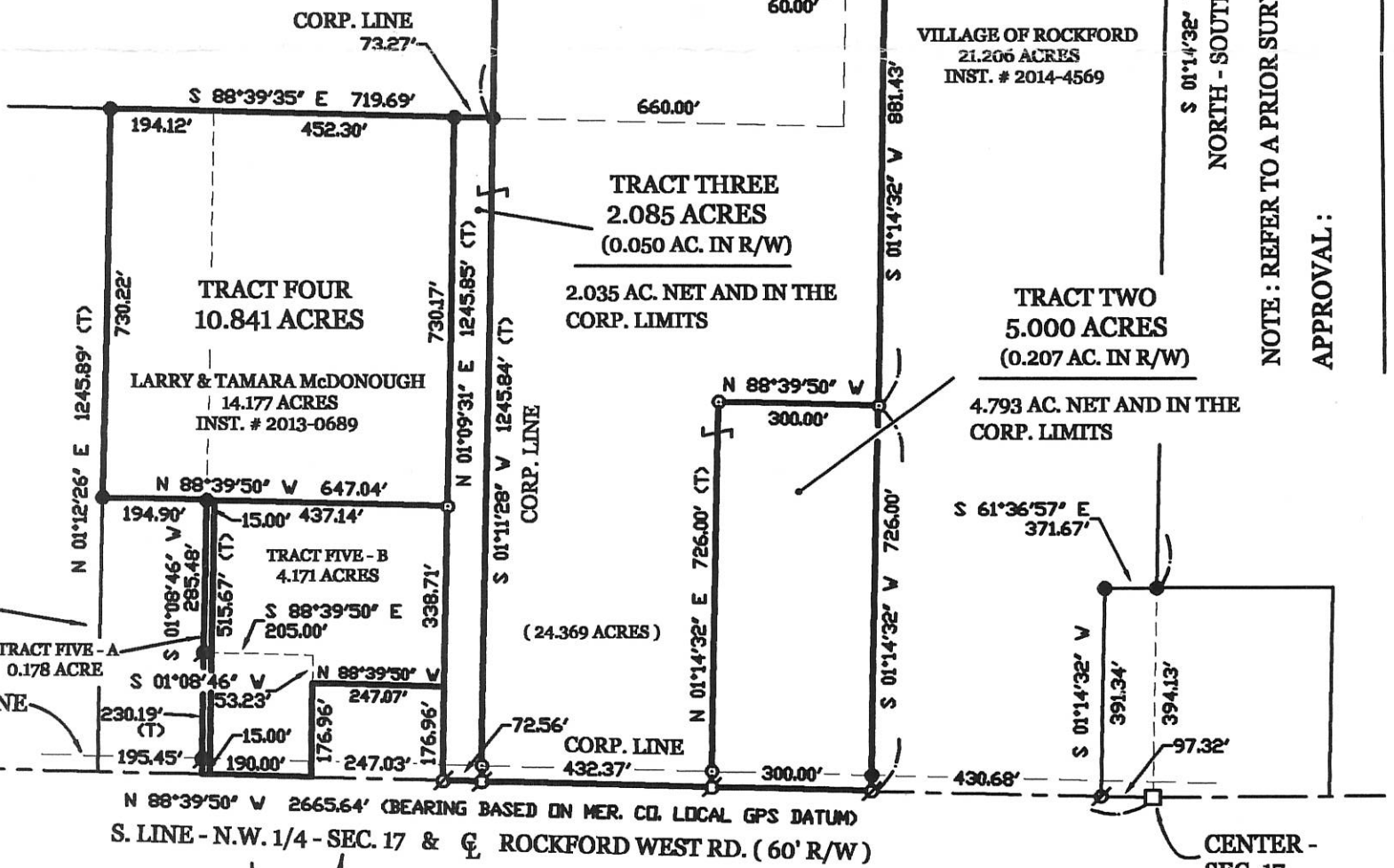
TRACT ONE  
 45.734 ACRES

(0.515 AC. IN U.S. RT. 33 R/W)  
 (0.298 AC. IN ROCK. WEST RD. R/W)

44.921 AC. NET AND IN THE CORP. LIMITS

\*\*\* TRACTS THREE, FOUR, AND 5-A ARE TO BE DESIGNATED FOR AGRICULTURAL USE ONLY.

\*\*\* THE VILLAGE OF ROCKFORD SEWER SYSTEM IS AVAILABLE FOR AREAS WITHIN THE CORP. LIMITS.



NOTE: REFER TO A PRIOR SURVEY FOR ROGERS, DATED 9/9/2014.

APPROVAL:

DATE

VILLAGE OF ROCKFORD

W. 1/4 PT. - SEC. 17

N  $88^{\circ}39'50''$  W 2665.64' (BEARING BASED ON MER. CO. LOCAL GPS DATUM)  
 S. LINE - N.W. 1/4 - SEC. 17 & U.S. ROUTE 33 (60' R/W)

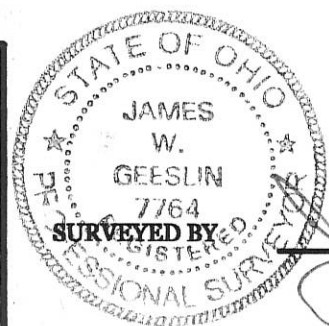
LARRY & TAMARA McDONOUGH  
 1.08 ACRES  
 INST. # 2013-0689

LARRY & TAMARA McDONOUGH  
 1.004 ACRES  
 VOL. 331 PG. 121

**LEGEND**

- = IRON BAR IN MON. BOX FOUND.
- △ = RAILROAD SPIKE FOUND.
- = IRON PIPE FOUND.
- ⊗ = MAG NAIL FOUND.
- = 5/8 INCH IRON BAR FOUND.
- ⊗ = MAG NAIL SET.
- ⊙ = 5/8 INCH IRON BAR SET.

**GEESLIN LAND SURVEYING**  
 525 S. SECOND ST.  
 COLDWATER, OHIO 45828  
 PHONE (419) 678-7232



JAMES W. GEESLIN  
 P.S. No. 7764

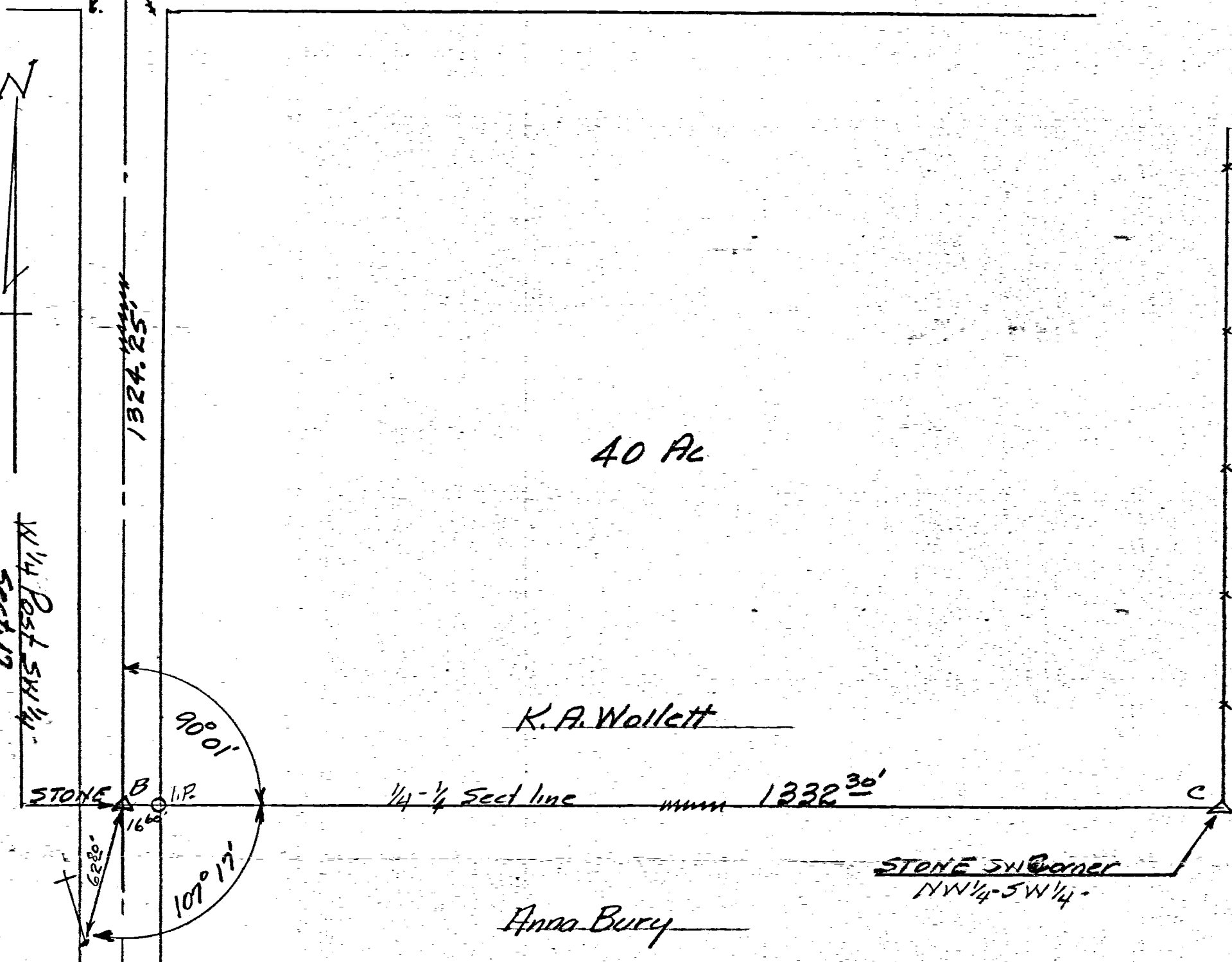
02-D(17)

02-17-300-001

Residence

Stone W<sup>1</sup>/<sub>4</sub> Post  
Sect. 17

Rockford West Road



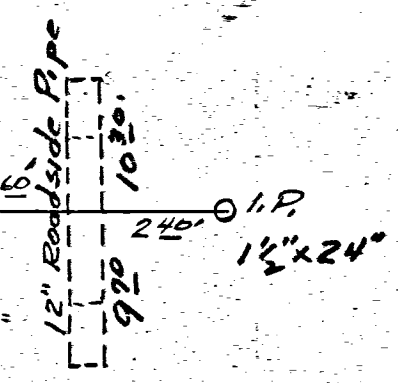
40 AC

K.A. Wallett

Anna Bury

40 AC's

Stone "B"



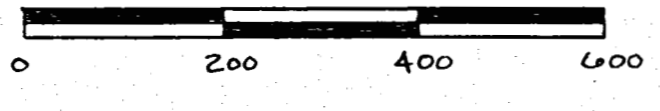
Detail of Stone "B"

ANNA BURY SURVEY  
SW<sup>1</sup>/<sub>4</sub> Sect. 17 T45 R2E  
DUBLIN Twp. MERCER Co. Ohio  
To establish Line B-C.  
April 20-60 B.R. Gehlert  
# 3909



# YOUNGBLUTT SURVEY

PART OF SECTIONS 8 AND 17,  
 AND PART OF O.L. 27 IN THE  
 VILLAGE OF ROCKFORD, T.  
 4 S., R. 2 E., DUBLIN TOWN-  
 SHIP, MERCER COUNTY, OHIO.  
 SEPTEMBER 14, 1993 SCALE 1"=200'



## CURVE DATA

$\Delta$  = 07° 19' 14"  
 R = 5288.84  
 T = 338.33  
 L = 675.74

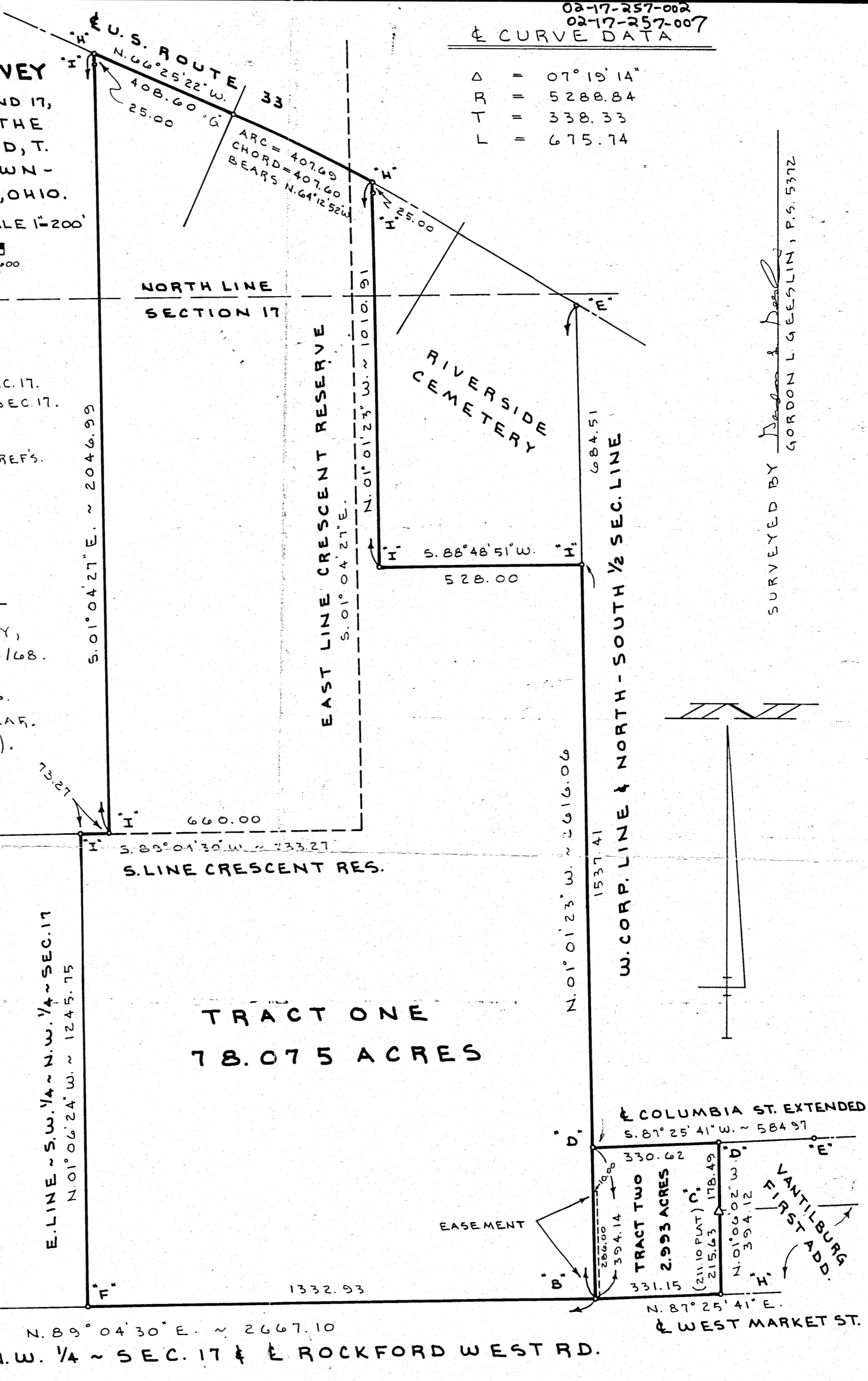
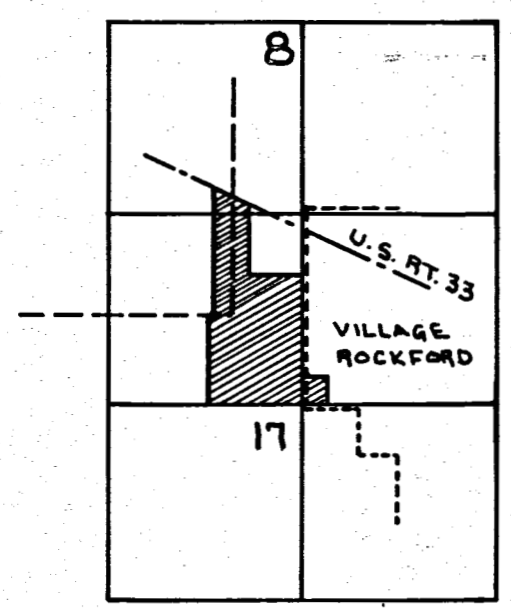
## LEGEND

- "A" = COR. STONE @ W. 1/4 POST ~ SEC. 17.
- "B" = R.R. SPIKE FD. @ CENTER ~ SEC. 17.
- "C" = COR. STONE FD.
- "D" = 5/8" IRON BAR FD.
- "E" = P.K. NAIL FD. / SET. BY REFS.
- "F" = NAIL FD.
- "G" = MINE SPIKE FD.
- "H" = MINE SPIKE SET.
- "I" = 5/8" IRON BAR SET.

## SURVEY REFERENCES

- 1) YOUNBLUTT SURVEY,  
R. THOMPSON, P.S., 11/25/68.
- 2) FRISINGER SURVEY, G.  
GEESLIN, 12/5/84, (BEAR.  
BASIS FROM SAID SURVEY).
- 3) McDONOUGH SURVEY,  
B GEBHART, P.S., 9/2/65.

## LOCATION SKETCH



SURVEYED BY *Gordon L. Geeslin*  
 GORDON L. GEESLIN, P.S. 5372

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



PERMANENT PARCEL No. \_\_\_\_\_

Part of: \_\_\_\_\_ Sec. \_\_\_\_\_ T. \_\_\_\_\_ R. \_\_\_\_\_ Township \_\_\_\_\_

Grantor: \_\_\_\_\_ Area Retained: \_\_\_\_\_ Acres

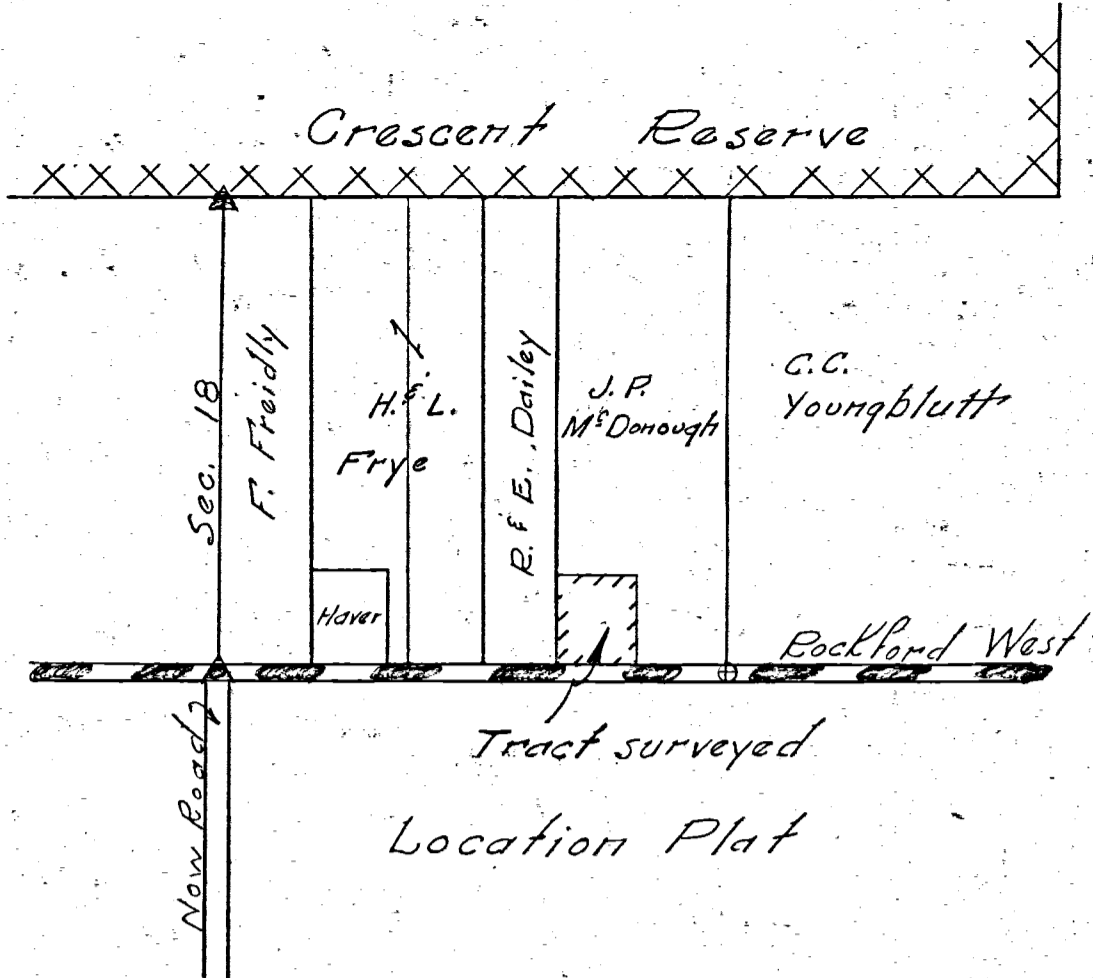
Grantee: \_\_\_\_\_ Area Transferred: \_\_\_\_\_ Acres

Deed References: \_\_\_\_\_

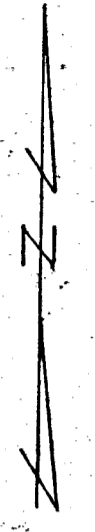
APPROVALS:

AGENCY: Board of Health	County Sanitary Engineer	County Engineer
DATE: _____		

RECORD  
4 Sept 1965  
8:47 A  
Sept 7 1965  
Plat Book & Page 57  
K. R. Youngblutt  
Notary Public, Mercer County, Ohio  
File # 35

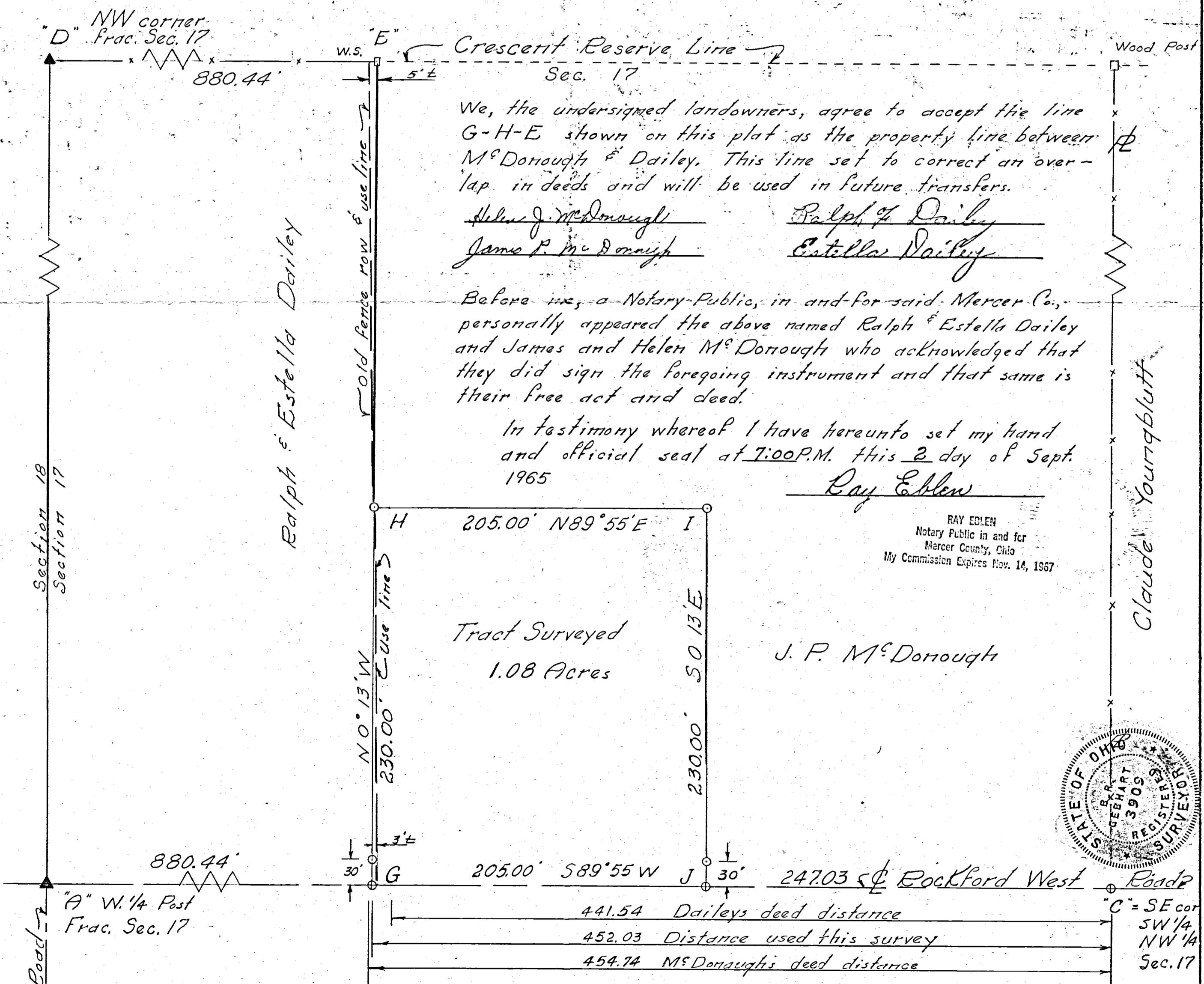


J.P. McDONOUGH SURVEY  
Part East Side SW 1/4 NW 1/4 Fr. Sec. 17, T4S, R2E  
DUBLIN TWP., MERCER CO., OHIO  
August 1965



Scale: 1" = 50'  
Legend:  
○ = Iron Pipe  
⊕ = Nail & cap  
▲ = Section Stone

J. P. McDonough



We, the undersigned landowners, agree to accept the line G-H-E shown on this plat as the property line between McDonough & Dailey. This line set to correct an overlap in deeds and will be used in future transfers.

Helen J. McDonough      Ralph G. Dailey  
James P. McDonough      Estella Dailey

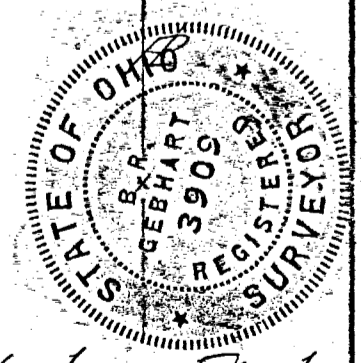
Before me, a Notary Public, in and for said Mercer Co., personally appeared the above named Ralph & Estella Dailey and James and Helen McDonough who acknowledged that they did sign the foregoing instrument and that same is their free act and deed.

In testimony whereof I have hereunto set my hand and official seal at 7:00 P.M. this 2 day of Sept. 1965

Ray Eble  
RAY EBLEN  
Notary Public in and for  
Mercer County, Ohio  
My Commission Expires Nov. 14, 1967

Tract Surveyed  
1.08 Acres

J. P. McDonough



The McDonough & Dailey deeds overlap 13.2 feet, both starting at SE cor. SW 1/4 NW 1/4 Frac. sec. 17. Line G-H-E is 880.44 feet east of & parallel to the west line of section 17 and is the correct distance on deed dimensions for all tracts between the west line of sec. 17 to the McDonough property. The old fence row & use line crosses survey line G-H-E as shown on plat.

This survey showing monuments, bearings and distances is correct to the best of my knowledge and belief.  
9-2-65 B.R. Walhart  
Sr. # 3909

C = SE cor SW 1/4 NW 1/4 Sec. 17

100

# Survey Daniel J. Wolff Est.

02-18-200-001  
02-18-200-002

SURVEY No. \_\_\_\_\_ In Town \_\_\_\_\_ of Range \_\_\_\_\_ East. Plat and Notes of Survey made by me on the \_\_\_\_\_ day \_\_\_\_\_ of \_\_\_\_\_, A. D. 19\_\_\_\_, in Sec. 17, 18, Town 45, of Range 2E, at the instance of D.J. Wolff, Dublin TWP Book 4.

02-17-100-004  
02-17-100-005

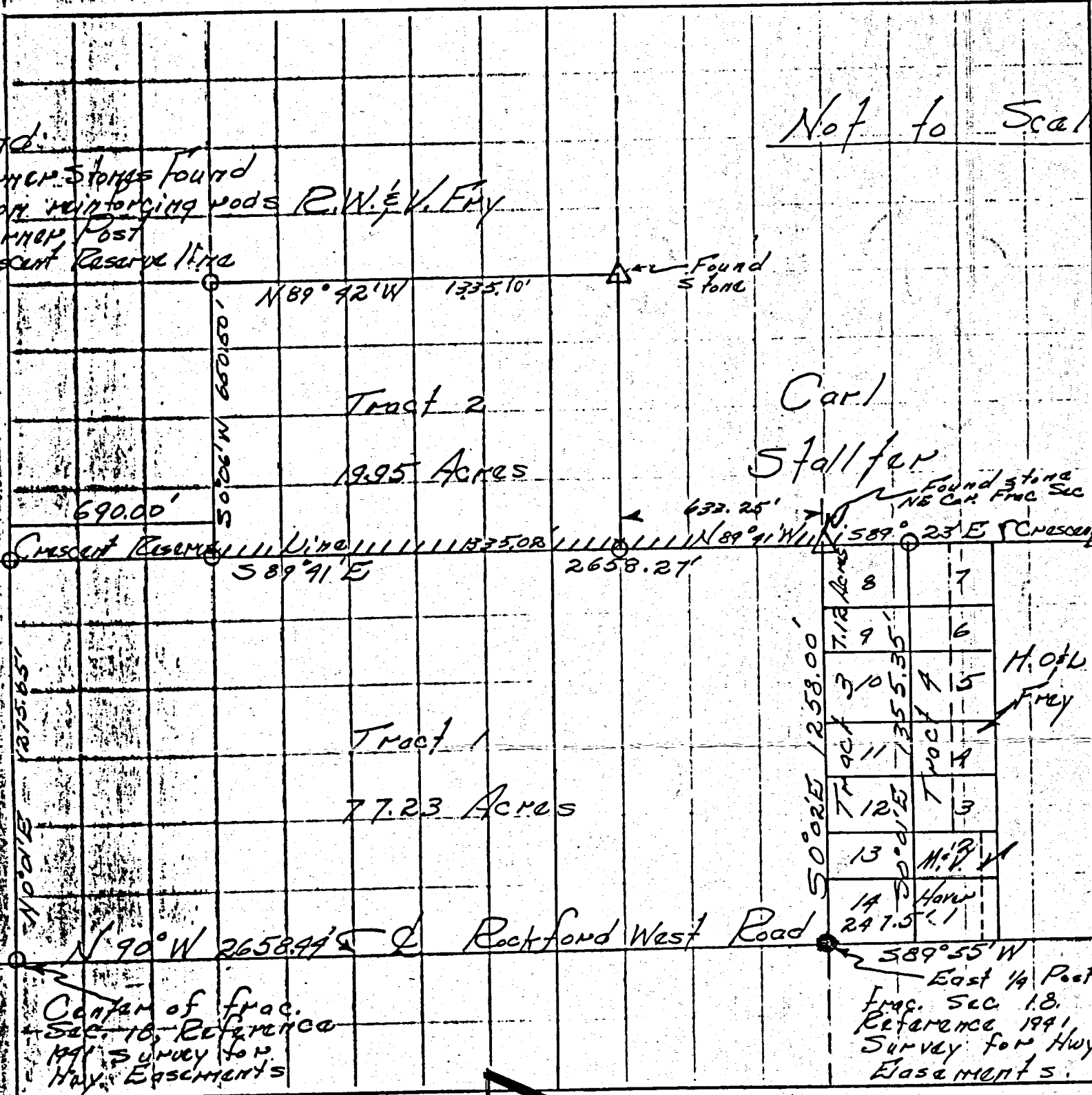
02-17-100-008

Tract No. 1 = NE 1/4 Frac. Sec. 18  
Tract No. 2 = Pt. South and Crescent Reserve  
Tracts No. 3, 4 = W. 1/2 NW 1/4 Frac. Sec. 17

### Legend:

- △ = Corner Stone Found
- = Iron Reinforcing rods R.W. & V. Fry
- = Corner Post
- ||||| = Crescent Reserve Line

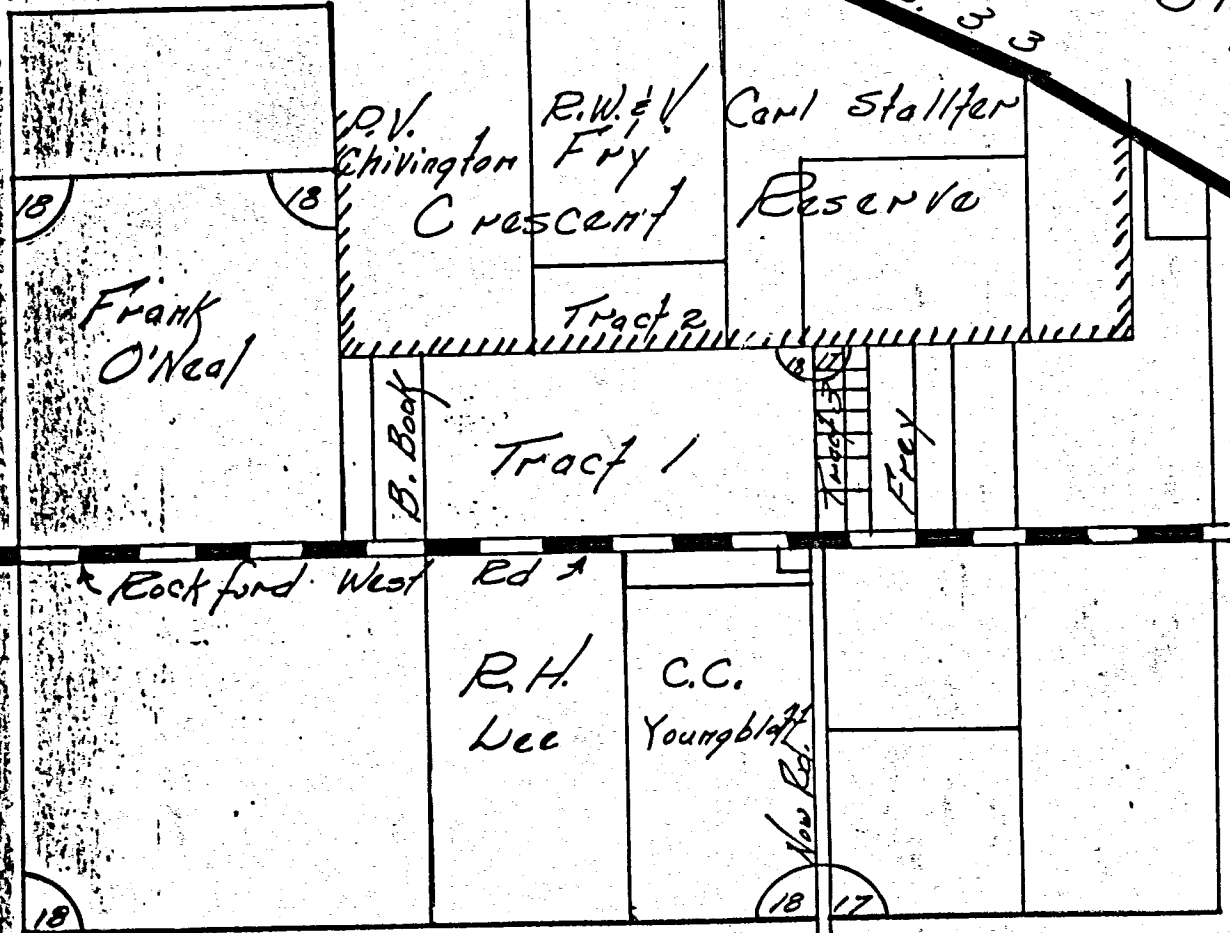
Not to Scale



Center of frac. Sec. 18 Reference 1991 Survey for Hwy. Easements

East 1/4 Post frac. Sec. 18 Reference 1991 Survey for Hwy. Easements

Location Plat Shaded area surveyed



02-17B

# ROAD RECORD

Sec 17 T 45 R 2 E Dublin Township

Survey made by me in the East side N E frac 4 of sec 17 T 45 R 2 E  
May 22<sup>nd</sup> 1879 at the inst of J. N. Fordyce

- A A Stake and Stone 10.8.6 S 57° E 591 chs from E Walnut 48° 35' E 6124 W Oak 30 N 79° W 106
  - B B Stake and Stone 14.12.8 Hickory 6 N 15° E 41
  - C C Stake Stone 12.10.7 Hickory 13 N 75° W 892 Elm 20 S 23° E 87 1/2
  - D D Stone at N 1/2 Post Stone 15.12.10 Walnut 108° 40' 245 1/2
  - E E Stone 12.10.4 being 62 links south of N 1/2 Post Walnut 108° 5' 183'
- May 23<sup>rd</sup> 1879  
M. Schuyler Surveyor

Comp

3 notes of survey made by me in the N E frac 4 of sec 17 T 45 R 2 E  
At the instance of C. W. Alexander and J. N. Fordyce see Page 40 Book 20

- A A Stake Stone 14.12.8 Hickory 6 N 15° E 41 see B above
- B B Stake & Stone 12.10.7 Hickory 13 N 75° W 892 Elm 20 S 23° E 87 1/2 see D above
- F F Stake & Stone 22.2.10 White Oak 7.2 N 82° E 222 Hickory 10 S 23° E 43 1/2 22 1/2
- G G Stake & Stone 8.6.12 White Oak 22° 13' 161 Hickory 14 N 76° W 115
- A A Stake and Stone 15.12.10 Walnut 108° 5' 183 links distant 140° 35' E 6124 W Oak 30 N 79° W 106

The above notes are correct to the best of my belief

Shanesville June 7<sup>th</sup> 1879 M. Schuyler Surveyor  
The above notes of survey were copied by me from note Book  
No. 20 Pages 40 and 50 and are correct to the best of my knowledge & belief  
Celina Aug 22<sup>nd</sup> A.D. 1892. Marcus Schuyler Surveyor

Notes on Page 57 B 20 see P

- H A Stone 10.7.5 Red Oak 15 S 19° W 372 Stone corner N 57° W 98 links distant
- I B Stake & Stone 12.8.6 Burr Oak 40 S 28° W 38 1/2
- K C corner of street and Alley on North side of Alley
- L D Stake on North side of alley
- M E Stake on East side of alley
- A A Stake & Stone 15.12.10 Walnut 108° 5' 183 links distant 140° 35' E 6124 W Oak 30 N 79° W 106

The above is correct to the best of my belief

Shanesville June 7<sup>th</sup> 1879 M. Schuyler Surveyor  
The above notes of survey were copied by me from note Book 20 Page 57  
Celina Aug 22<sup>nd</sup> 1892 Marcus Schuyler Surveyor

Comp

- L D Stake on North side of alley
- M E Stake on East side of alley
- A A Stake & Stone 15.12.10 Walnut 108° 5' 183 links distant 140° 35' E 6124 W Oak 30 N 79° W 106

# MERCER COUNTY. 150

22-D

6.75  
 66  
 6050  
 6050  
 6050

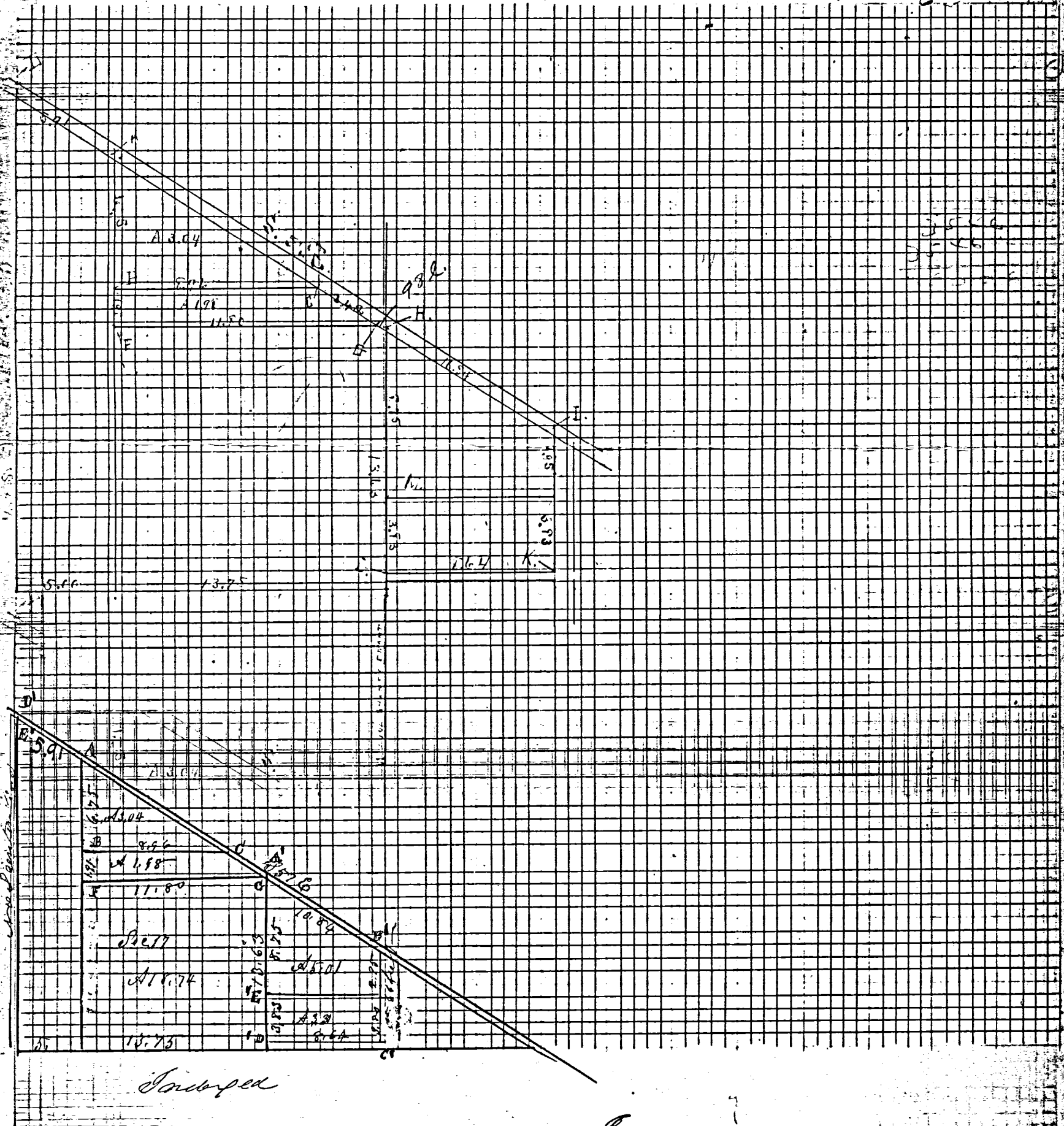
1.6  
 372  
 372  
 744

11.8  
 66  
 708  
 708  
 7758

55.91  
 66  
 3546  
 3546  
 39006

8.96  
 66  
 5376  
 5376  
 59136

97  
 66  
 588  
 588  
 6668



Notes of corner of Mill Lot in <sup>Indorsed</sup> South's Addition to ~~Morgan~~  
 April 16<sup>th</sup> 1882 At SW corner of stone 14. 8. 4 1/2 inches  
 At NW corner of stone 14. 8. 6 20 feet South of Re. Re.  
 At SE corner of stone 18. 16. 12. Survey book 88 155 6 23  
 At SW corner of stone 20. 14. 12. no two the stone notes were  
 copied from Note Book 20 Page 125 and are correct  
 Celina Aug 23<sup>rd</sup> 1882 1<sup>st</sup> day of the Fair M. Schuyler Surveyor

3-250

248



# ROAD RECORD

Sec 17 T4S R2E Dublin Township

Survey made by me in the East side N E frac 4 of frac sec 17 T4S R2E  
May 22<sup>nd</sup> 1879 at the Inst of J. N. Fordice

- A A Stake and Stone 10.8.6 S 57° E 591 chs from E Walnut 148° 35' 1/2 E 124 W Oak 30 N 75° 31'
  - B B Stake and Stone 14.12.8 Hickory 6 N 15° E 41
  - C C Stake Stone 12.10.7 Hickory 13 N 75° W 89 1/2 Elm 25 S 23° E 87 1/2
  - D D Stone at N 1/4 Post Stone 15.12.10 Walnut 100 1/2 E 245 1/2
  - E E Stone 12.10.4 being 62 links south of N 1/4 Post D Walnut 100° 5' E 183'
- May 23<sup>rd</sup> 1879 M. Schuyler Surveyor

Comp

Notes of Survey made by me in the N E frac 4 of frac sec 17 T4S R2E  
At the Instance of C. W. Alexander and J. N. Fordice see Page 40

- A A Stake Stone 14.12.8 Hickory 6 N 15° E 41
  - B B Stake & Stone 12.10.7 Hickory 13 N 75° W 89 1/2 Elm 25 S 23° E 87 1/2
  - C C Stake & Stone 12.7.7 White Oak 9 N 48° E 20 1/2 Honey Locust 22 S 43° E 21 1/2
  - D D Stake and Stone 8.6.2 White Oak 22 S 13 1/2 W 51 Hickory 14 N 76 1/2 W 115
- Stone corner S 57° E 98 links distant

The above notes are correct to the best of my belief

Shanesville June 7<sup>th</sup> 1879 M. Schuyler Surveyor

The above notes of survey were copied by me from vol. 20 P. 40

Celina Aug 22<sup>nd</sup> 1892. Marcus Schuyler Surveyor

Notes on Page 57 B20 Sec 8

- H H Stone 10.7.5 Road Oak 15 S 19 W 37 1/2 Stone corner N 57° W 58 links distant
- I I Stake & Stone 12.8.6 Burr Oak 100 S 25 1/2 W 38 1/2
- K K corner of street and Alley on North side of Alley
- L L Stake on North side of Alley
- M M Stone 12.8.5 by me in survey July 10 & 11<sup>th</sup> 1863 at Instance of W. B. Steeger and Henry Vantilburg Redoubt 130 S 53 W 77 1/2 S 81 W 88 1/2

The above is correct to the best of my belief

Shanesville June 7<sup>th</sup> 1879 M. Schuyler Surveyor

The above notes of survey were copied by me from vol. 20 P. 50

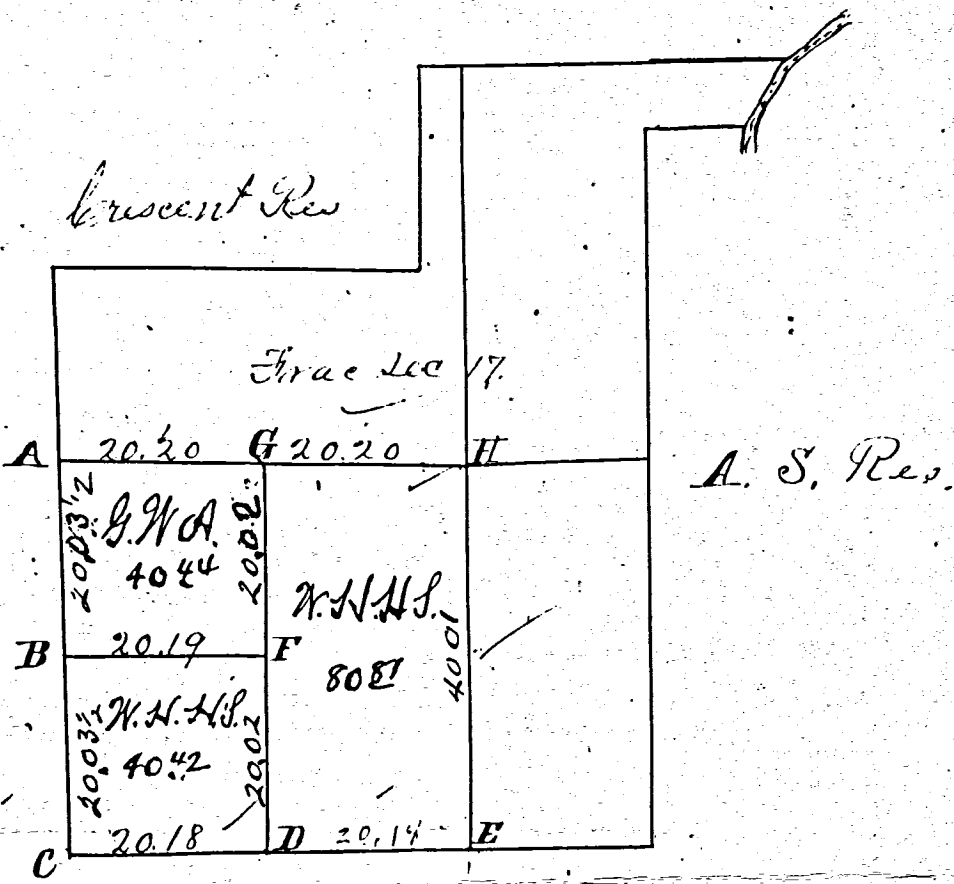
Celina Aug 22<sup>nd</sup> 1892 Marcus Schuyler Surveyor

Comp

117  
22-D

Survey to 35. Plat and notes of survey made by me in the S.W. 1/4 of sec. 17 town 48 N R 3 E on the 23rd day of Nov. 1859. at the instance of W. H. Co Sheriff. Chas. H. H. Henry Vanliborgh and H. H. Co. Scale 4 inches to a mile. the top of plat very north.

- A N 1/4 post. I find the old stake corner correct. the witness bears 902 drove stake and marked Burr Oak 22 S 77 E 129 1/2 Do. 22 S 20 W 5
- B stake brick bats and stone 22. 12. 4. all stone planted Aug 26. 1860 marked Burr Oak 27. N 71 1/2 W 19. Burr Oak 14 N 26 1/2 E 87.
- C S.W. corner of sec. I find the stump of Aspen 10 S 22 E 557 also White Oak 10 S 73 W 231. Standing green marked instead of Elm as in notes. I planted a stake deep brick bats and stone 18. 12. 9. bearing prairie and marked new Maple 14 S 48 3/4 W 177 1/2



at A N 1/4 Post I planted a stake 20. 18. 12. inches in Road Survey done 30th 1855. W. Schuyler Co Sur

- D on an equal division of line. I drove a stake no trees marked
- E S 1/4 post. see notes of survey in sec. 17. at H the S 1/4 post. Sur No 33 stake deep & Stone 16. 5. 1 1/2 Pigeon Oak 14 N 24 1/2 E 160 Hickory 8 S 63 E 76
- F on an equal division of line. stake brick bats and stone 14. 10. marked Burr Oak 12 N 20 W 97. Burr Oak 9 S 71 3/4 W 24 1/2
- G stake brick bats and stone 14. 12. 9. from which bears White Oak 9 S 23 1/2 E 34 1/2 White Oak 16 S 8 1/2 W 40.

The above Plat and notes of survey made by me in the S.W. 1/4 of said fractional section are hereby certified to be correct to the best of my knowledge and belief, no corners being planted at the corners marked A and B. The length of lines as marked in chains and hundredths or links. The area in acres and hundredths

Surveyors Office, Genoa

Mar 28th A.D. 1861

Marcus Schuyler Surveyor of Mercer Co Ohio

RECORDER PLAT BOOK # 6

# DUBLIN TWP.

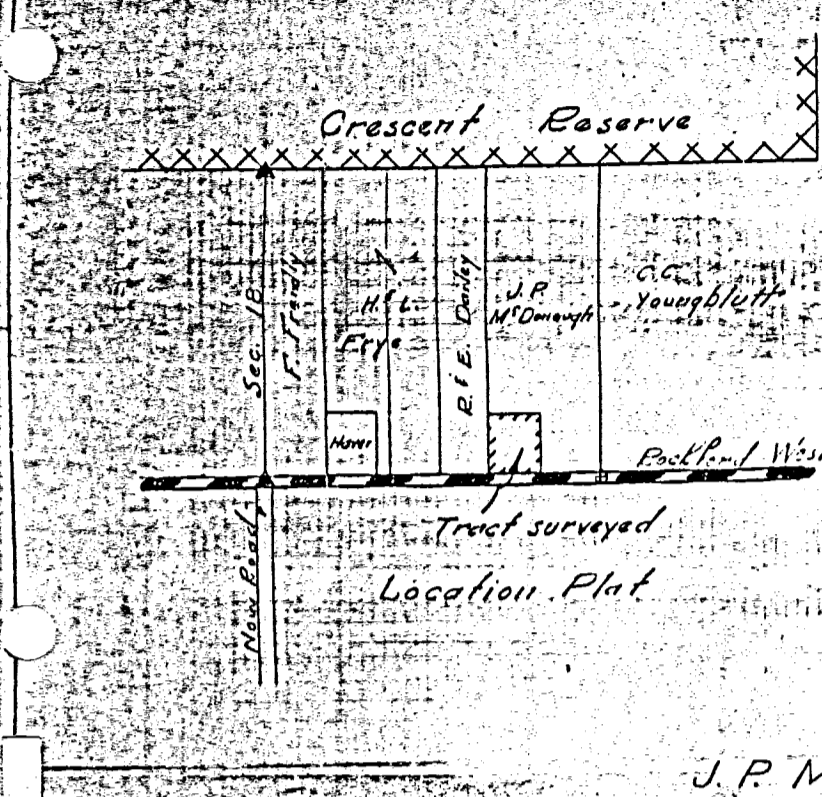
PRESENTED CORD  
 On the 4th day of Sept 1965  
 at 8:47 o'clock A.M.  
 recorded Sept 7 1965  
 in Mercer Co., Ohio, Record of  
Plat Book & Page 57  
Estelle M. Cain  
 Recorder, Mercer County, Ohio Fee \$3.35

## J.P. McDONOUGH SURVEY

Part East Side SW 1/4 NW 1/4 Fr. Sec. 17, T45, R2E

DUBLIN TWP., MERCER CO., OHIO

August 1965



Scale: 1" = 50'

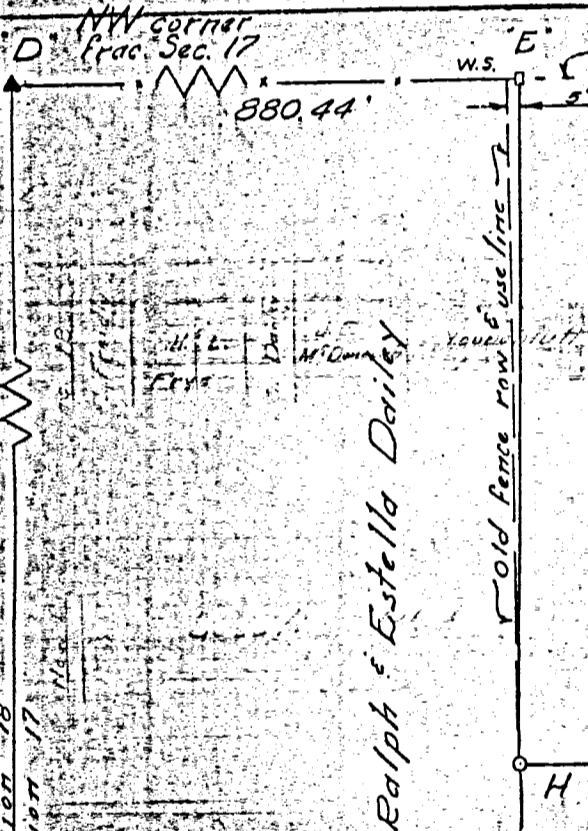
Legend:

- • Iron Pipe
- ⊕ • Nail cap
- ▲ • Section Stone

J. P. McDonough

# DUBLIN TWP.

PRESENTED CORD  
 On the 4th day of Sept 1965  
 at 8:47 o'clock A.M.  
 recorded Sept 7 1965  
 in Mercer Co., Ohio, Record of  
Plat Book & Page 57  
Estelle M. Cain  
 Recorder, Mercer County, Ohio Fee \$3.35



We, the undersigned landowners, agree to accept the line G-H-E shown on this plat as the property line between J.P. McDonough & Dailey. This line set to correct an overlap in deeds and will be used in future transfers.

Helen J. McDonough      Ralph H. Dailey  
James P. McDonough      Estelle Dailey OHIO

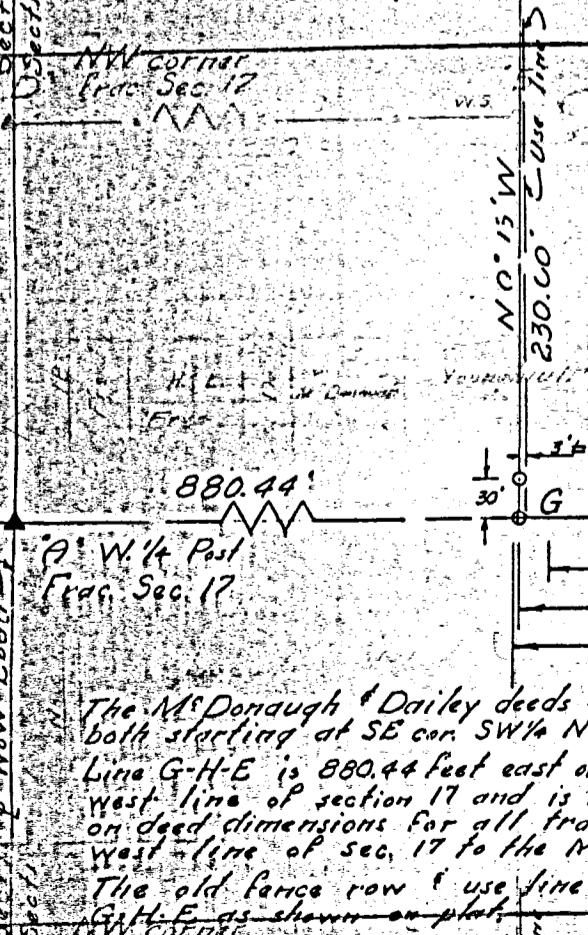
Before me, a Notary Public, in and for said Mercer Co., personally appeared the above named Ralph & Estelle Dailey and James and Helen M. McDonough who acknowledged that they did sign the foregoing instrument and that same is their free act and deed.

In testimony whereof I have hereunto set my hand and official seal at 7:00 P.M. this 2 day of Sept. 1965  
Ray Eblen

RAY EBLEN  
 Notary Public in and for  
 Mercer County, Ohio  
 My Commission Expires Nov. 14, 1967

# DUBLIN TWP.

PRESENTED CORD  
 On the 4th day of Sept 1965  
 at 8:47 o'clock A.M.  
 recorded Sept 7 1965  
 in Mercer Co., Ohio, Record of  
Plat Book & Page 57  
Estelle M. Cain  
 Recorder, Mercer County, Ohio Fee \$3.35



1.08 Acres

Distances:  
 441.54 Daileys deed distance  
 452.03 Distance used this survey  
 454.74 M. McDonough's deed distance

The M. McDonough & Dailey deeds overlap 132 feet, both starting at SE cor. SW 1/4 NW 1/4 Frac. sec. 17. Line G-H-E is 880.44 feet east of & parallel to the west line of section 17 and is the correct distance on deed dimensions for all tracts between the west line of sec. 17 to the M. McDonough property. The old fence row & use line crosses survey line G-H-E as shown on plat.

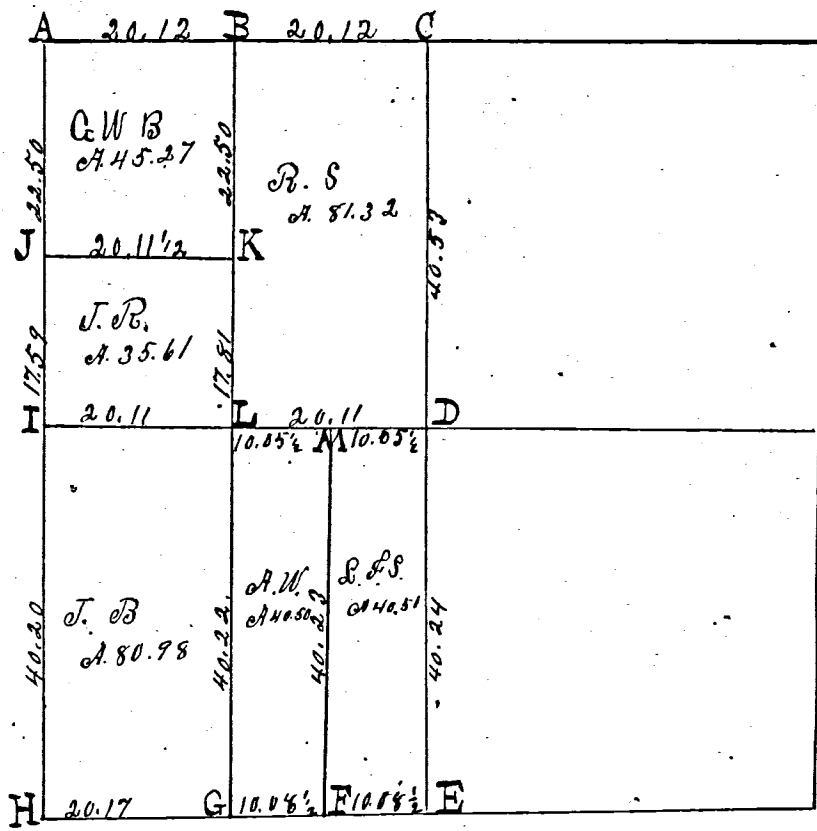
This survey showing monuments, bearings and distances is correct to the best of my knowledge and belief.  
9-2-65 B.R. Waldhart

RAY EBLEN  
 Notary Public in and for  
 Mercer County, Ohio  
 My Commission Expires Nov. 14, 1967



Survey No. 231.

From note book No 10, page 139. Plat and notes of survey made by me. March 10 & April 16, 1866. in Sec 21, T. 4, R. 1, E. at the instance of L. F. Sapp, Anthony West, John Beam, Richard Smaley, Jacob Riffle and S. W. Bartlett. Chainmen sworn Jacob Riffle and Elias Sussler. Scale 4 inches to a mile. Top North.



- A. B and C. See notes of Survey in Sec 16 June 12, 1865.
- E See survey in Sec 28. Stone 12. 9. 6.
- D Center of sec. at crossing of right lines from 1/4 parts. Stake, lime stone 14. 8. 6. Beech 18. N 56 W 63. Beech 17 S. 32 E 82 1/2.
- F Stake and stone, 12. 7. 5. Beech 16 N 46 W 40 1/2. W. Elm 20. S 27 W 43.
- G Stake and stone 12. 6. 4. Black Walnut 16 N 36 1/2 E 51. Jack Oak 6 S 9 1/2 E 28.
- H S.W. corner of sec. I find the stumps of both the original bearing trees correct. Planted stake deep stone 15, 12, 9. Sweet Oak 15 N 45 E 54. White Oak 6 N 75 W 30 1/2.
- I Stone, see survey in Sec. 20. J. Stake. Burr Oak 1 1/2 S 82 1/2 E 40 1/2 not marked.
- K Stake and stone 11. 6. 5. Black Walnut 8. S 43 1/2 E 76. Sweet Oak 5. N 67 1/2 E 26.
- L Stake and stone 12. 5. 4. Red Oak 8. N 19 1/2 E 67 1/4.
- M Stake and stone 10. 10. 8. Red Oak 6 N 11 1/2 W 42. Sycamore 30 N 64 1/2 E 52 1/4

The division of the West half of N. W. 1/4 made by agreement of Jacob Riffle and S. W. Bartlett and the corners at J and K fixed with full consent of both parties, The same being fully explained to them by me. The above plat and notes I certify correct to the best of my belief. - Surveyors Office Calina O. Feb 24. A. D. 1867. W. Schuyler Co Sur. Mercer Co. Ohio.

Survey No. 232.

- V Note book No 10 pg 142. See plat on page 300. Survey made in the S.E. 1/4 of corner section, surveyed March 27th 1866 at the instance of A. R. Hunter. Chainmen sworn W. W. Countright & Joel M. Whitley. "E" Stake. W. Oak 8. S 72 1/2 W 135 1/2 White Oak 18 N 6 1/2 W 100. F. Stake. White Elm 18. N 86 E 101. White Elm 16 N 57 1/2 W 205 1/2.
- G Stake. H. stake. Sugar tree 10. N 7 1/2 E 37. Mulberry 6 N 24 1/2 W 30 1/2. The above notes are correct to the best of my knowledge and belief. At H in road survey June 30. 1865 marked White Oak 14 N 26 W 50. W. Hickory 12 N 75 1/2 W 44 1/2.

Surveyors Office Calina O. Feb 24. A. D. 1867. Marcus Schuyler Co. Sur. of Mercer County Ohio. 24 P. O. 24

115 Notes of survey made by me in frac sec 17, Town 4 S R 2 E. In Survey No 32 Page 113 at bottom

B on an equal division of line. I drove a stake deep and planted a stone corner with brick bats around stone. Stones 14, 3(?) 6, and marked Burr Oak 5 S 50 E 73, Burr Oak 7 S 10 N 55 1250 chs N of C on river.

B omit the words "on an equal division of line," Read the remainder (?) said point being N 29° E 33<sup>75</sup>/<sub>100</sub> chas from a point 6<sup>15</sup>/<sub>100</sub> chs N of A on the North and South lines being the center line

A on the center of line. I planted stake brick bats & stone 15.12.9<sup>15</sup> and marked Red Oak 8 S 55<sup>1</sup>/<sub>2</sub> E 79<sup>1</sup>/<sub>2</sub>. Red Oak 9 N 43 E 84.

C White Oak 36. niche diameter corner tree N 16° E 26<sup>2</sup>/<sub>100</sub> chs from D

D stake stone corner on River bank. 9<sup>50</sup>/<sub>100</sub> chs E of E. stake deep & stone 15.10.7. marked Hickory 12 S 69 E 7. Hickory 6 N 29 E 19.

E I find the White Oak 24 N 74 E 40. as in notes standing green marked also. the roots of Hickory S 30 E 70 all agreeing with notes. I drove a stake deep at said corner and planted a stone 12.6.5 inches at said corner & marked Hickory 8 S 22 N 49

F stake brick bats and stone 14.8.8, being 50 links north of the N. E. corner of the S<sup>1</sup>/<sub>2</sub> of the E fractional 1/2 of said fractional sec No 17.

B being at the center of Road, marked White Oak 30 S 66<sup>3</sup>/<sub>4</sub> N 144. White Oak 30. N 39<sup>1</sup>/<sub>2</sub> N 153.

G at said corner I find both bearing trees standing as follows Hickory 15 S 44 E 33. White Oak 14 N 18 N 34. all correct I planted

A stake deep and stone 17.5.1<sup>1</sup>/<sub>2</sub> niche stake brick bats & stone 15.12.9<sup>15</sup>

H 84 foot no notes at said corner made on line of N 43 E 84 and do

at a proportional division of the excess of one corner which being 53 links gives 36 links to 40 chs and 17 links to 18<sup>58</sup>/<sub>109</sub> chs the fractional part, said point being fine by the consent of all the parties who have land adjoining said corner all parties being present when said corner was established I planted stake deep and stone 16.5.1<sup>1</sup>/<sub>3</sub> dressed and marked Pigeon Oak 14 N 24<sup>1</sup>/<sub>2</sub> E 160. Hickory 8 S 63 E 76.

I hereby certify the above and foregoing to be true and correct to the best of my knowledge and belief.

Surveyor's Office Belmont  
Mar 28<sup>th</sup> 1861  
Marcus Schuyler Surveyor of Mercer Co Ohio

A stake deep and stone 17.5.1<sup>1</sup>/<sub>2</sub> niche stake brick bats & stone 15.12.9<sup>15</sup>

H 84 foot no notes at said corner made on line of N 43 E 84 and do

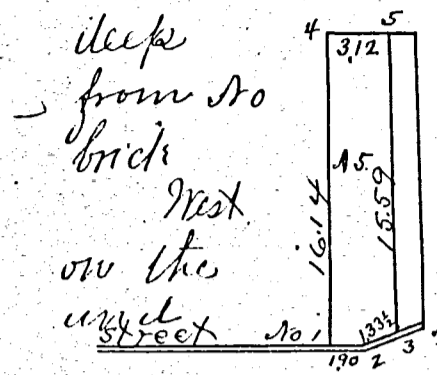
I hereby certify the above and foregoing to be true and correct to the best of my knowledge and belief.

Surveyor's Office Belmont  
Ohio  
246

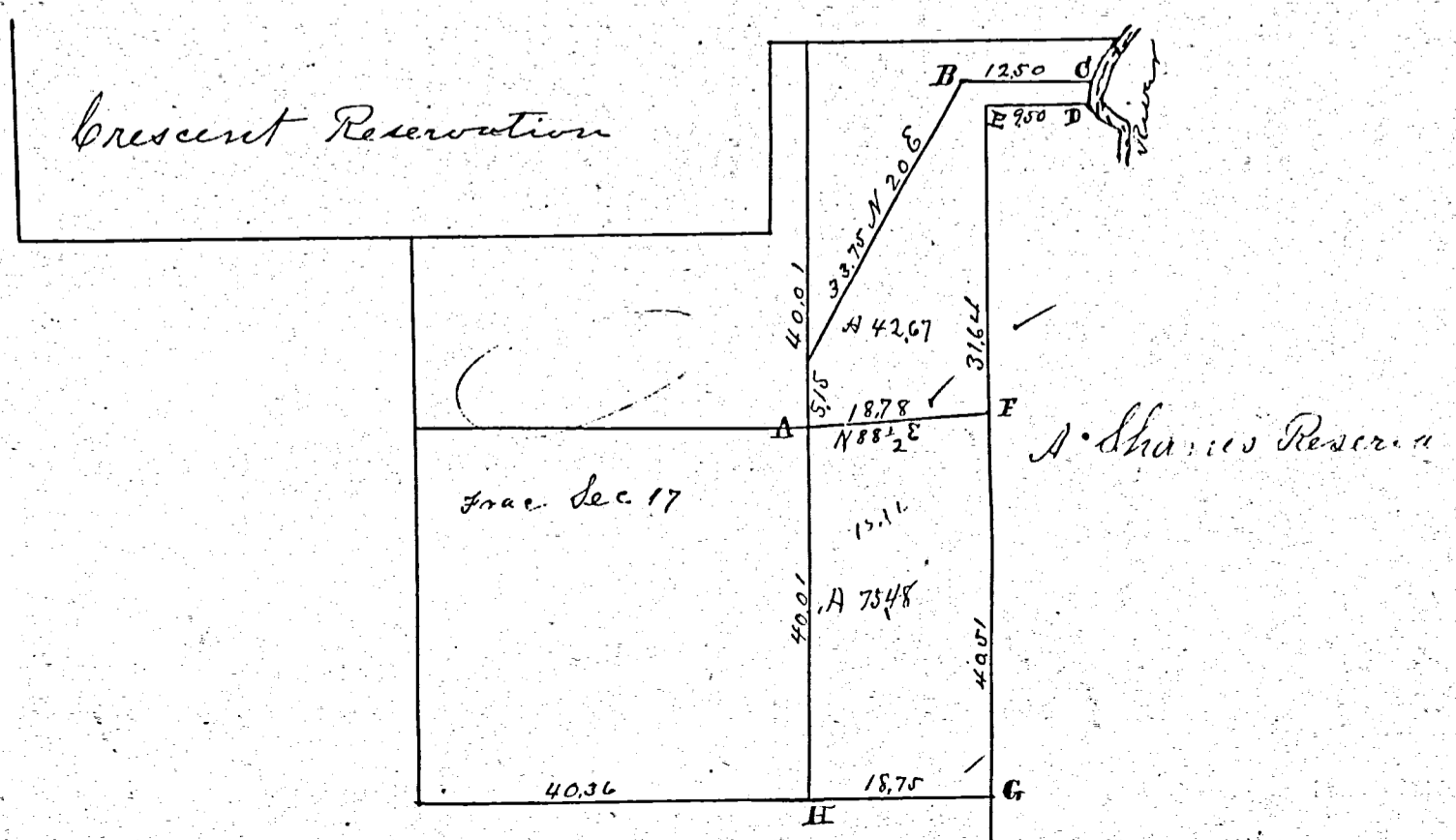
113

02-D

Survey No 31. Plat and notes of survey made by me in out lot No 3 in the town of Bellevue on the 11<sup>th</sup> & 12<sup>th</sup> days of Nov-1859, at the instance of Mary Walker on written order of J.W. Riley being 5 acres off of the west side of said lot. Scale 8 inches to a mile. Top of plat being North, at No 1. at the S.W. corner of said out lot No 3 I planted stake deep brick bats and <sup>round</sup> stone 14.8.6. near Blk Walnut & S 76 1/2 W 17. At No 2. 190<sup>0</sup>/<sub>100</sub> chs E of No 1. I planted stake deep brick bats and lime 20.14.4. At No 3. N 66° E 133 1/2 chs. I drove stake deep and planted a stone 12.8.7. with East bats around it at No 4. I drove stake deep and planted a lime stone 17.10.3. & brick bats. At No 5. A line of said out lot No 3 I drove a stake deep and planted (?) a lime stone 15.5.5. with brick bats around it and marked Beech 20 or 40 or 7. A line of the triangular piece off of the S.E. corner is 12 2/2 chs the E line 55 links area of triangle .03355 acres. I hereby certify the above to be correct. Surveyors Office Bellevue - Marcus Johnson a Surveyor of Illinois Co Ill. March 27<sup>th</sup> 1861.



Survey No 32. Plat and notes of survey made by me in the E fractional 1/2 of fractional sec No. 17 in town Four (4) S. R 2 E on the 16<sup>th</sup> & 17<sup>th</sup> days of Nov A.D. 1861. At the instance of David North and Henry Van Tilburgh, Charimer sworn John B. Ralston and William D. Ralston, 2nd John S. Courtright in place of Wm D. Ralston. Scale 4 inches to a mile, the top of the plat being north. Lines marked in chs and links, the area in acres & hundredths the bearings taken from the true meridian

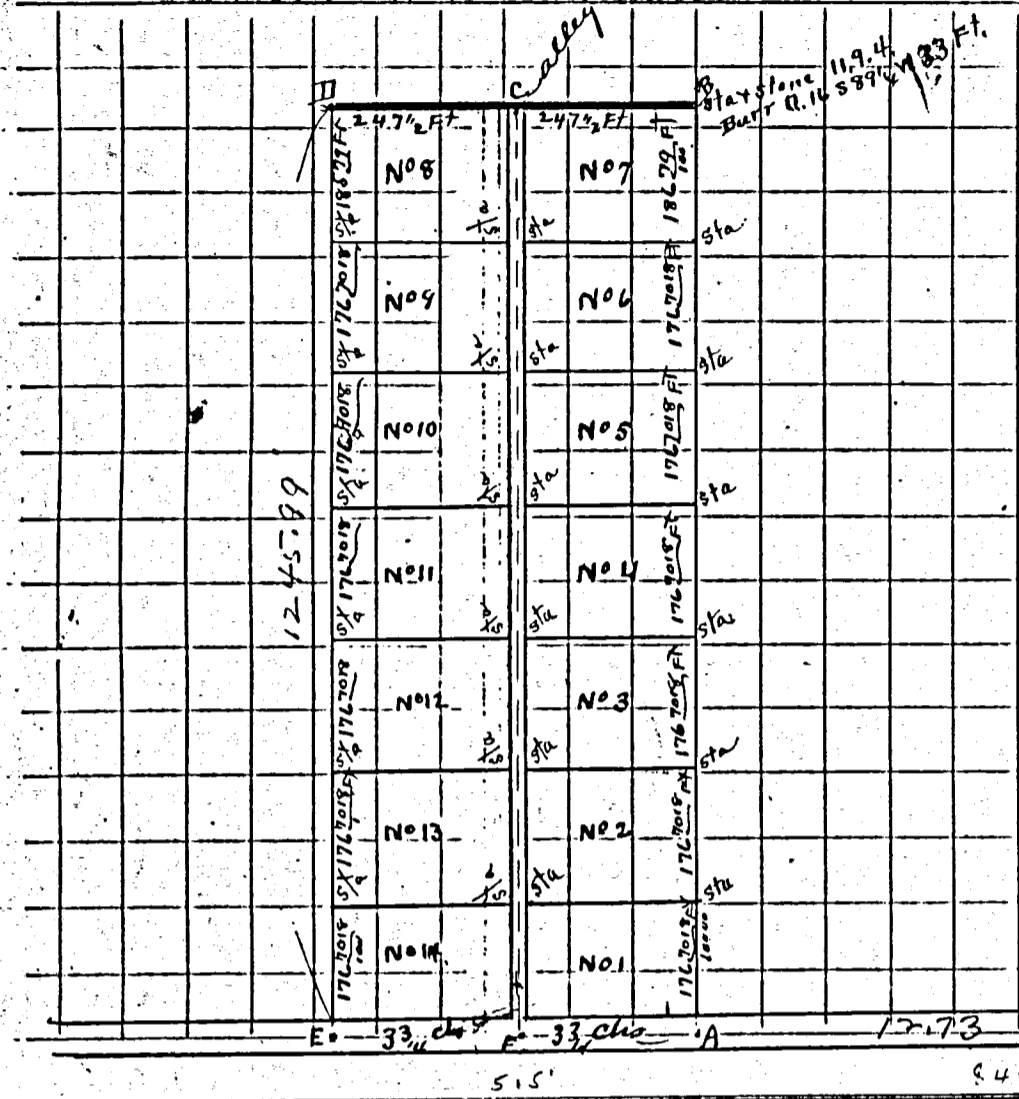


BK 2

**SURVEY No. 113** In Town 4 of Range 2 East. Plat and Notes of Survey made by me on the 14<sup>th</sup> & 15<sup>th</sup> days of June, A. D. 1886; in Sec. 17, Town 4, of Range 2, at the instance of Monmouth Lemraux, Chammun Sworn John Eberole and Nelson Tester

20ft wide alley

CONDITION OF ORIGINAL CORNERS.



176.7013 x 5 = 1060.21  
 136.77  
 1247.00  
 20.00  
 1267.00

SE 1/4 SW 1/4 NW 1/4 Sec 17 Town 4 R. 2 E.

CORNERS DESCRIBED.	BEARING TREES.	D.	Course.	Dist.	BEARING TREES.	D.	Course.	Dist.
1. Stake & Stone 8x8 in 1273 chs West of G	White Hickory	17	S 87 1/2 E	160 1/2 links				
2. " " " 119.4, 1247 FT N 5 min. W of A	Burr Oak	16	S 89 1/4 W	50 links				
3. Stake (masonry) at center of alley	Black Walnut (dead)	18	N 85 3/4 W	64 1/2 links				
4. Stake & Stone 15" x 11" x 11"	White Oak	30	N 87 1/4 W	124 2/3 links	Stone corner on Creek with Reservation line bears N 85 3/4 W 211 1/2 links			
5. EAST 1/4 Sec 18 Town 4 R. 2 East, stake & Stone by Schuyler in March 1861. only the stump of Burr Oak remain		22	S 77 E	129 1/4 and Burr Oak				
6. Stake 375 chs East of F	Apple not marked	12	N 20 1/2 E	80 1/2 links				
7. SE 1/4 SW 1/4 NW 1/4 Sec 17 Town 4 Range 2 East	Stone 14x12x9 by Schuyler in 1861. White Oak (only stump of oak)	9	S 23 1/2 E					
		16	S 8 1/2 W	40 1/2				

Correct according to the best of my belief and understanding

Justin M. Stone  
 (as Surveyor)  
 Mercer Co  
 Ohio

As Surveyor's Office  
 Celina O.  
 Dec 31<sup>st</sup> 1886





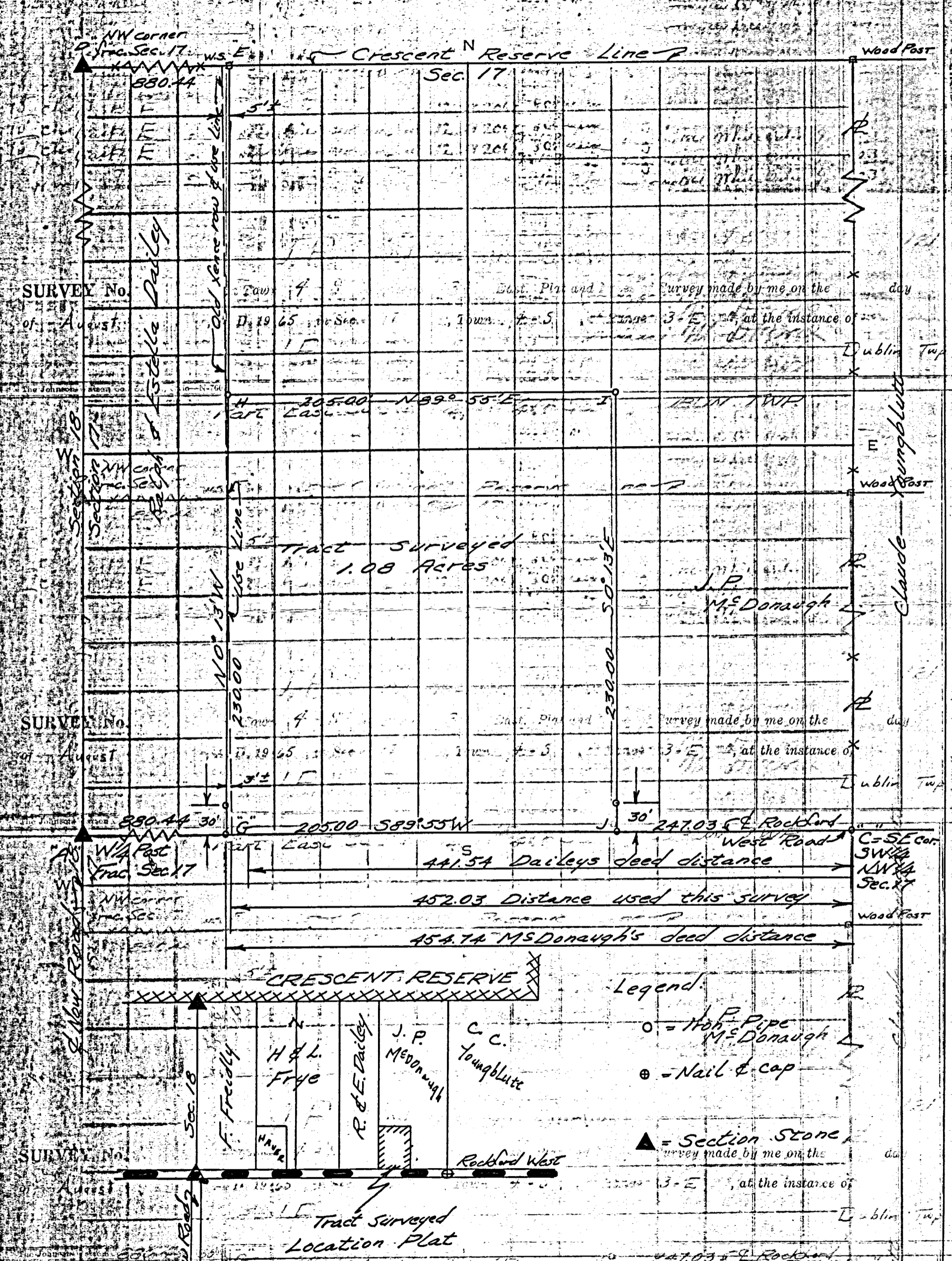
# J.P. McDonough Survey

02-D  
02-17-100-010

SURVEY No. \_\_\_\_\_  
of August \_\_\_\_\_  
In Town 4-S of Range 3 East. Plat and Notes of Survey made by me on the \_\_\_\_\_ day  
A. D. 19 65 in Sec. 17, Town 4-S of Range 3-E at the instance of \_\_\_\_\_  
J.P. McDonough \_\_\_\_\_ Dublin Twp

The Johnson-Watson Co., Dayton, Ohio-N-7609

Part East Side SW 1/4, NW 1/4, Fr. Sec. 17, DUBLIN TWP.



- Legend:
- = Iron Pipe
  - = Nail & cap
  - ▲ = Section Stone

Tract surveyed Location Plat

Tract surveyed 1.08 Acres

441.54 Daileys deed distance

452.03 Distance used this survey

454.74 McDonough's deed distance

both starting at S.E. cor. SW 1/4 Sec. 17. Line G-H-E is 880.44 feet east of & parallel to the West line of Section 17 and is the correct distance on deed dimensions for all tracted distance between the West line of sec. 17 to the McDonough property.

The old fence row of use line crosses survey line end G-H-E as shown on plat.

236  
B.E. Gehart  
reg. surveyor

02-17B

0217202009

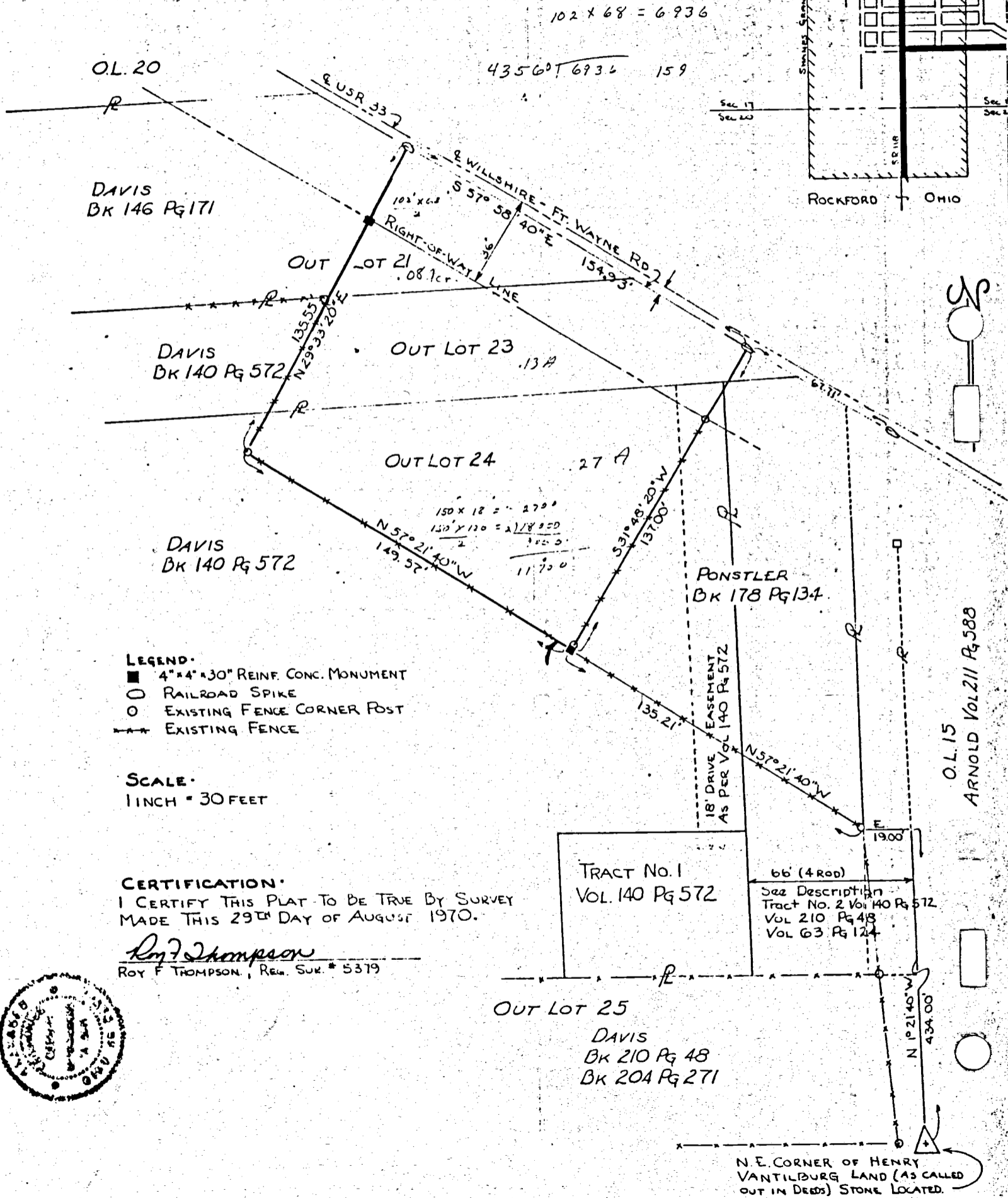
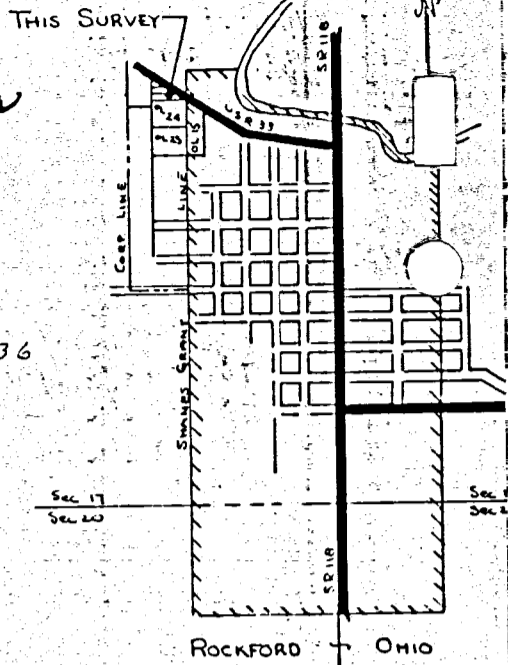
# DAVIS SURVEY

BEING A TRACT OF LAND TAKEN OUT OF OUT LOTS NUMBERED 21, 23 & 24 IN THE INCORPORATED VILLAGE OF ROCKFORD, OHIO, AND BEING A PART OF FRACTIONAL SECTION SEVENTEEN (17), TOWN FOUR (4) SOUTH, RANGE TWO (2) EAST, DUBLIN TOWNSHIP, MERCER COUNTY, OHIO CONTAINING 0.48 ACRES, MORE OR LESS, INCL. THAT PORTION PRESENTLY UTILIZED FOR ROADWAY PURPOSES. THIS SURVEY RECORDED IN THE MERCER COUNTY ENGINEERS RECORD OF SURVEYS BOOK No 4, PAGE 241.

SEC 17  
T 4 S  
R 2 E

Rockford OH. DUBLIN Twp  
BK 4

## LOCATION PLAT



- LEGEND:**
- 4" x 4" x 30" REINF. CONC. MONUMENT
  - RAILROAD SPIKE
  - EXISTING FENCE CORNER POST
  - EXISTING FENCE

**SCALE:**  
1 INCH = 30 FEET

**CERTIFICATION:**  
I CERTIFY THIS PLAT TO BE TRUE BY SURVEY MADE THIS 29<sup>TH</sup> DAY OF AUGUST 1970.

*Roy F. Thompson*  
ROY F. THOMPSON, REG. SUR. # 5379



TRACT No. 1  
VOL. 140 Pg 572

66' (4 Rod)

See Description  
Tract No. 2 Vol. 140 Pg 572  
Vol 210 Pg 48  
Vol 63 Pg 124

OUT LOT 25  
DAVIS  
BK 210 Pg 48  
BK 204 Pg 271

N.E. CORNER OF HENRY VANTILBURG LAND (AS CALLED OUT IN DEEDS) STONE LOCATED.

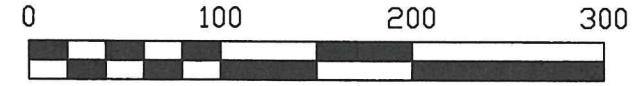
NOTE: TRACTS ONE AND TWO ARE DESIGNATED "FOR AGRICULTURAL USE ONLY". TRACT THREE IS AN ADD ON PARCEL TO THE EXISTING 2.085 ACRE PARCEL TO THE WEST.

# McDONOUGH SURVEY

IN THE N.W. FRACTIONAL 1/4 OF SECTION 17, IN THE VILLAGE OF ROCKFORD, TOWN 4 SOUTH, RANGE 2 EAST, ( DUBLIN TOWNSHIP ), MERCER COUNTY, OHIO.

OCTOBER 29, 2021

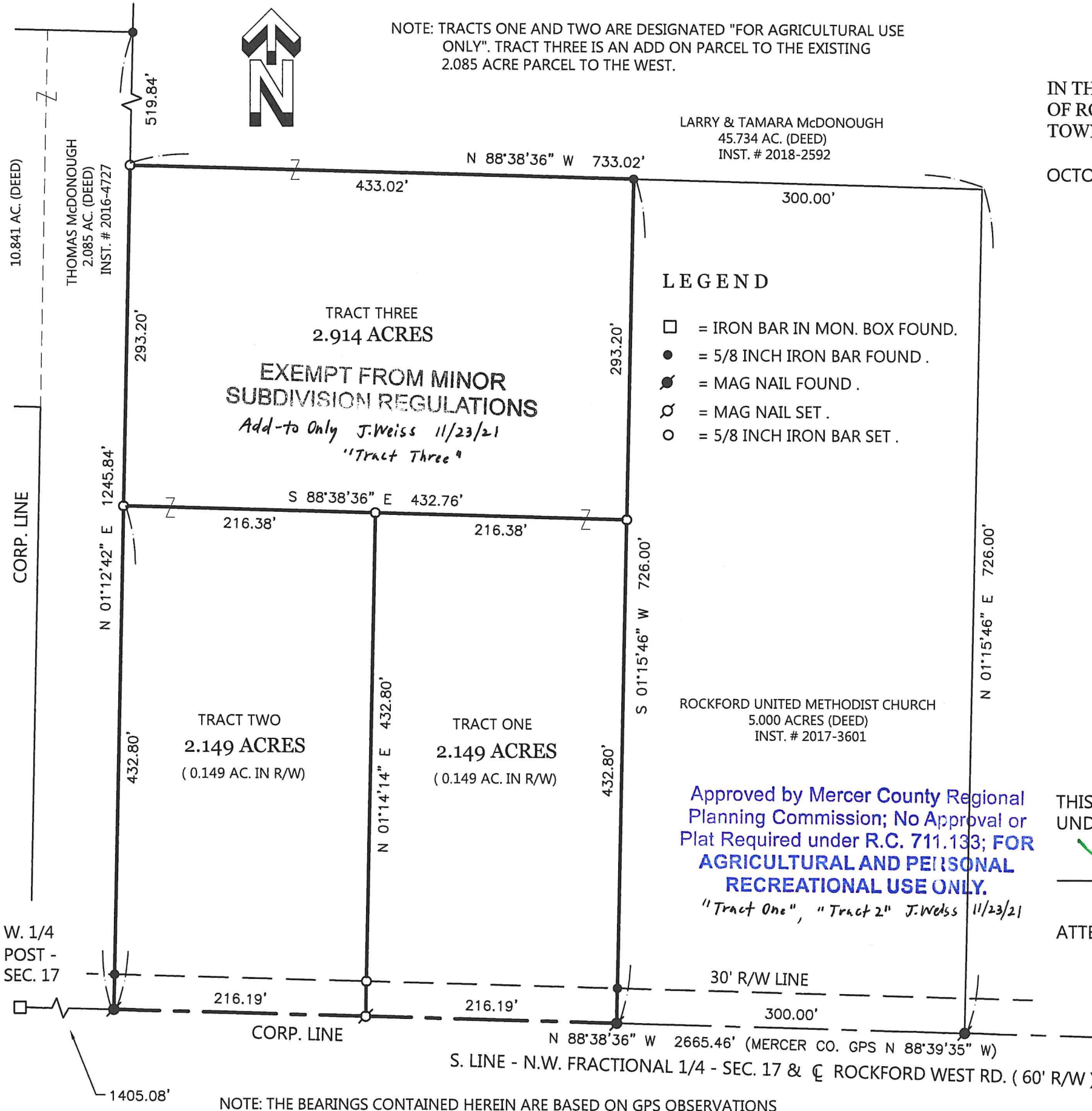
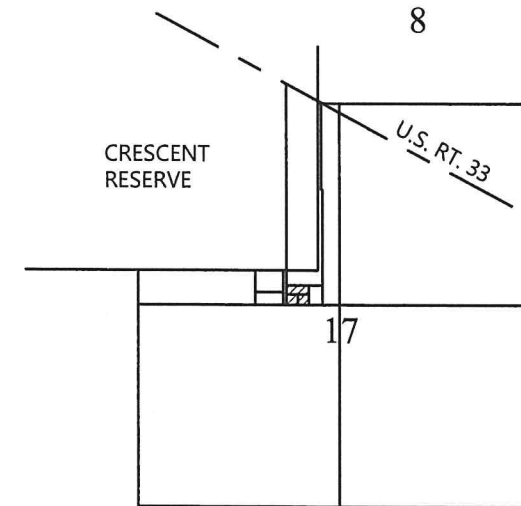
SCALE 1' = 100'



### LEGEND

- ☐ = IRON BAR IN MON. BOX FOUND.
- = 5/8 INCH IRON BAR FOUND.
- ⦿ = MAG NAIL FOUND.
- ⊗ = MAG NAIL SET.
- = 5/8 INCH IRON BAR SET.

### LOCATION SKETCH



ROCKFORD UNITED METHODIST CHURCH  
5.000 ACRES (DEED)  
INST. # 2017-3601

Approved by Mercer County Regional Planning Commission; No Approval or Plat Required under R.C. 711.133; FOR AGRICULTURAL AND PERSONAL RECREATIONAL USE ONLY.

"Tract One", "Tract 2" J. Weiss 11/23/21

THIS PLAT REPRESENTS AN ACTUAL FIELD SURVEY PERFORMED UNDER MY SUPERVISION, AS DATED HEREIN.

*James W. Geeslin*

ATTEST: JAMES W. GEESLIN  
PROFESSIONAL SURVEYOR 7764

NOTE: THE BEARINGS CONTAINED HEREIN ARE BASED ON GPS OBSERVATIONS USING O.D.O.T. CORS NETWORK STATIONS, CONVERTED TO THE OHIO STATE PLANE NORTH ZONE, HORIZONTAL DATUM NAD83 (2011).

\*\* REFER TO PRIOR SURVEY FOR ROGERS/McDONOUGH, 7/7/16.

PERMANENT PARCEL No.

Part of: \_\_\_\_\_ Sec. \_\_\_\_\_ T. \_\_\_\_\_ R. \_\_\_\_\_ Township \_\_\_\_\_ Acres \_\_\_\_\_

Grantor: \_\_\_\_\_ Area Retained \_\_\_\_\_ Acres \_\_\_\_\_

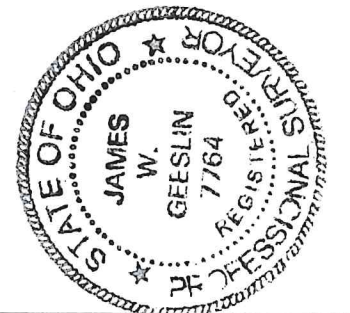
Grantee: \_\_\_\_\_ Area Retained \_\_\_\_\_ Acres \_\_\_\_\_

Deed Reference: \_\_\_\_\_

APPROVALS:

AGENCY: \_\_\_\_\_ Board of Health \_\_\_\_\_ Township Zoning Officer \_\_\_\_\_ Mercer County Engineer \_\_\_\_\_

DATE: \_\_\_\_\_



**GEESLIN SURVEYING**

525 S. SECOND ST.  
COLDWATER, OHIO 45828

Phone : (419) 678 - 7233  
Email : geeslinsurveying@gmail.com

APPROVAL :

*village signed on township zoning line to right*

VILLAGE OF ROCKFORD

DATE

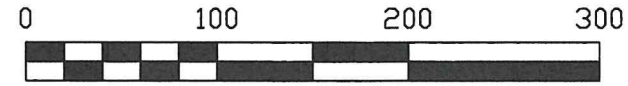
LARRY & TAMARA McDONOUGH  
45.734 AC. (DEED)  
INST. # 2018-2592

# McDONOUGH SURVEY

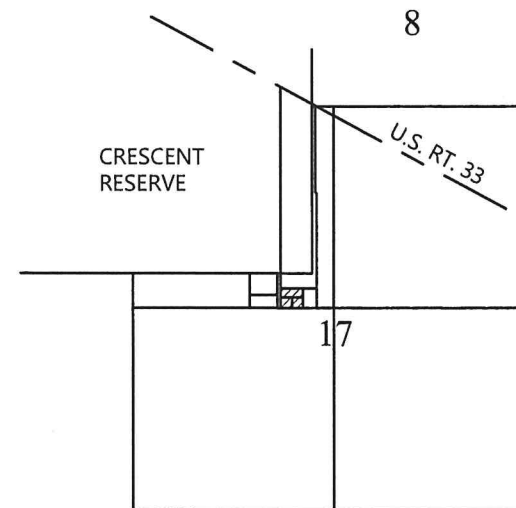
IN THE N.W. FRACTIONAL 1/4 OF SECTION 17, IN THE VILLAGE OF ROCKFORD, TOWN 4 SOUTH, RANGE 2 EAST, ( DUBLIN TOWNSHIP ), MERCER COUNTY, OHIO.

OCTOBER 29, 2021

SCALE 1" = 100'

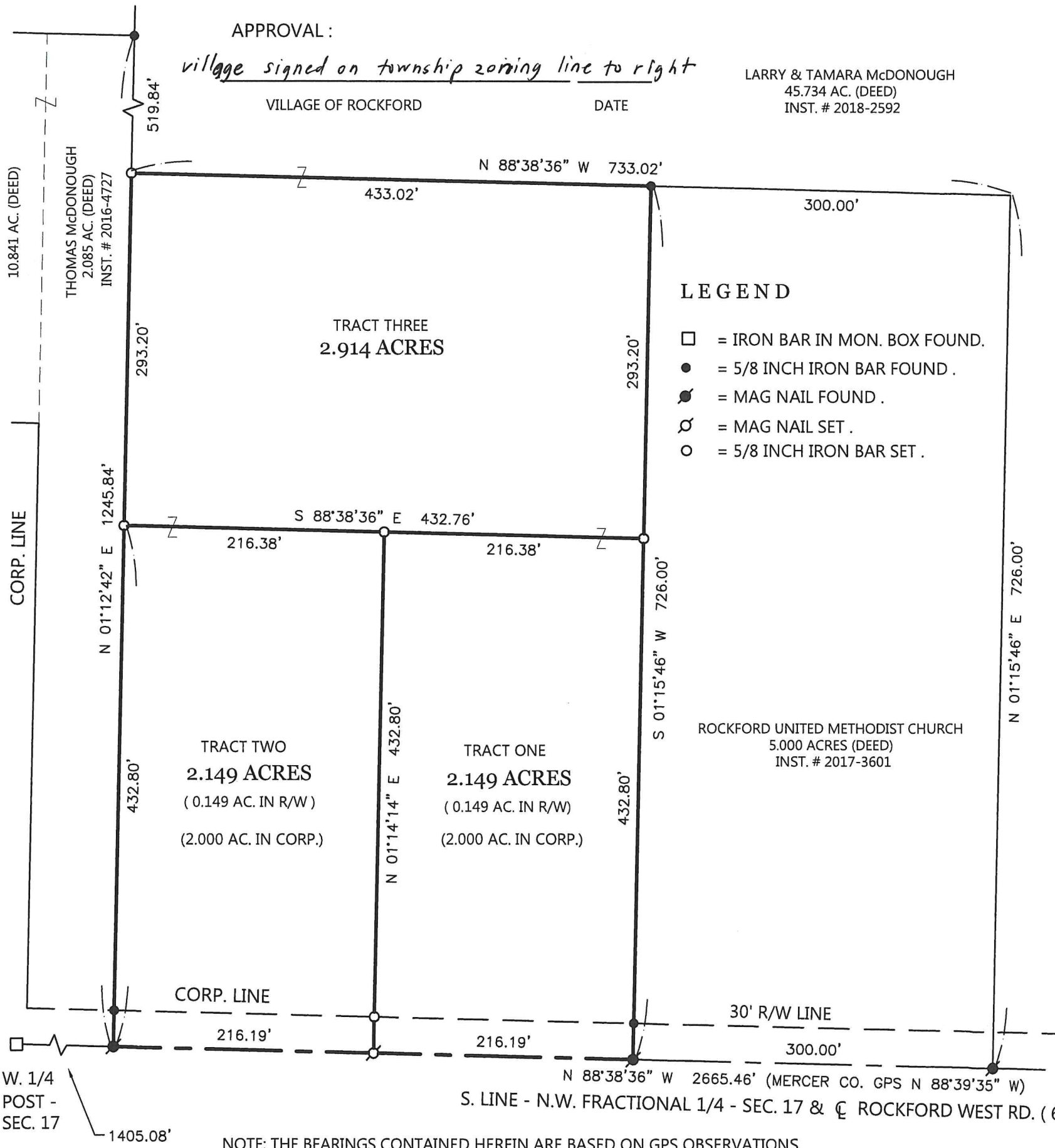


LOCATION SKETCH



## LEGEND

- = IRON BAR IN MON. BOX FOUND.
- = 5/8 INCH IRON BAR FOUND .
- ⊙ = MAG NAIL FOUND .
- ⊗ = MAG NAIL SET .
- = 5/8 INCH IRON BAR SET .



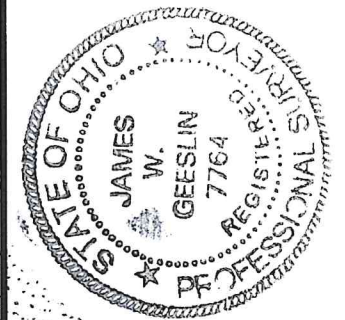
NOTE: THE BEARINGS CONTAINED HEREIN ARE BASED ON GPS OBSERVATIONS USING O.D.O.T. CORS NETWORK STATIONS, CONVERTED TO THE OHIO STATE PLANE NORTH ZONE, HORIZONTAL DATUM NAD83 (2011).

\*\* REFER TO PRIOR SURVEY FOR ROGERS/McDONOUGH , 7/7/16 .

THIS PLAT REPRESENTS AN ACTUAL FIELD SURVEY PERFORMED UNDER MY SUPERVISION, AS DATED HEREIN.

*James W. Geeslin*

ATTEST: JAMES W. GEESLIN  
PROFESSIONAL SURVEYOR 7764



**GEESLIN SURVEYING**

525 S. SECOND ST.  
COLDWATER, OHIO 45828

Phone : (419) 678 - 7233  
Email : geeslinsurveying@gmail.com

PERMANENT PARCEL No.

Part of: \_\_\_\_\_ Sec. \_\_\_\_\_ T. \_\_\_\_\_ R. \_\_\_\_\_ Township \_\_\_\_\_

Grantor: \_\_\_\_\_ Area Retained \_\_\_\_\_ Acres

Grantee: \_\_\_\_\_ Area Retained \_\_\_\_\_ Acres

Deed Reference: \_\_\_\_\_

APPROVALS:

Board of Health

Township Zoning Officer

Mercer County Engineer

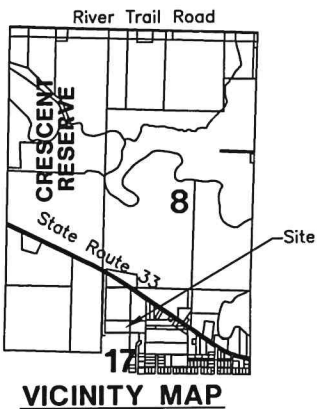
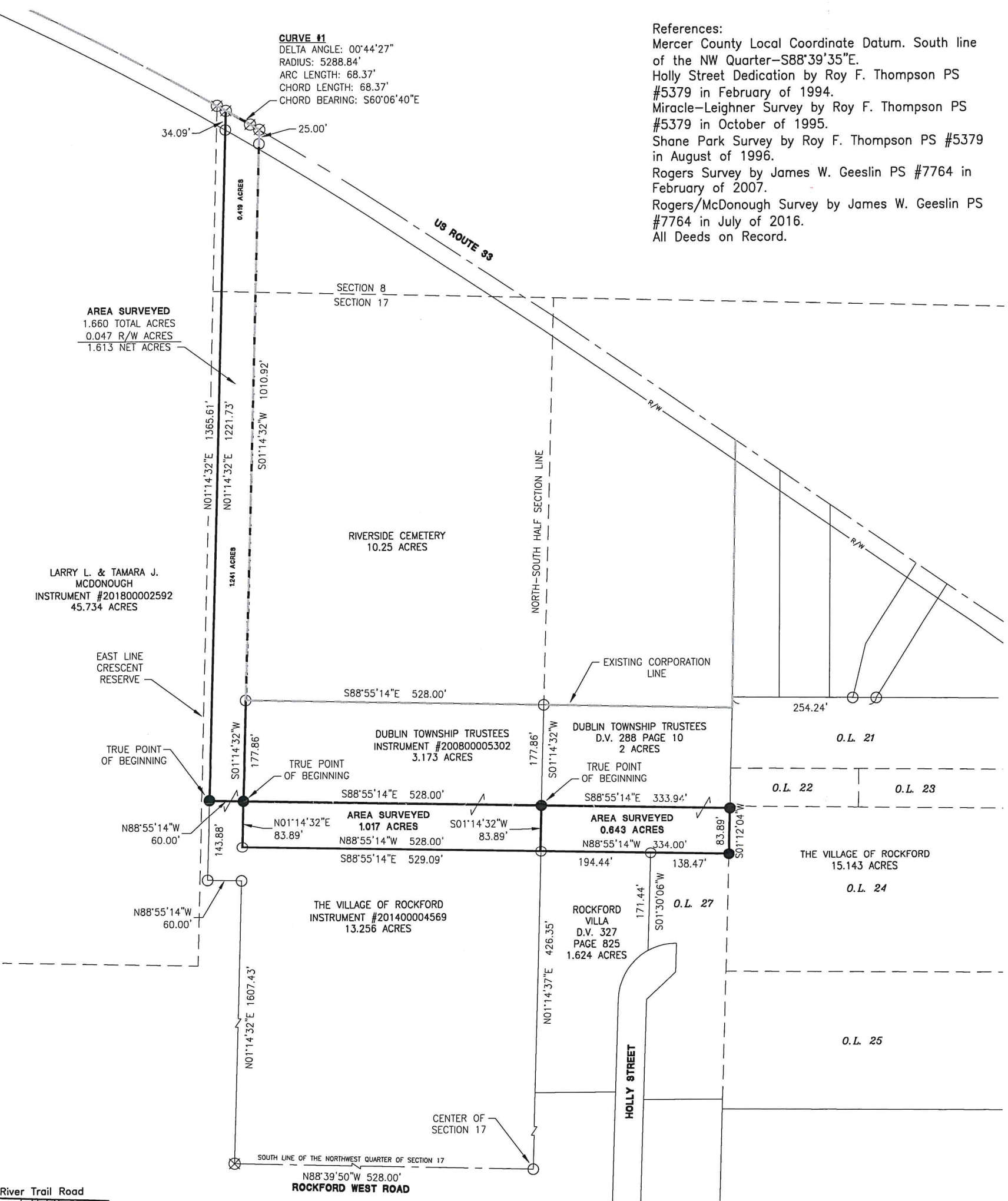
# SURVEY FOR THE VILLAGE OF ROCKFORD AND DUBLIN TOWNSHIP TRUSTEES

References:  
 Mercer County Local Coordinate Datum. South line of the NW Quarter-S88°39'35"E.  
 Holly Street Dedication by Roy F. Thompson PS #5379 in February of 1994.  
 Miracle-Leighner Survey by Roy F. Thompson PS #5379 in October of 1995.  
 Shane Park Survey by Roy F. Thompson PS #5379 in August of 1996.  
 Rogers Survey by James W. Geeslin PS #7764 in February of 2007.  
 Rogers/McDonough Survey by James W. Geeslin PS #7764 in July of 2016.  
 All Deeds on Record.

AREA SURVEYED  
 1.660 TOTAL ACRES  
 0.047 R/W ACRES  
 1.613 NET ACRES

LARRY L. & TAMARA J. MCDONOUGH  
 INSTRUMENT #20180002592  
 45.734 ACRES

**CURVE #1**  
 DELTA ANGLE: 00°44'27"  
 RADIUS: 5288.84'  
 ARC LENGTH: 68.37'  
 CHORD LENGTH: 68.37'  
 CHORD BEARING: S60°06'40"E



**EXEMPT FROM MINOR  
 SUBDIVISION REGULATIONS**  
 Add-to Only J.Weiss 3/17/22

*[Signature]*  
 Village of Rockford

Surveyed By: *[Signature]*  
 Craig W. Mescher Reg. Surveyor No. 8237

- LEGEND**
- ⊗ RR Spike Found
  - Iron Pin Found
  - Iron Pin Set
  - ⊙ Mag Nail Set
  - ⊗ Mag Nail Found
  - Con Mon. Found
  - △ Section Corner

Scale: 1" = 200'

PROJECT # 222808.05

**ACCESS**  
 Engineering Solutions

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



Basis of Bearings:  
 Bearings from Rogers/McDonough Survey by James W. Geeslin P.S.# 7764 in July of 2016.

State of: Ohio County: Mercer  
 Township: Dublin Village: Rockford  
 Sec.: NW1/4, NE1/4, SW1/4 Town: 4S Range: 2E  
 D.V. 288 Page 10  
 Deed Ref.: Inst. #201400004569, Inst. #200800005302  
 Date Surveyed: January 20, 2022