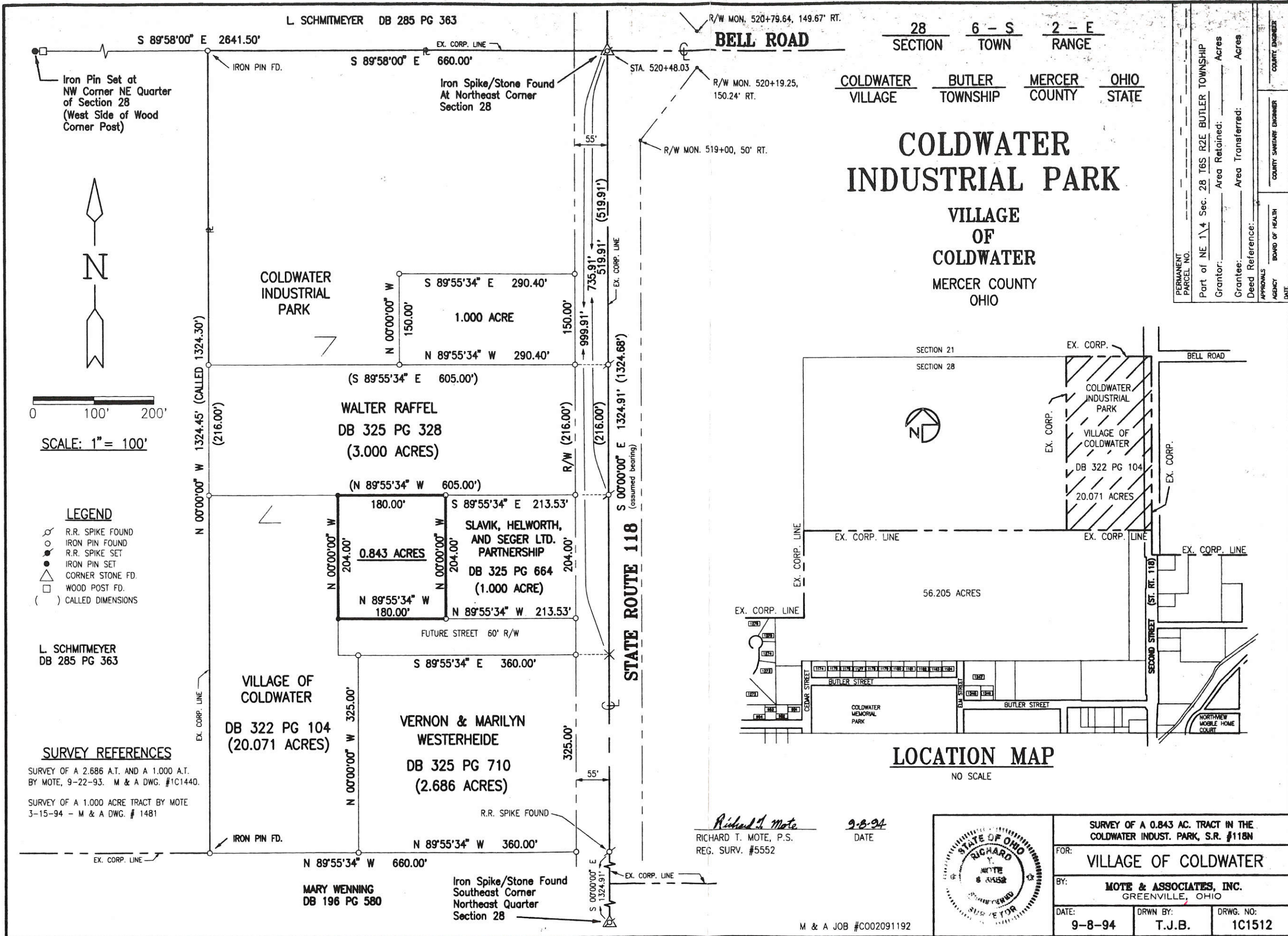


08-28B

0828226002  
10-010

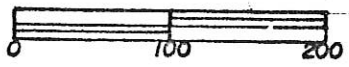
0826226005



0828251002 to  
012

08-28B

# RESTFUL ACRES NORTHVIEW PARK ADDITION TO THE VILLAGE OF COLDWATER, OHIO

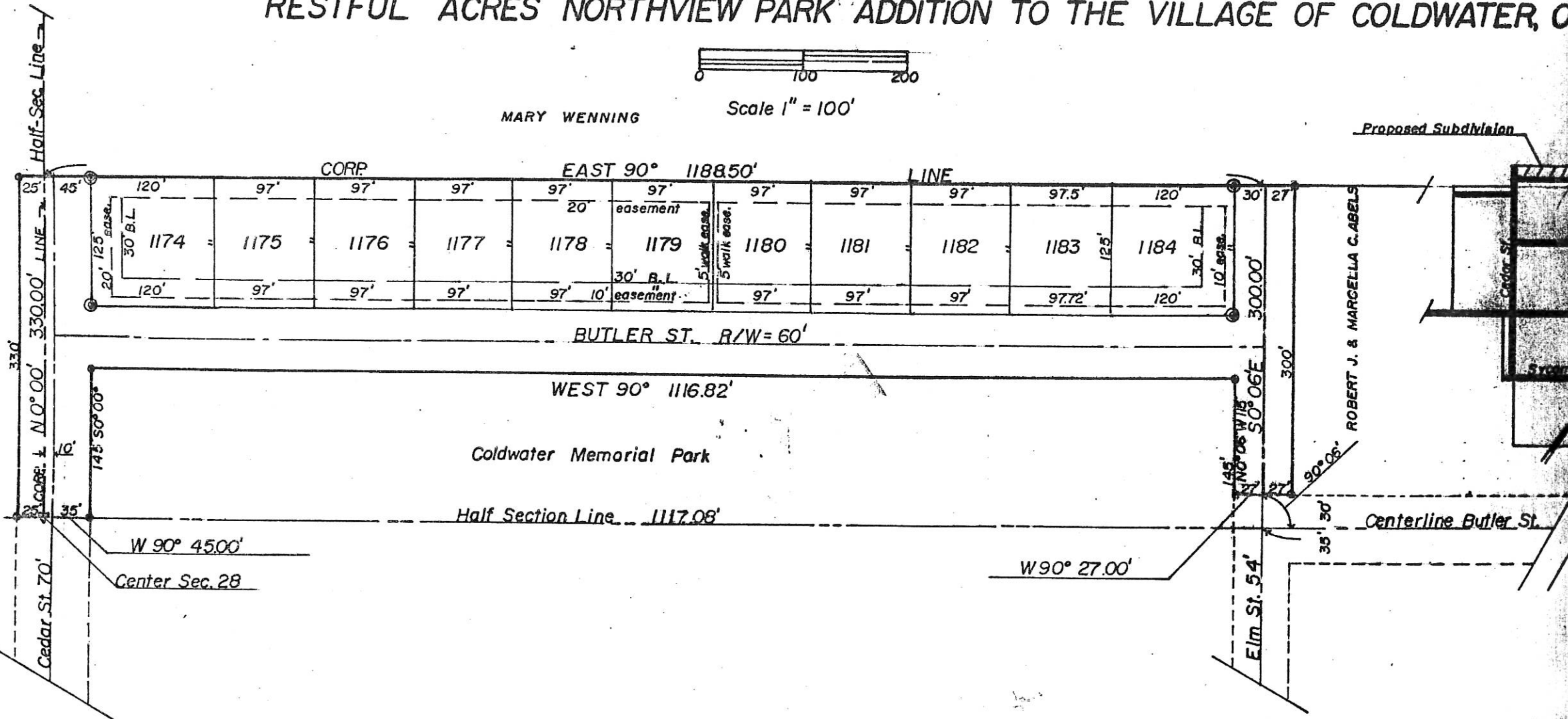


Scale 1" = 100'

MARY WENNING

### SYMBOLS

- Iron pipe
- strings assumed
- Concrete Monument



ACKNOWLEDGMENT

DEDICATION

STATE OF OHIO, MERCER COUNTY, SS:

KNOW ALL MEN BY THESE PRESENTS:

Before me, a Notary Public, in and for said county and state, personally  
 Matt Schwieterman, the President, and Matt Schwieterman Jr., the  
 Secretary, of Restful Acres Incorporated, an Ohio Corporation who acknowledge  
 they did sign the foregoing instrument and that they are the owners of the above described land.

That the owners of the above described land, namely Restful Acres  
 Incorporated, an Ohio Corporation, by Matt Schwieterman Sr. the President,  
 and Matt Schwieterman Jr. the Secretary, have caused the land enclosed

This plat of Restful Acres Northview Park Addition  
 has been accepted by the Council of the Village of Coldwater, Ohio  
 947 dated this 28th day of August, 2008.  
 Subject to all building restrictions and easements shown on  
 this plat and as recorded in the public records of Mercer County, Ohio.

0828251006 to 012

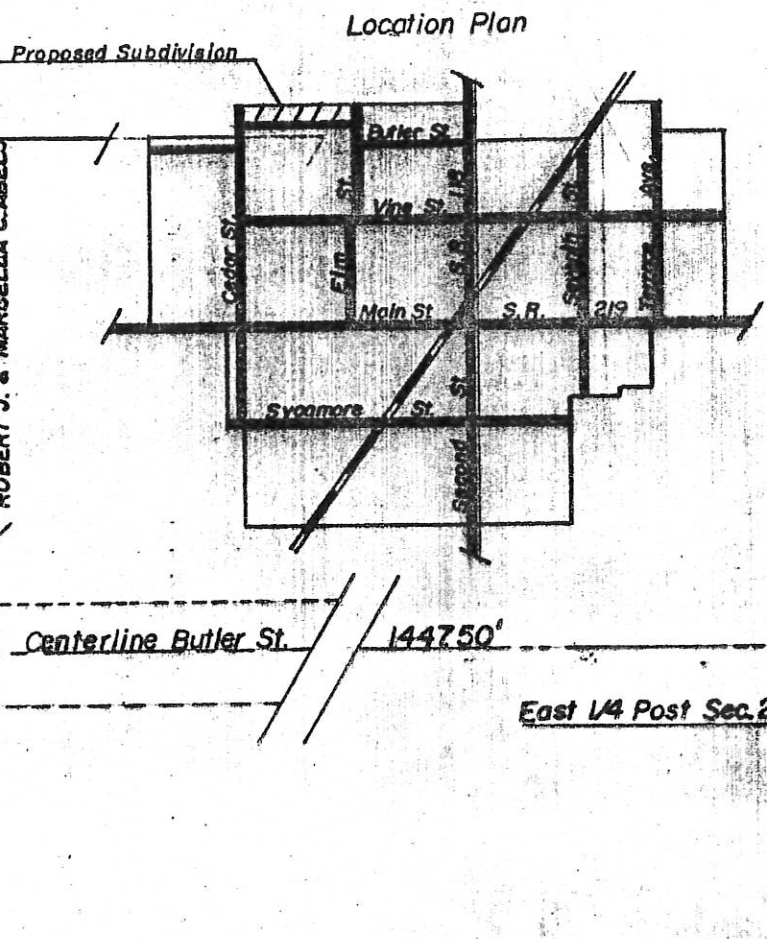
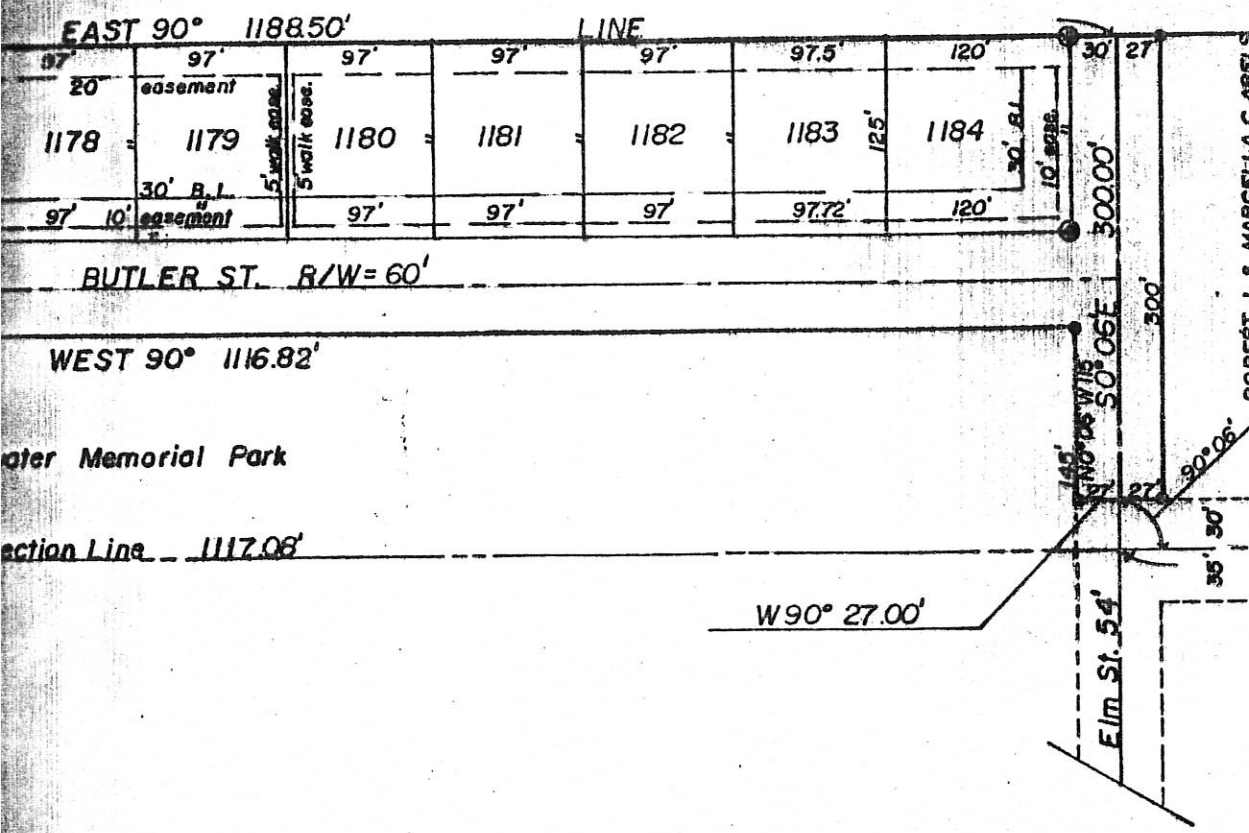
08-28B

# S NORTHVIEW PARK ADDITION TO THE VILLAGE OF COLDWATER, OHIO



Scale 1" = 100'

BY WENNING



## DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the owners of the above described land, namely Restful Acres Incorporated, an Ohio Corporation, by Matt Schwieterman Sr. the President, and Matt Schwieterman Jr. the Secretary, have caused the land encompassed by this plat, to be surveyed, subdivided, and platted and to be known as the Restful Acres Northview Park Addition to the Village of Coldwater, Ohio, and that the easements for the construction and maintenance of utilities are granted as shown on this plat.

The streets as shown on this plat are hereby dedicated to public use. These lots are subject to additional restrictions recorded in Miscel-

## ACCEPTANCE

This plat of Restful Acres Northview Park Addition to the Village of Coldwater, Ohio, has been accepted by the Council of the Village of Coldwater, by Ordinance No. 947 dated this 26<sup>th</sup> day of FEBRUARY 1979.

Subject to all building restrictions, conditions, and easements as shown on this plat and as recorded in the office of the Mercer County Recorder.

2-26-79 Date      Maurice H. Cron Mayor      Helen M. Rose Clerk

PLANNING COMMISSION APPROVAL

# WENNING ACRES FIRST ADDITION

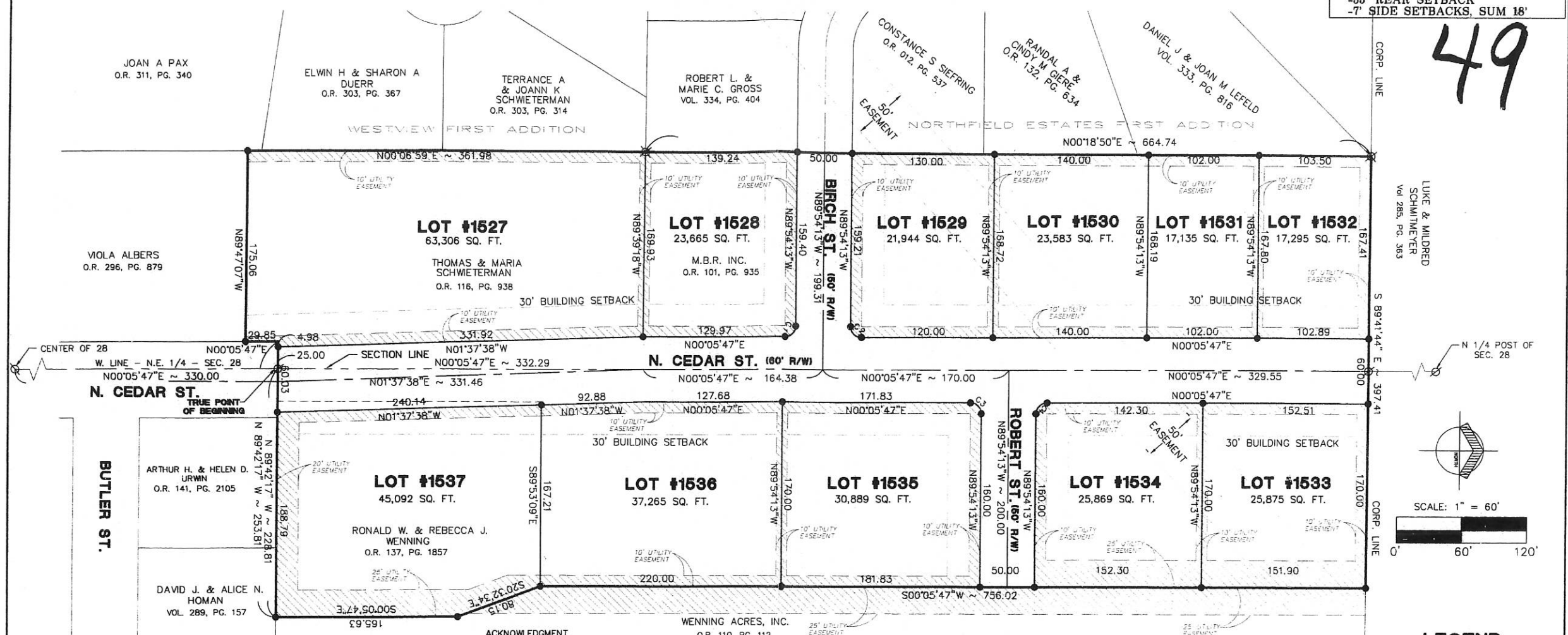
PART OF THE SOUTHEAST QUARTER, OF THE NORTHWEST QUARTER, OF SECTION 28, & THE SOUTHWEST QUARTER, OF THE NORTHEAST QUARTER OF SECTION 28, TOWN 6 SOUTH, RANGE 2 EAST, BUTLER TOWNSHIP, VILLAGE OF COLDWATER, MERCER COUNTY, OHIO.

-NUMBER OF LOTS: 11  
 -TOTAL AREA OF PLAT = 9.384 AC.  
 -EASEMENTS AND BUILDING LINES AS SHOWN ON THIS PLAT  
 -30' FRONT SETBACK  
 -35' REAR SETBACK  
 -7' SIDE SETBACKS, SUM 18'

49

0828251014 to -018

0828179011 to -017



**DEDICATION**  
 KNOWN ALL MEN BY THESE PRESENTS:  
 That the undersigned owners of the land embraced to this plat do certify that the said plat is a true representation of the same and that we do dedicate the streets appearing hereon to the use of the public forever.

All utility easements and building setback lines shall be strictly adhered to as shown on the plat.

Owners: M.B.R. Inc., Thomas & Maria Schwieterman, Ronald W. & Rebecca J. Wenning and Wenning Acres, Inc.

<i>Arthur W. Geise</i> 10-16-03 M.B.R. INC. Arthur W. Geise Owner	Date	<i>Thomas &amp; Maria Schwieterman</i> Thomas & Maria Schwieterman Owner	Date
<i>Ronald W. &amp; Rebecca J. Wenning</i> 10-22-03 Ronald W. & Rebecca J. Wenning Owner	Date	<i>Raymond J. Wenning</i> 10-22-03 Wenning Acres, Inc. Owner	Date

**PLANNING COMMISSION CERTIFICATE**  
 We hereby certify that the above plat has been found to comply with the standards of the Planning Board, Village of Coldwater, Ohio. Approved this 13th day of October, 2003.

*Robert A. Stelzer*  
 Chairman, Robert A. Stelzer

**DESCRIPTION SUFFICIENT FOR TAX MAPPING PURPOSES**  
 NOV 04 2003

**RECORDER'S CERTIFICATE**  
 Received for record this 4 day of Nov. 2003 at 1:31 pm o'clock.  
 Recorded in Plat Cabinet 3 Page 49  
 Fee: \$43.20 Doc # 03-11141  
*Jamara K. Barger*  
 Mercer County Recorder

MERCER COUNTY TAX MAP DEPARTMENT

**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.  
 In testimony whereof I have affixed my hand and seal this 24th day of October, 2003.

*Monika B. Prueger*  
 My commission expires: April 2, 2004

**VILLAGE OF COLDWATER, COUNCIL CERTIFICATE**  
 We hereby certify that the accompanying plat was approved and that the streets dedicated hereon were approved and accepted by the Council of the Village of Coldwater, Ohio at a regular meeting of said Council.  
 Passed on this 14th day of October 2003.

*Robert E. Fisher*  
 President, Village Council, Robert Fisher

**ACCEPTANCE**  
 This Plat of "Wenning Acres First Addition" to the Village of Coldwater, Ohio has been accepted by the Council of the Village of Coldwater, by Ordinance No. 1490 dated this 18th day of October, 2003. Subject to all building restrictions, conditions and easements, as shown on this plat, and as recorded in the office of the Mercer County Recorder.

10-13-03  
 Date  
*Lavern Starnes*  
 Mayor, Lavern Starnes  
 10-13-03  
 Date  
*Clyde Bellinger*  
 Clerk, Clyde Bellinger

These lots are subject to additional declarations, covenants and restrictions recorded in Official Records Volume 177 Page 522-525 in the Mercer County Recorder's Office.

CURVE TABLE					
CURVE	DELTA	TANGENT	LENGTH	RADIUS	CHORD
C1	90°00'00"	10.00	15.71	10.00	N44°54'13"W ~ 14.14
C2	90°00'00"	10.00	15.71	10.00	N45°05'47"E ~ 14.14
C3	90°00'00"	10.00	15.71	10.00	S45°05'47"W ~ 14.14
C4	90°00'00"	10.00	15.71	10.00	S44°54'13"E ~ 14.14

**Legal Description**

Being a tract of land located in the Southeast Quarter, of the Northwest Quarter, of Section 28, & the Southwest Quarter, of the Northeast Quarter, of Section 28, Town 6 South, Range 2 East, Butler Township, Village of Coldwater, Mercer County, Ohio, and bounded and described as follows:

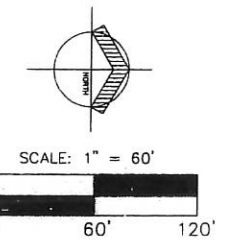
Beginning at an Iron Pin Found at the Center of Section 28;  
 Thence N 00°05'47" East a distance of Three Hundred thirty and zero hundredths feet (330.00) to the TRUE POINT OF BEGINNING;  
 Thence North 89°42'17" West a distance of twenty-nine and ninety-eight hundredths feet (29.98') to a point;  
 Thence South 00°05'47" West a distance of twenty-nine and eighty-five hundredths feet (29.85') to a 5/8" Iron Pin Set;  
 Thence North 89°47'07" West a distance of one hundred seventy-five and six hundredths feet (175.06') to a 5/8" Iron Pin Set;  
 Thence North 00°06'59" East a distance of three hundred sixty-one and ninety-eight hundredths feet (361.98') to a Concrete Monument Found;  
 Thence North 00°18'50" East a distance of six hundred sixty-four and seventy-four hundredths feet (664.74') to a Concrete Monument Found;  
 Thence South 89°41'44" East a distance of three hundred ninety-seven and forty-one hundredths feet (397.41') to a 5/8" Iron Pin Set;  
 Thence South 00°05'47" West a distance of seven hundred fifty-six and two hundredths feet (756.02') to a 5/8" Iron Pin Set;  
 Thence South 20°32'34" East a distance of eighty and fifteen hundredths feet (80.15') to a 5/8" Iron Pin Set;  
 Thence South 00°05'47" East a distance of one hundred sixty-five and sixty-three hundredths feet (165.63') to a 5/8" Iron Pin Set;  
 Thence North 89°42'17" West a distance of two hundred twenty-eight and eighty-one hundredths feet (228.81') to the TRUE POINT OF BEGINNING, containing 9.384 acres more or less.

Said tract being subject to all highways and any other easements or restrictions of record.  
 Previous Deed Reference: O.R. 116, Pg. 938; O.R. 101, Pg. 935; O.R. 137, Pg. 1857; O.R. 110, Pg. 112

Description based on a survey by Craig W. Mescher Registered Surveyor No. 8237 in March, 2003, on file with the Mercer County Engineer'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, March of 2003. Iron pins to be set after construction of utilities.  
*Craig W. Mescher*  
 OWNER/DEVELOPER  
 Raymond J. Wenning  
 706 N. 2nd Street  
 Coldwater, OH 45828

Craig W. Mescher  
 Professional Surveyor #8237



**LEGEND**  
 ● 5/8" IRON BAR SET  
 ⊗ IRON PIN FOUND  
 ⊗ CONC. MON. FOUND

NOV 4 2003

MARK GIESIGE  
 COUNTY AUDITOR  
 MERCER COUNTY, OHIO

**Fanning/Howey**  
 Civil Engineering Division  
 Engineers Surveyors Consultants  
 1300 TRAMSCHER BOULEVARD, COLUMBUS, OHIO 43222  
 PH: (614) 586-2292 FAX: (614) 586-1393



08-28B

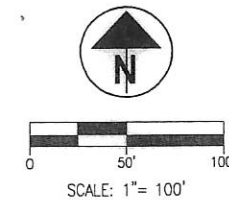
0828251037 to 045

Parent Parcel# 05-012551.0100  
Map# 08-28-251-013

# WENNING ACRES FOURTH ADDITION

PART OF THE SOUTHWEST QUARTER, OF THE NORTHEAST QUARTER OF SECTION 28, TOWN 6 SOUTH, RANGE 2 EAST, BUTLER TOWNSHIP, VILLAGE OF COLDWATER, MERCER COUNTY, OHIO.

-NUMBER OF LOTS: 9  
-TOTAL AREA OF PLAT = 5.37 AC.  
-EASEMENTS AND BUILDING LINES AS SHOWN ON THIS PLAT  
-30' FRONT SETBACK  
-35' REAR SETBACK  
-7' SIDE SETBACKS, SUM 18'  
-PROPERTY IS ZONED R-2  
-SINGLE FAMILY



LOTS #1655 AND #1660 ARE TO BE USED FOR DUPLEX UNITS OR SINGLE FAMILY LOTS

THERE IS AN IMPLIED 5' EASEMENT ON EACH SIDE OF ALL LOT LINES UNLESS OTHERWISE NOTED.

CURVE TABLE				
CURVE	RADIUS	LENGTH	CHORD	CHORD DIRECTION
C1	10.00	15.67	14.12	S44°48'15"E
C2	10.00	15.74	14.17	S45°11'45"W
C3	10.00	15.67	14.12	N44°48'15"W
C4	10.00	15.74	14.17	N45°11'45"E

### LEGEND

- 5/8" IRON PIN SET
- ⊗ 5/8" IRON PIN W/ CAP FOUND

DESCRIPTION SUFFICIENT FOR TAX MAPPING PURPOSES

NOV 24 2009

MERCER COUNTY TAX MAP DEPARTMENT

## Legal Description

Being a tract of land located in the Southwest Quarter, of the Northeast Quarter, of Section 28, Town 6 South, Range 2 East, Butler Township, Village of Coldwater, Mercer County, Ohio, and bounded and described as follows:

Beginning at a 5/8" iron pin with cap found at the Northeast corner of Lot #1644 of Wenning Acres Third Addition, as recorded in Instrument #2008-1125, marking the TRUE POINT OF BEGINNING; Thence S89°42'17"E a distance of seven hundred three and ninety-nine hundredths feet (703.99') to a 5/8" iron pin set; Thence S00°05'47"W along the West line of a tract as recorded in Inst. #2008-6230, a distance of three hundred thirty-two and zero hundredths feet (332.00') to a 5/8" iron pin with cap found; Thence N89°42'17"W along the North property line of a tract as recorded in O.R. 139 Page 185, a distance of seven hundred three and ninety-nine hundredths feet (703.99') to a 5/8" iron pin with cap found, passing an iron pin with cap found at one hundred forty-three and thirteen hundredths feet (143.13'); Thence N00°05'47"E along the East line of Wenning Acres Third Addition, a distance of three hundred thirty-two and zero hundredths feet (332.00') to a 5/8" iron pin with cap found, passing iron pins with caps found at one hundred forty-one and zero hundredths feet (141.00'), and one hundred ninety-one and zero hundredths feet (191.00') to the TRUE POINT OF BEGINNING, containing 5.37 acres more or less.

Previous Deed Reference: O.R. 178, Pg. 1604

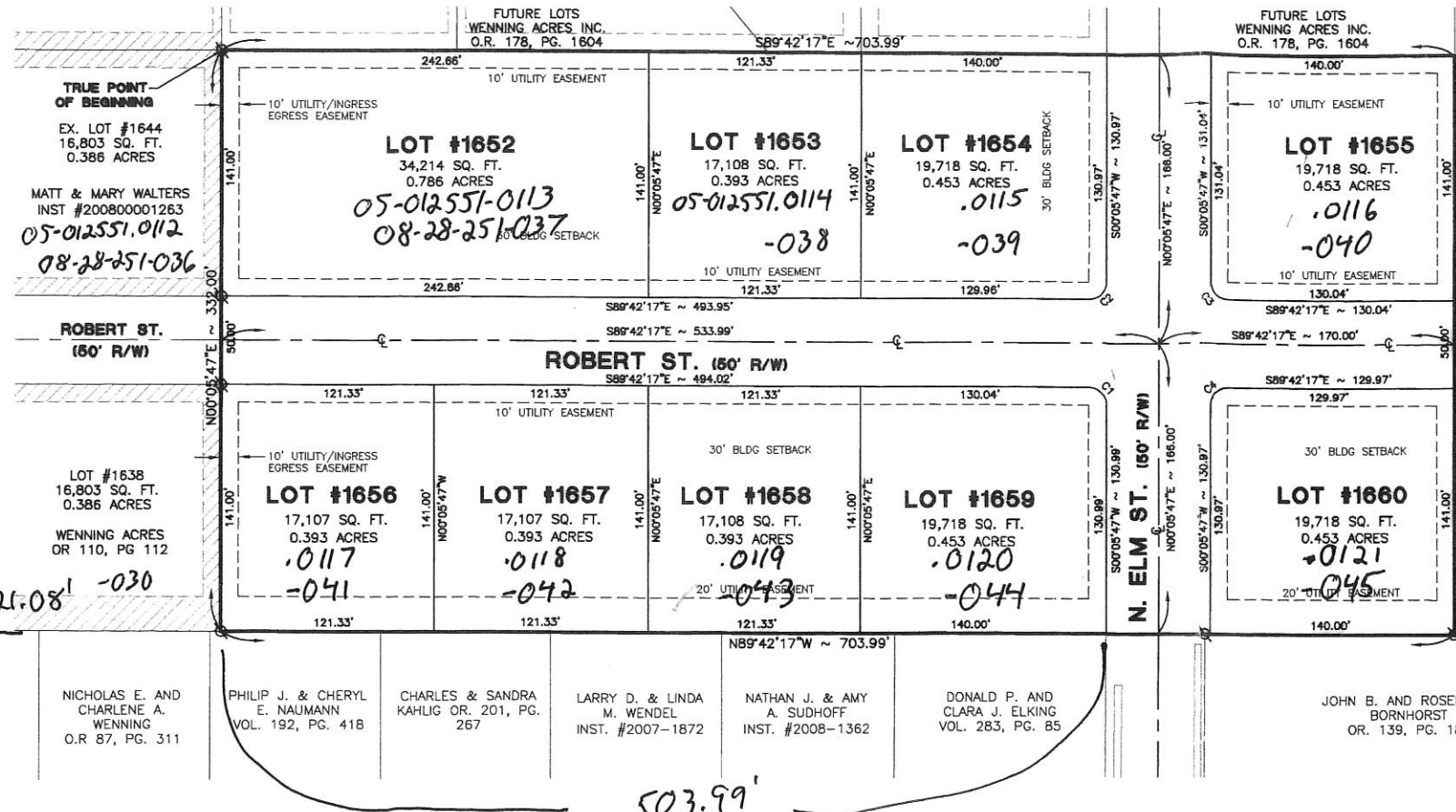
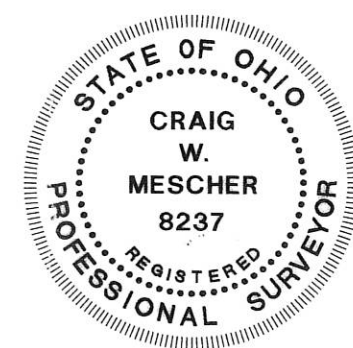
Description based on a survey by Craig W. Mescher, Registered Surveyor No. 8237 in January 2007, on file with the Mercer County Engineer's.

I hereby certify that this plat is true and accurate to the best of my knowledge by Craig W. Mescher Registered Surveyor No. 8237, October of 2009. Iron pins to be set after construction of utilities.

Craig W. Mescher  
Professional Surveyor #8237

OWNER/DEVELOPER  
Raymond J. Wenning  
706 N. 2nd Street  
Coldwater, OH 45828

**FANNING-HOWEY**  
CIVIL ENGINEERING DIVISION  
CELINA: 419-586-2292 | DUBLIN: 614-764-4661  
www.fhai.com/civilengineering



PLANNING COMMISSION CERTIFICATE  
We hereby certify that the above plat has been found to comply with the standards of the Planning Board, Village of Coldwater, Ohio. Approved this 11 day of October, 2009.

David Homan  
Chairman, David Homan

RECORDER'S CERTIFICATE  
Received for record this 11 day of November, 2009, at 10:00 o'clock.  
Recorded in Plat Cabinet Page

Fee: \_\_\_\_\_  
Mercer County Recorder

ACCEPTANCE  
This Plat of "Wenning Acres Fourth Addition" to the Village of Coldwater, Ohio has been accepted by the Council of the Village of Coldwater, by Ordinance No. 1610 dated this 23 day of November, 2009. Subject to all building restrictions, conditions and easements, as shown on this plat, and as recorded in the office of the Mercer County Recorder.

11-23-09 Date  
11-23-09 Date  
Mayor, LeVern Stammer  
Clerk, Clyde Bellingher

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

DEDICATION  
KNOWN ALL MEN BY THESE PRESENTS:  
That the undersigned owners of the land embraced to this plat do certify that the said plat is a true representation of the same and that we do dedicate the streets appearing hereon to the use of the public forever.

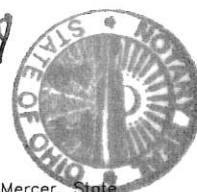
All utility easements and building setback lines shall be strictly adhered to as shown on the plat.  
Wenning Acres, Inc. Date 11-23-09  
Owner

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.

In testimony whereof I have affixed my hand and seal this 23 day of November, 2009.  
Carol A. Brookhart  
My commission expires:

VILLAGE OF COLDWATER, COUNCIL CERTIFICATE  
We hereby certify that the accompanying plat was approved and that the streets dedicated hereon were approved and accepted by the Council of the Village of Coldwater, Ohio at a regular meeting of said Council.  
Passed on this 23 day of November, 2009.  
President, Village Council



FANNING-HOWEY  
CIVIL ENGINEERING DIVISION  
www.fhai.com/civilengineering | 419.586.2292  
PROJECT NO.: 209808.01  
DATE: MARCH 2009  
DRAWN BY: TJS  
CHECKED BY: CWM

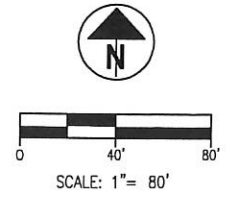
WENNING ACRES SUBDIVISION  
FOURTH ADDITION  
COLDWATER, OHIO

PLAT	REV. NO.	REV. DATE	REVISION COMMENTS
1			
1			

0828251050 to 055

# WENNING ACRES FIFTH ADDITION

PART OF THE SOUTHWEST QUARTER, OF THE NORTHEAST QUARTER OF SECTION 28, TOWN 6 SOUTH, RANGE 2 EAST, BUTLER TOWNSHIP, VILLAGE OF COLDWATER, MERCER COUNTY, OHIO.



### Legal Description

Being a tract of land located in the Southwest Quarter, of the Northeast Quarter, of Section 28, Town 6 South, Range 2 East, Butler Township, Village of Coldwater, Mercer County, Ohio, and bounded and described as follows:

Beginning at a 5/8" iron pin with cap found at the Northeast corner of Lot #1644 of Wenning Acres Third Addition, as recorded in Instrument #2008-1125, marking the TRUE POINT OF BEGINNING;  
 Thence N00°05'47"E a distance of six hundred sixty-four and forty-eight hundredths feet (664.48') to a 5/8" iron pin with cap found at the Northeast corner of Lot #1584 of Wenning Acres Second Addition, as recorded in Instrument #2005-6505;  
 Thence S89°41'44"E, a distance of three hundred sixty-three and ninety-eight hundredths feet (363.98') to a 5/8" iron pin set;  
 Thence S00°05'47"W, a distance of six hundred sixty-four and forty-two hundredths feet (664.42') to a 5/8" iron pin with cap found at the Northeast corner of Lot #1653 of Wenning Acres Fourth Addition, as recorded in Instrument #2009-7643;  
 Thence N89°42'17"W along the North line of Wenning Acres Fourth Addition, a distance of three hundred sixty-three and ninety-eight hundredths feet (363.98') to the TRUE POINT OF BEGINNING, containing 5.552 acres more or less.

Previous Deed Reference: O.R. 178, Pg. 1604

Description based on a survey by Craig W. Mescher, Registered Surveyor No. 8237 in July 2013, on file with the Mercer County Engineer's.

### DEDICATION

KNOWN ALL MEN BY THESE PRESENTS;  
 That the undersigned owners of the land embraced to this plat do certify that the said plat is a true representation of the same and that we do dedicate the streets appearing hereon to the use of the public forever.

All utility easements and building setback lines shall be strictly adhered to as shown on the plat.

Wenning Acres, Inc. \_\_\_\_\_ Date  
 Owner

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

My commission expires: \_\_\_\_\_

VILLAGE OF COLDWATER, COUNCIL CERTIFICATE  
 We hereby certify that the accompanying plat was approved and that the streets dedicated hereon were approved and accepted by the Council of the Village of Coldwater, Ohio at a regular meeting of said Council.

Passed on this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

President, Village Council, Don Ahrens

### LEGEND

- 5/8" IRON PIN SET
- 5/8" IRON PIN W/ CAP FOUND

OWNER/DEVELOPER  
 Raymond J. Wenning  
 706 N. 2nd Street  
 Coldwater, OH 45828

### PLANNING COMMISSION CERTIFICATE

We hereby certify that the above plat has been found to comply with the standards of the Planning Board, Village of Coldwater, Ohio. Approved this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

Chairman, Gary Geier

### RECORDER'S CERTIFICATE

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

Fee:  
 Mercer County Recorder

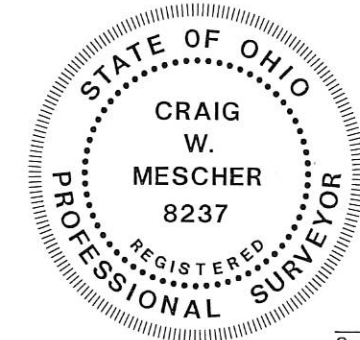
### ACCEPTANCE

This Plat of "Schwieterman Addition" to the Village of Coldwater, Ohio has been accepted by the Council of the Village of Coldwater, by Ordinance No. \_\_\_\_\_ dated this \_\_\_\_ day of \_\_\_\_\_, 20\_\_. Subject to all building restrictions, conditions and easements, as shown on this plat, and as recorded in the office of the Mercer County Recorder.

Mayor, Joseph H. Knapschaefer

Clerk, Clyde Bellinger

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

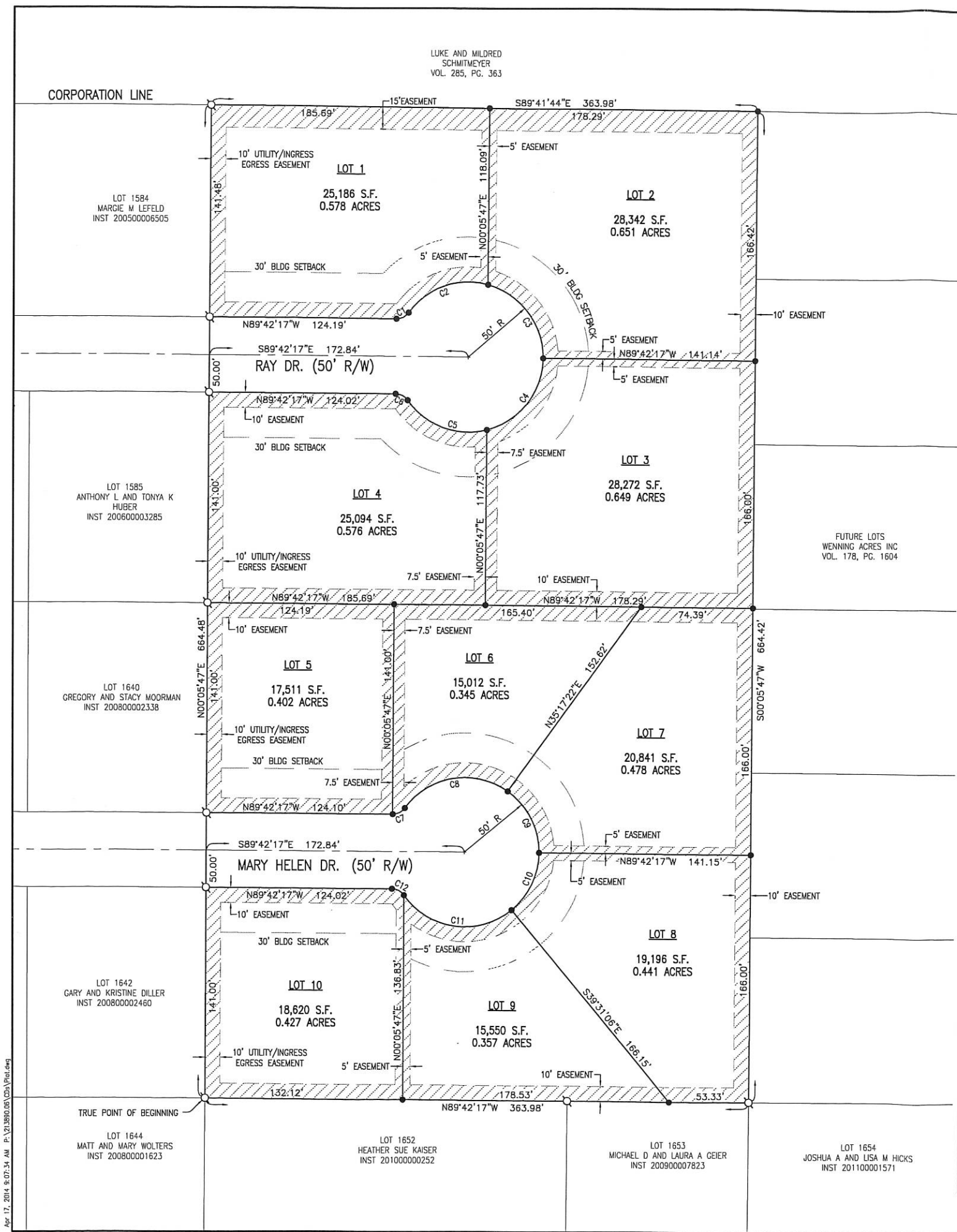


I hereby certify that this plat is true and accurate to the best of my knowledge by Craig W. Mescher Registered Surveyor No. 8237, May of 2013. Iron pins to be set after construction of utilities.

Craig W. Mescher  
 Professional Surveyor #8237

- NUMBER OF LOTS: 10
- TOTAL AREA OF PLAT = 5.552 AC.
- EASEMENTS AND BUILDING LINES AS SHOWN ON THIS PLAT:
- 30' FRONT SETBACK
- 35' REAR SETBACK
- 7' SIDE SETBACKS, SUM 18'
- PROPERTY IS ZONED R-2 SINGLE FAMILY

Curve Table					
Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	9.48	10.00	54.31	N63° 08' 17"E	9.13
C2	60.22	50.00	69.01	S70° 29' 11"W	56.65
C3	65.71	50.00	75.30	N37° 21' 22"W	61.09
C4	65.37	50.00	74.91	N37° 44' 53"E	60.81
C5	60.57	50.00	69.41	S70° 05' 41"E	56.93
C6	9.48	10.00	54.31	N62° 32' 50"W	9.13
C7	9.48	10.00	54.31	N63° 08' 17"E	9.13
C8	77.91	50.00	89.28	S80° 37' 17"W	70.27
C9	48.03	50.00	55.03	N27° 13' 16"W	46.20
C10	43.78	50.00	50.17	N25° 22' 52"E	42.40
C11	82.16	50.00	94.14	S82° 27' 42"E	73.22
C12	9.48	10.00	54.31	N62° 32' 50"W	9.13



Apr 17, 2014 8:07:34 AM P:\213890.06\05a\Plot.dwg

**FANNING HOWEY**  
 ENGINEERING GROUP  
 www.fhai.com/civilengineering 419.586.2292  
 614.764.4661

PROJECT NO.: 213890.06  
 DATE: AUGUST 2013

DRAWN BY: TJS  
 CHECKED BY: CWM

**WENNING ACRES SUBDIVISION**  
**FIFTH ADDITION**

VILLAGE OF COLDWATER

REV. NO.	REV. DATE	REVISION COMMENTS
1		
1		

08-28B

0828251056 10-063

# WENNING ACRES SIXTH ADDITION

PART OF THE SOUTH HALF, OF THE NORTHEAST QUARTER OF SECTION 28, TOWN 6 SOUTH, RANGE 2 EAST, BUTLER TOWNSHIP, VILLAGE OF COLDWATER, MERCER COUNTY, OHIO.

### Legal Description

Being a tract of land located in the South Half, of the Northeast Quarter, of Section 28, Town 6 South, Range 2 East, Butler Township, Village of Coldwater, Mercer County, Ohio, and bounded and described as follows:

Beginning at a 5/8" iron pin with cap found at the Southeast corner of Lot #1686 of Wenning Acres Fifth Addition, as recorded in Instrument #2014-2191, marking the TRUE POINT OF BEGINNING; Thence N00°05'46"E along the East line of Wenning Acres Fifth Addition, a distance of six hundred sixty-four and forty-three hundredths feet (664.43') to a 5/8" iron pin with cap found at the Northeast corner of Lot #1680 of Wenning Acres Fifth Addition; Thence S89°34'17"E, a distance of three hundred forty and one hundredths feet (340.01') to a 5/8" iron pin set; Thence S00°05'46"W, a distance of six hundred sixty-three and sixty-three hundredths feet (663.63') to a 5/8" iron pin with cap found at the Northeast corner of Lot #1655 of Wenning Acres Fourth Addition, as recorded in Instrument #2009-7642; Thence S89°42'17"E, a distance of six hundred sixty-seven and eighty-eight hundredths feet (667.88') to a 5/8" iron pin set; Thence S00°12'45"E, a distance of one hundred forty-one and one hundredths feet (141.01') to a 5/8" iron pin set; Thence S89°42'17"E, a distance of thirty-one and thirty-seven hundredths feet (31.37') to a 5/8" iron pin set; Thence S00°05'46"W, a distance of one hundred ninety-one and twenty-two hundredths feet (191.22') to a 5/8" iron pin set; Thence N89°41'12"W, a distance of seven hundred and one hundredths feet (700.01') to a 5/8" iron pin with cap found at the Southeast corner of Lot #1660 of Wenning Acres Fourth Addition; Thence N00°05'46"E along the East line of Wenning Acres Fourth Addition, a distance of three hundred thirty-two feet (332.00') to a 5/8" iron pin with cap found at the Northeast corner of Lot #1655 of Wenning Acres Fourth Addition; Thence N89°42'17"W along the North line of Wenning Acres Fourth Addition, a distance of three hundred forty feet (340.00') to the TRUE POINT OF BEGINNING, containing 10.417 acres more or less.

Previous Deed Reference: O.R. 178, Pg. 1604; Instrument #2003-12056 and #2015-6278

Description based on a survey by Craig W. Mescher, Registered Surveyor No. 8237 in October 2008, on file with the Mercer County Engineer's.

**DEDICATION**  
KNOWN ALL MEN BY THESE PRESENTS;  
That the undersigned owners of the land embraced to this plat do certify that the said plat is a true representation of the same and that we do dedicate the streets appearing hereon to the use of the public forever.

All utility easements and building setback lines shall be strictly adhered to as shown on the plat.

Wenning Acres, Inc. \_\_\_\_\_ Date \_\_\_\_\_  
Owner

**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.

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

Notary \_\_\_\_\_ My commission expires: \_\_\_\_\_

**VILLAGE OF COLDWATER, COUNCIL CERTIFICATE**  
We hereby certify that the accompanying plat was approved and that the streets dedicated hereon were approved and accepted by the Council of the Village of Coldwater, Ohio at a regular meeting of said Council.  
Passed on this \_\_\_ day of \_\_\_\_\_, 20\_\_.

President, Village Council, Rich Branch \_\_\_\_\_

**PLANNING COMMISSION CERTIFICATE**  
We hereby certify that the above plat has been found to comply with the standards of the Planning Board, Village of Coldwater, Ohio. Approved this day of \_\_\_\_\_, 20\_\_.

Chairman, Tom Homan \_\_\_\_\_

**RECORDER'S CERTIFICATE**  
Received for record this \_\_\_ day of \_\_\_\_\_, 20\_\_, \_\_\_\_\_ o'clock. Recorded in Instrument # \_\_\_\_\_.

Mercer County Recorder, Angela N. King \_\_\_\_\_

**ACCEPTANCE**  
This Plat of "Wenning Acres Sixth Addition" to the Village of Coldwater, Ohio has been accepted by the Council of the Village of Coldwater, by Ordinance No. \_\_\_\_\_ dated this \_\_\_ day of \_\_\_\_\_, 20\_\_. Subject to all building restrictions, conditions and easements, as shown on this plat, and as recorded in the office of the Mercer County Recorder.

Mayor, Joseph H. Knapschoefer \_\_\_\_\_

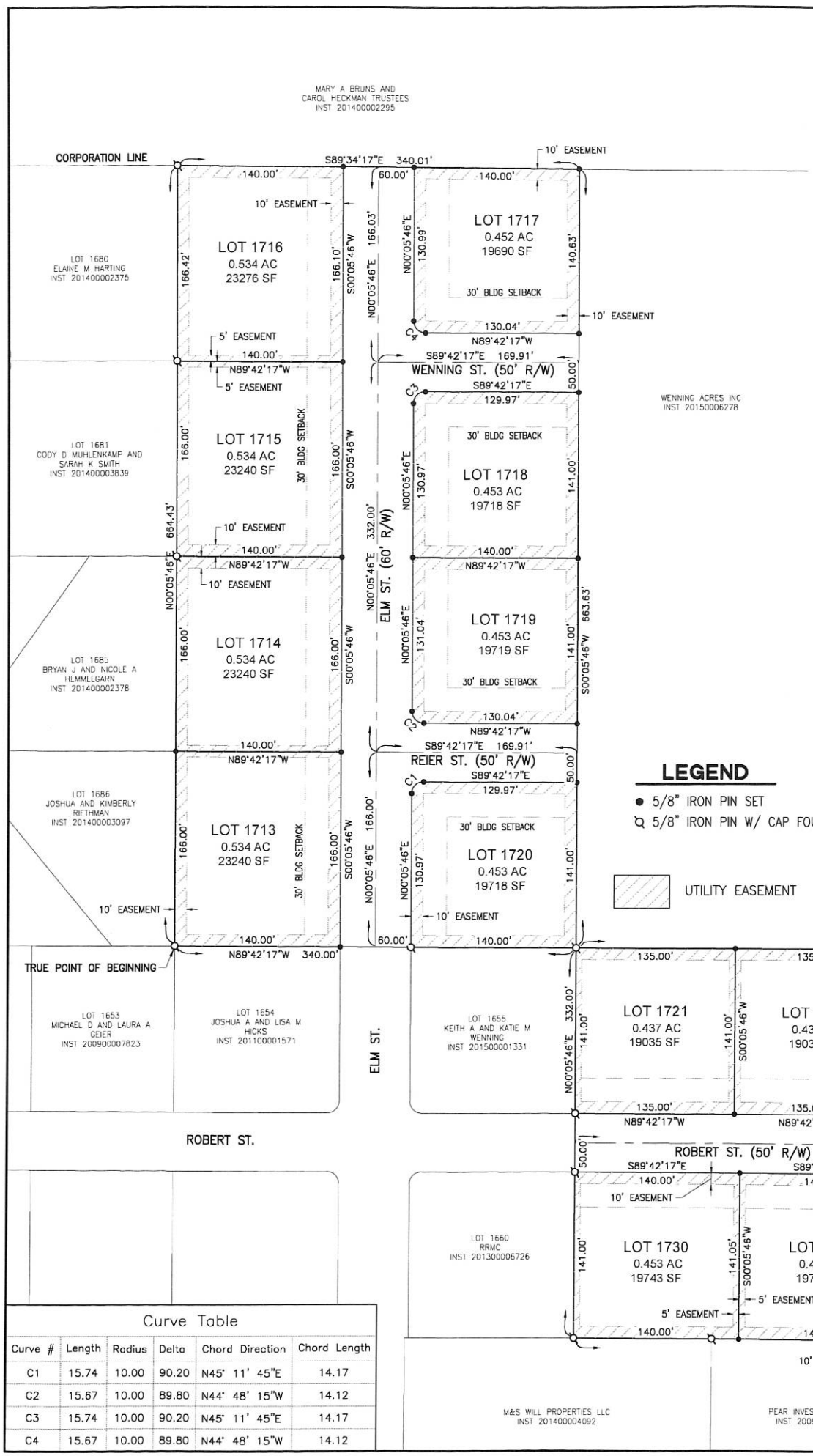
Clerk, Jason Eyink \_\_\_\_\_

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, Month of 20\_\_. Iron pins to be set after construction of utilities.

Craig W. Mescher  
Professional Surveyor #8237



**LEGEND**

- 5/8" IRON PIN SET
- 5/8" IRON PIN W/ CAP FOUND
- UTILITY EASEMENT

LOTS #1726 THRU #1730 ARE TO BE USED FOR DUPLEX UNITS OR SINGLE FAMILY LOTS

**OWNER/DEVELOPER**  
Wenning Acres, Inc.  
706 N. 2nd Street  
Coldwater, OH 45828

- NUMBER OF LOTS: 18
- TOTAL AREA OF PLAT = 10.417 AC.
- EASEMENTS AND BUILDING LINES AS SHOWN ON THIS PLAT:  
30' FRONT SETBACK  
35' REAR SETBACK  
7' SIDE SETBACKS, SUM 18'
- PROPERTY IS ZONED R-2 SINGLE FAMILY

08-28B





8-28-251-014

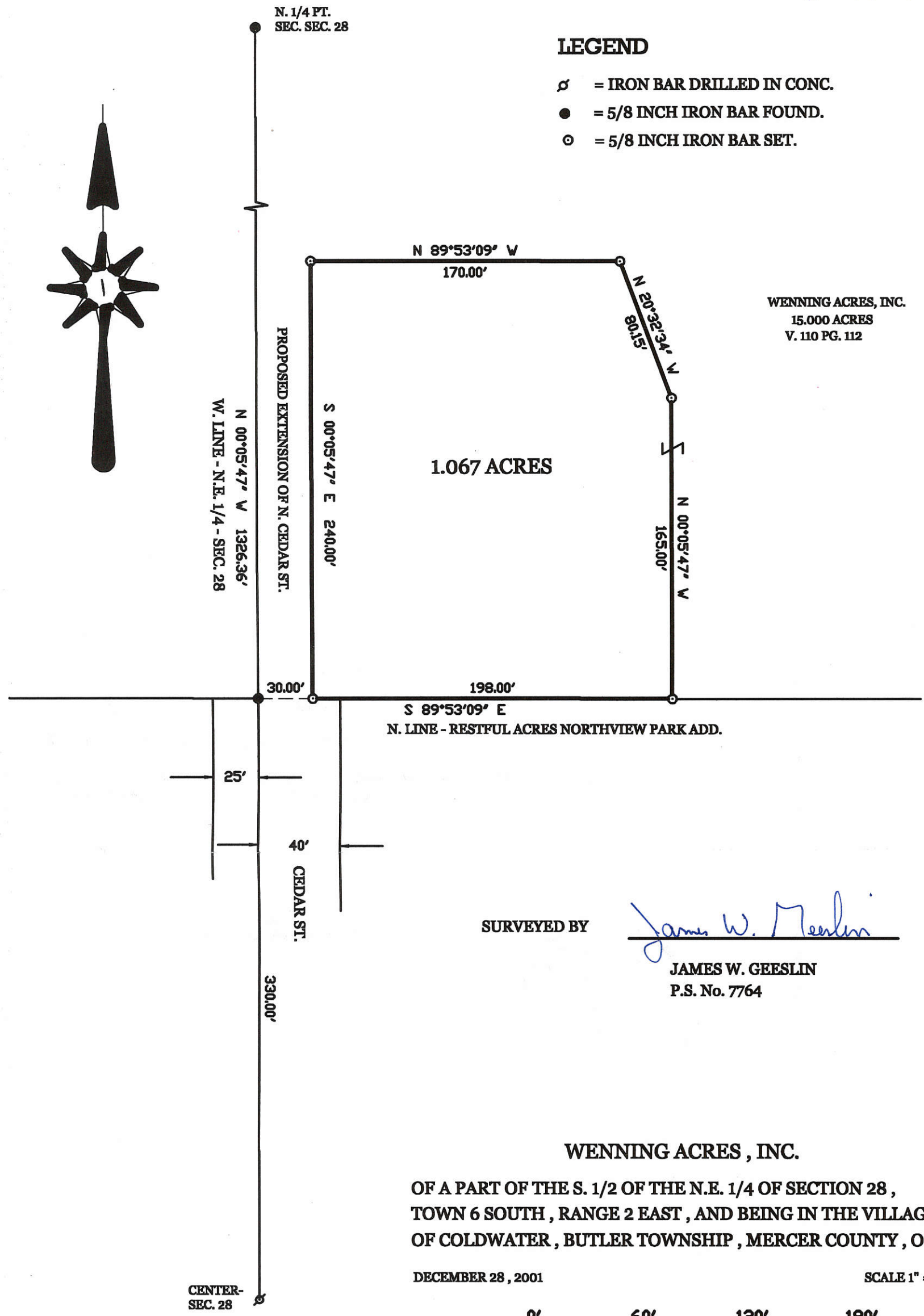


N. 1/4 PT.  
SEC. SEC. 28

**LEGEND**

- ⊘ = IRON BAR DRILLED IN CONC.
- = 5/8 INCH IRON BAR FOUND.
- = 5/8 INCH IRON BAR SET.

WENNING ACRES, INC.  
15.000 ACRES  
V. 110 PG. 112



SURVEYED BY

*James W. Geeslin*

JAMES W. GEESLIN  
P.S. No. 7764

**WENNING ACRES, INC.**

OF A PART OF THE S. 1/2 OF THE N.E. 1/4 OF SECTION 28,  
TOWN 6 SOUTH, RANGE 2 EAST, AND BEING IN THE VILLAGE  
OF COLDWATER, BUTLER TOWNSHIP, MERCER COUNTY, OHIO.

DECEMBER 28, 2001

SCALE 1" = 60'



**GEESLIN  
LAND SURVEYING**

P.O. BOX 422  
CELINA, OHIO

PHONE (419) 586-6155  
FAX (419) 268-0554

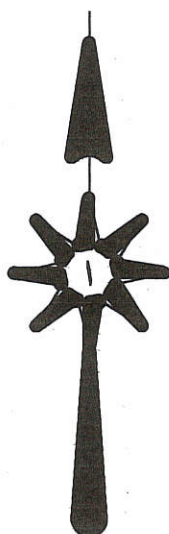


PERMANENT PARCEL No. _____		
Part of: _____ Sec. _____ T _____ R _____ Township		
Grantor: _____		Area Retained: _____ Acres
Grantee: _____		Area Transferred: _____ Acres
Deed References: _____		
APPROVALS:	Board of Health	Township Zoning Officer
AGENCY:		County Engineer
DATE:		

08-28-2001 002  
276

**LEGEND**

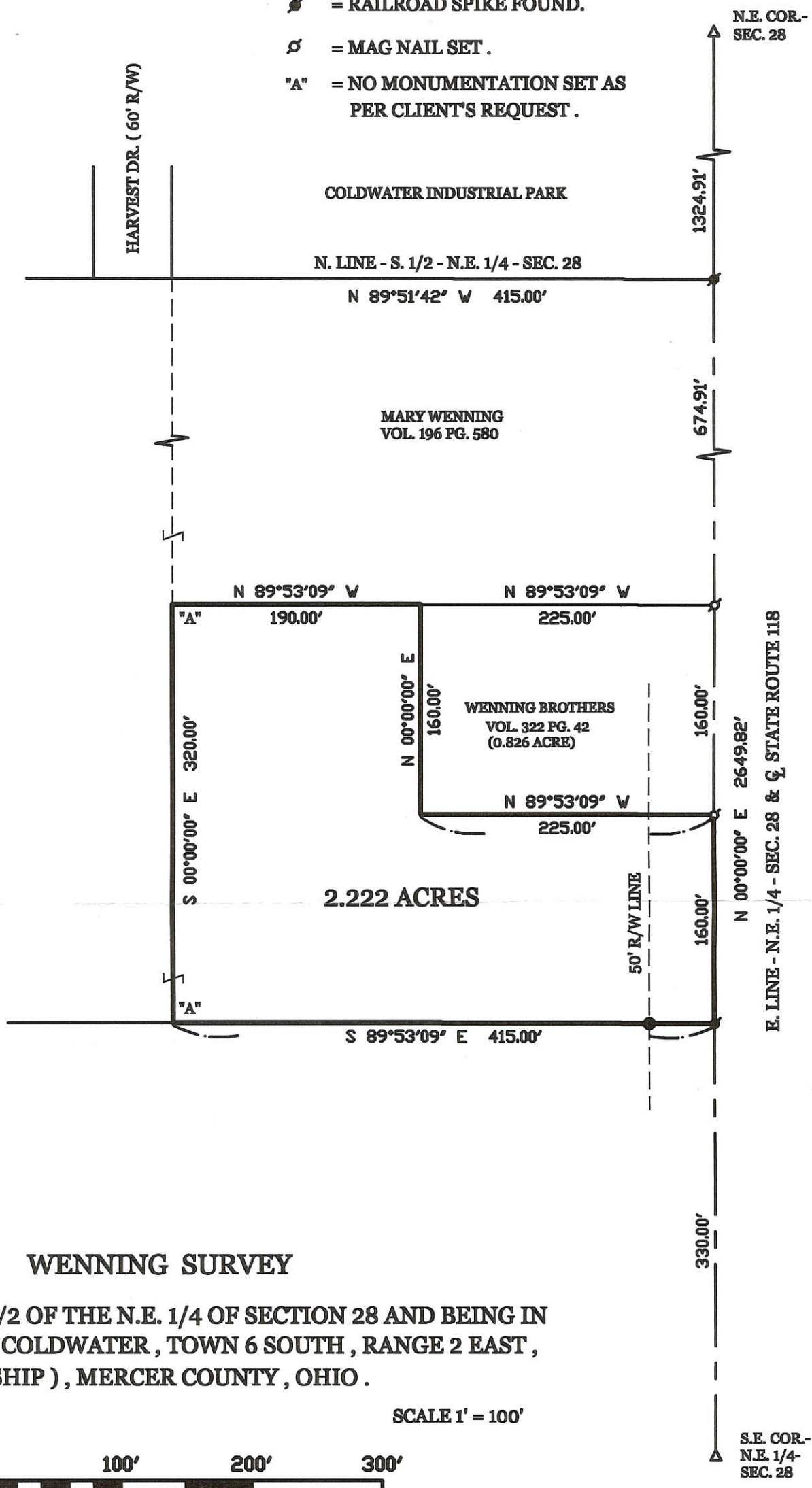
- △ = CORNERSTONE .
- ⚡ = RAILROAD SPIKE FOUND.
- ⊙ = MAG NAIL SET .
- "A" = NO MONUMENTATION SET AS PER CLIENT'S REQUEST .



SURVEYED BY

*James W. Geeslin*

JAMES W. GEESLIN  
P.S. No. 7764



**WENNING SURVEY**

PART OF THE S. 1/2 OF THE N.E. 1/4 OF SECTION 28 AND BEING IN THE VILLAGE OF COLDWATER, TOWN 6 SOUTH, RANGE 2 EAST, ( BUTLER TOWNSHIP ), MERCER COUNTY, OHIO .

DECEMBER 29, 2001

SCALE 1' = 100'



**GEESLIN  
LAND SURVEYING**

P.O. BOX 422  
CELINA, OHIO

PHONE (419) 586-6155  
FAX (419) 268-0554



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

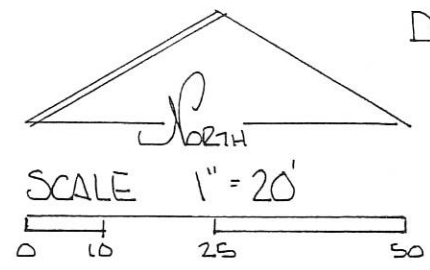
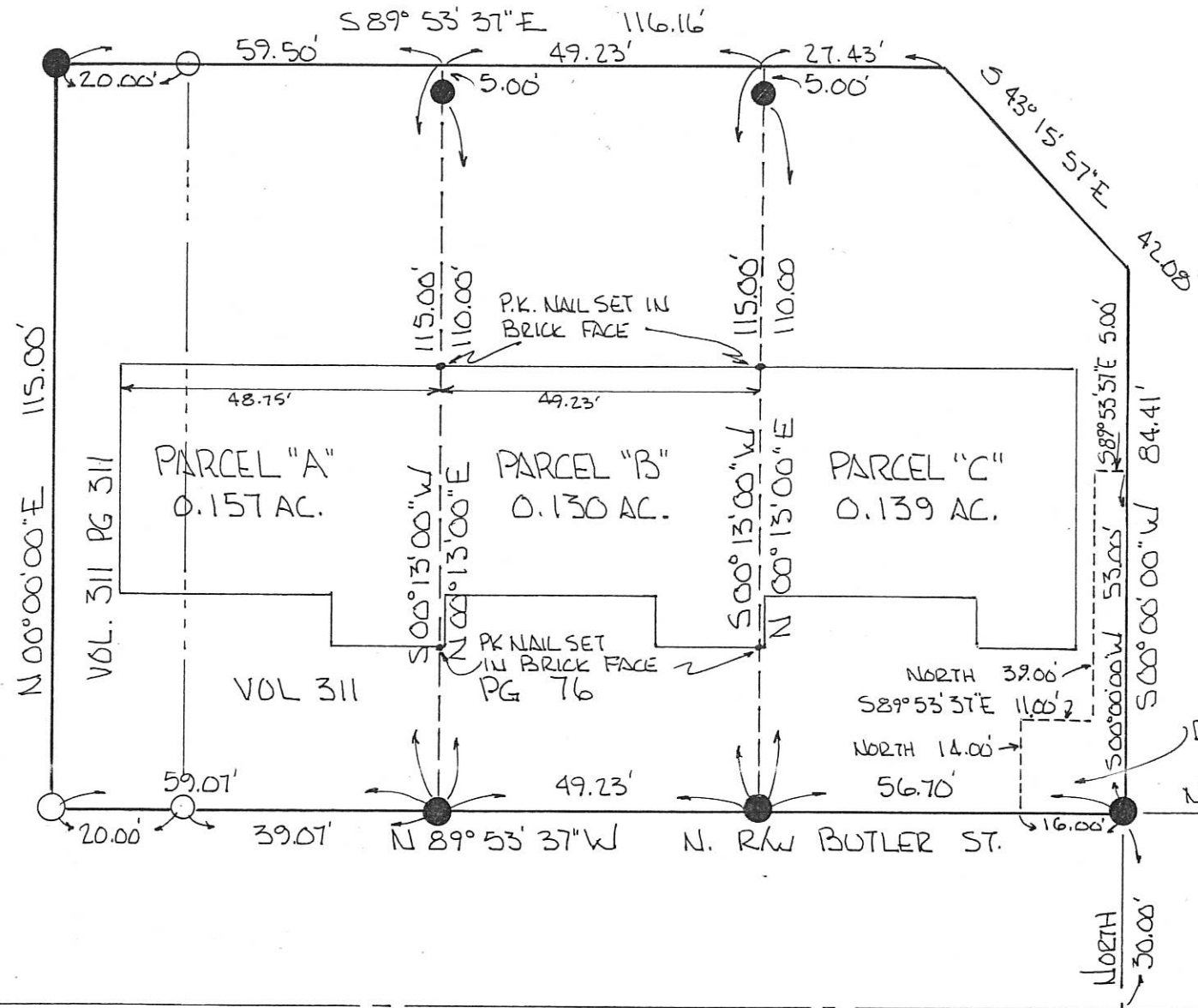
0828276008

-010

# TEKAMP (VORNHOLT) SURVEY

PART NE 1/4, SEC. 28, T6S, R2E, BUTLER TWP.  
VILLAGE OF COLDWATER, MERCER COUNTY, OHIO.

08-288



DEED REFERENCE  
VOL 311 PG 76  
VOL 311 PG 311

SURVEY REFERENCE  
NOTE & ASSOCIATES  
6-21-85 FOR ABELS

### LEGEND

- △ STONE REF
- + POINT
- IRON PIN FOUND
- IRON PIN SET



PLAT BY SURVEY FEBRUARY 1997  
*Roy F. Thompson, Jr.*  
 ROY F. THOMPSON JR. REG. SUR. # 5379

ELM ST.

SR 118

4" IN CONC. FND.  
SW COR. NE 1/4 SEC. 28

SOUTH LINE NE 1/4 SEC. 28

N 89° 53' 37" W 1025.50'

P.K. FOUND SECOR.  
NE 1/4 SEC. 28

"+" FOUND CUT IN CONC. PAVEMENT @ S.W. CORNER N.E. QUARTER SEC. 28

ELM STREET

BUTLER STREET

DAN TEKAMP  
D.B. 299 PG. 158  
1.722 AC.

WAYNE E. & MARLENE H. TEKAMP  
D.B. 300 PG. 242  
(0.264 AC.)

MARY HELEN WENNING  
D.B. 196 PG. 580

(1.062 AC)

ROBERT J. & MARCELLA C. ABELS  
D.B. 239 PG. 371

0.373 ACRES  
A

0.042 ACRES

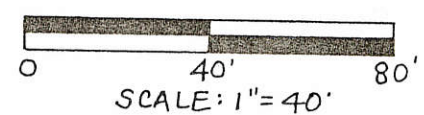
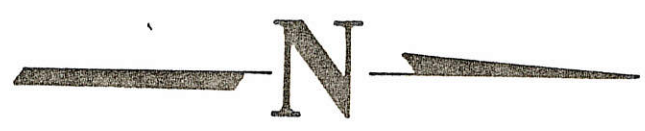
EASEMENT DETAIL

0.010 AC.

DB. 261 PG. 248

STATE RT. 118  
N 00° 00' 00" E

P.K. NAIL FD. OVER STONE S.E. CORNER N.E. QUARTER SECTION 28



1B645

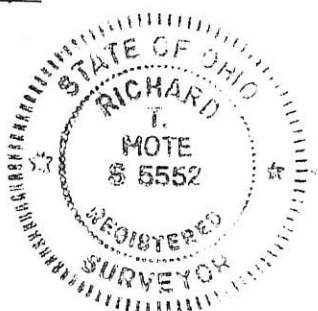
SURVEY OF A 0.373 AND A 0.042 ACRE TRACT IN BUTLER TWP, MERCER CO.

FOR: Robert A. & MARCELLA C. ABELS

**MOTE AND ASSOCIATES, INC.**  
GREENVILLE, OHIO

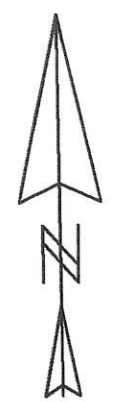
DATE: 6-21-89	DRWN BY: AJB	DRWG NO. 1B645
------------------	-----------------	-------------------

*Richard T. Mote*  
RICHARD T. MOTE, REG. SURVEYOR  
6-23-89  
DATE

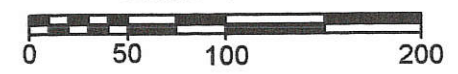


PERMANENT PARCEL No	-----
Part of: _____ Sec. 28 T6-S R 2-E BUTLER Township	
Grantor: _____ Area Retained: _____ Acres	
Grantee: _____ Area Transferred: _____ Acres	
Dead References: _____	
APPROVALS:	
AGENCY: Board of Health	County Surveyor Engineer
DATE: _____	County Engineer

0828276011; 0828276013



Scale: 1" = 100'



**Recorders Certificate:**

Received for record this \_\_\_\_\_ day of \_\_\_\_\_, 2009.  
at \_\_\_\_\_ o'clock \_\_\_\_\_

Recorded in Instrument # \_\_\_\_\_ Fee \$ \_\_\_\_\_

\_\_\_\_\_  
Mercer County Recorder, Tamara Barger

**Auditors Certificate:**

Received for transfer this \_\_\_\_\_ day of \_\_\_\_\_, 2009.

\_\_\_\_\_  
Mercer County Auditor, Mark Giesige

Accepted by the zoning officer of the Village of Coldwater  
in accordance with Subdivision Ordinance Section 1113.00

*Elin C. Thomas*  
\_\_\_\_\_  
Village of Coldwater Zoning Officer

**Legend:**

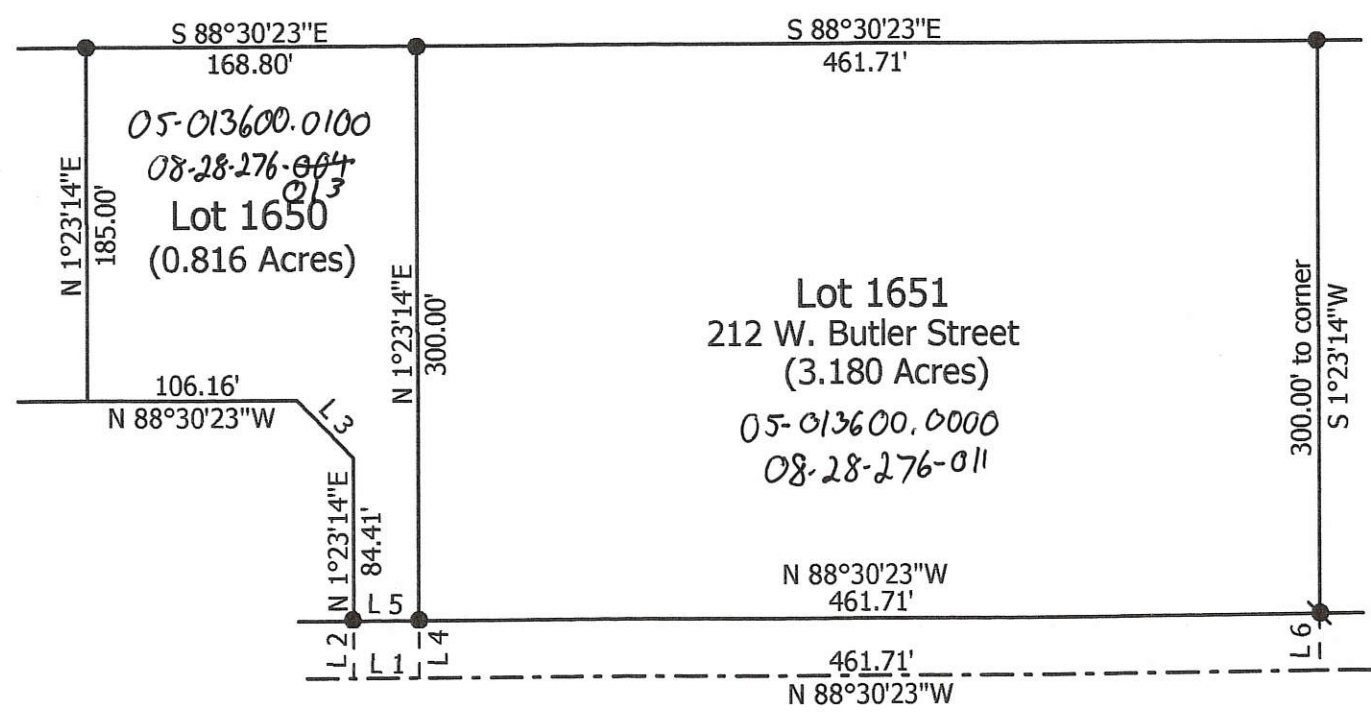
- ▲ Cornerstone @ the E1/4 post of Section 28
- △ Cornerstone @ the NE corner of Section 28
- Iron pin found 29.83' north of street centerline
- 5/8" X 30" Iron pin w/cap set

DESCRIPTION  
**SUFFICIENT**  
FOR TAX MAPPING PURPOSES

AUG 31 2009

MERCER COUNTY  
TAX MAP DEPARTMENT

Line	Bearing	Distance
1	N 88°30'23"W	33.79'
2	N 1°23'14"E	30.00'
3	N 41°52'43"W	42.08'
4	S 1°23'14"W	30.00'
5	N 88°30'23"W	33.79'
6	S 1°23'14"W	30.00'



EBL, Ltd.  
Vol. 334, Page 4



**Kahmoor Subdivision, Lots 1650 & 1651**

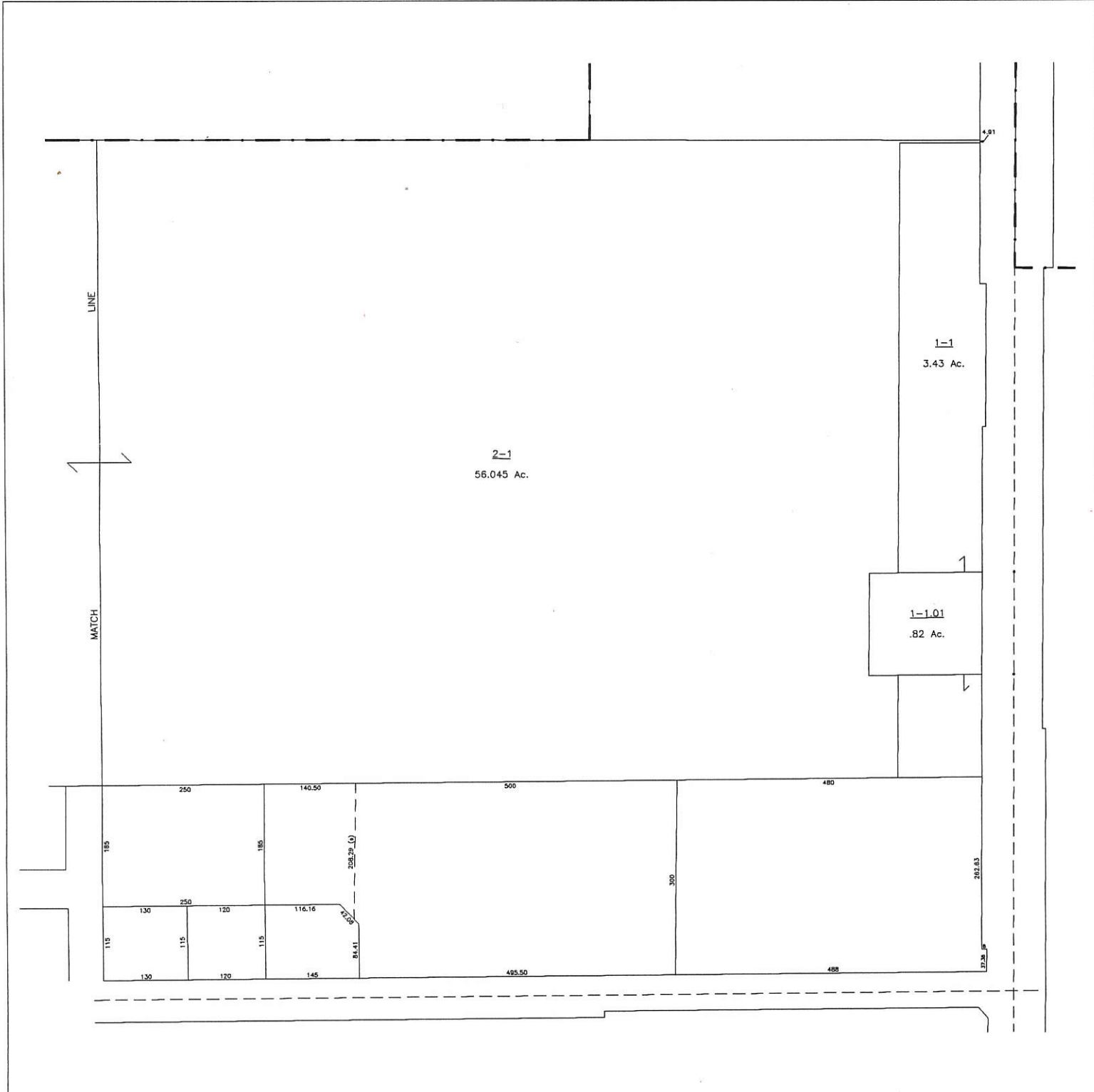
State of: Ohio County: Mercer  
 Township: Butler Sec: 28 Town: 6S Range: 2E  
 City/Village: Coldwater Subdivision: Lot:  
 Deed References: O.R. 201, Page 1405 Date Surveyed: 8-19-09  
 Approvals: \_\_\_\_\_ County Engineer  
 Agency: Board of Health Township Zoning Inspector  
 Date: \_\_\_\_\_



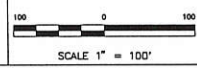
**Marbaugh  
Land Surveying**  
 1901 Carolina Court  
 Celina, Ohio 45822  
 (419) 586-4293  
*Kent B. Marbaugh*  
 Kent B. Marbaugh P.S. 7421

Note: Reference is made to surveys by Richard Mote dated 3-11-88 & 6-21-89.

08280



<p><b>THIS IS NOT A SURVEY!</b></p> <p>Compiled &amp; used as a worksheet only by the Mercer County Engineer, Tax Map Department using existing records. Not guaranteed as to correctness.</p>	<p><b>PREPARED BY:</b>                  MERCER COUNTY ENGINEER                  TAX MAP DEPARTMENT                  101 NORTH MAIN STREET                  COURTHOUSE, ROOM 205                  CELINA, OHIO 45822                  (419) 586-7750</p>	STATE LINE: - - - - -	ROAD & R.R. R/W: = = = = =	ADJ. SECT. No.: ① to ③⑥	SUBD. BLOCK LIMIT: L	DATE OF MAP: _____	TWP. _____ SEC. _____
		COUNTY LINE: - - - - -	PROPERTY LINE: = = = = =	BLK. & PARCEL No.: ① - 16	CEM/SCH/CHURCH: ☐ ☐ ☐	DATE OF REVISION: _____	TOWN _____ RGE. _____
		TWP. LINE: - - - - -	ORIG. LOT LINE: - - - - -	ORIG. BLK. & LOT No.: ①① - ③③	DEED ACREAGE: 640.00 Ac.	DRAFTER: _____	
		SECTION LINE: - - - - -	SUBD. LINE: - - - - -	FEDERAL HIGHWAY: ③③	CALC. ACREAGE: 640.00 Ac. (C)		
		1/4 SECT. LINE: - - - - -	EASEMENT: - - - - -	STATE HIGHWAY: ②⑨	DEED DIMENSIONS: 66.25		
		CORP. LINE: - - - - -	RIVER or STREAM: ~ ~ ~ ~ ~	COMMON OWNERSHIP: < - - - - -	SCALED DIMENSIONS: 66.25(x)		



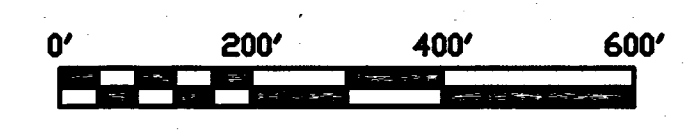
49  
of

# WENNING SURVEY

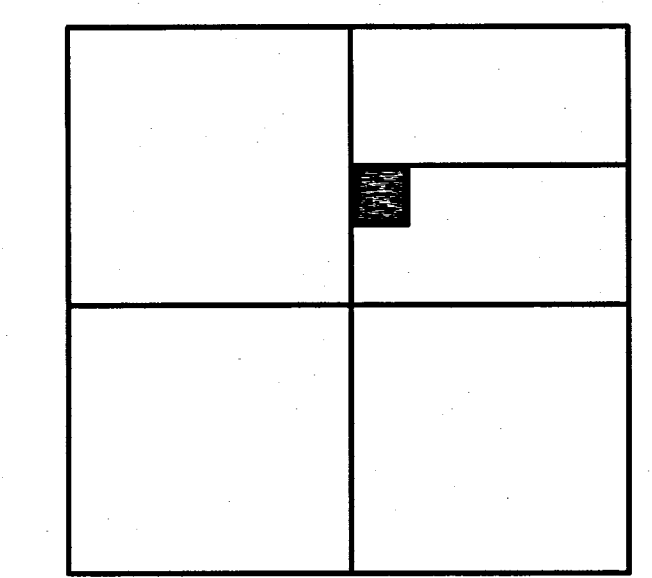
PART OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF SECTION 28,  
TOWNSHIP 6 SOUTH, RANG 2 EAST, (BUTLER TOWNSHIP), MERCER COUNTY,  
OHIO.

APRIL 12, 2000

SCALE 1" = 200'



## LOCATION SKETCH



SECTION 28

### LEGEND

- △ = CORNERSTONE (REFER TO MERCER COUNTY STONE RECORDS).
- ♣ = RAILROAD SPIKE FOUND.

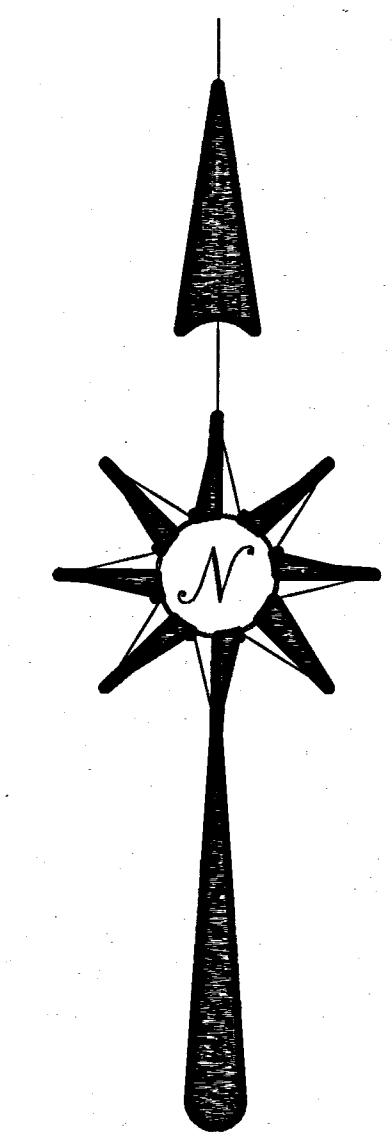
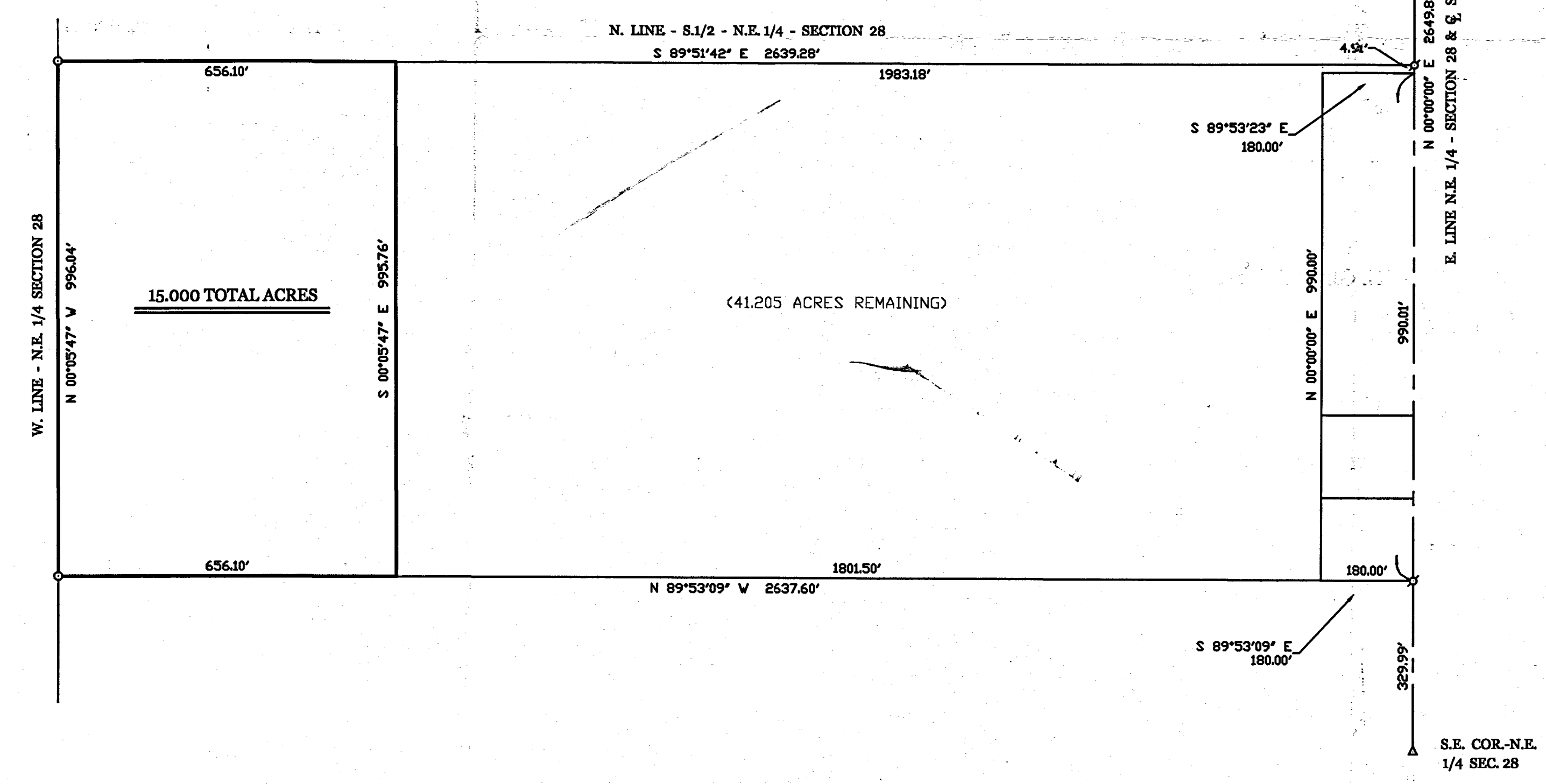
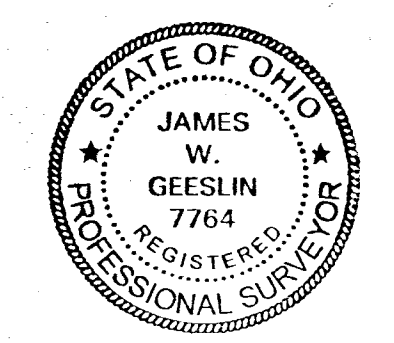
### SURVEY REFERENCE :

- 1) WENNING ANNEXATION PLAT, SURVEYED BY G. GEESLIN, 1-2-91.

SURVEYED BY

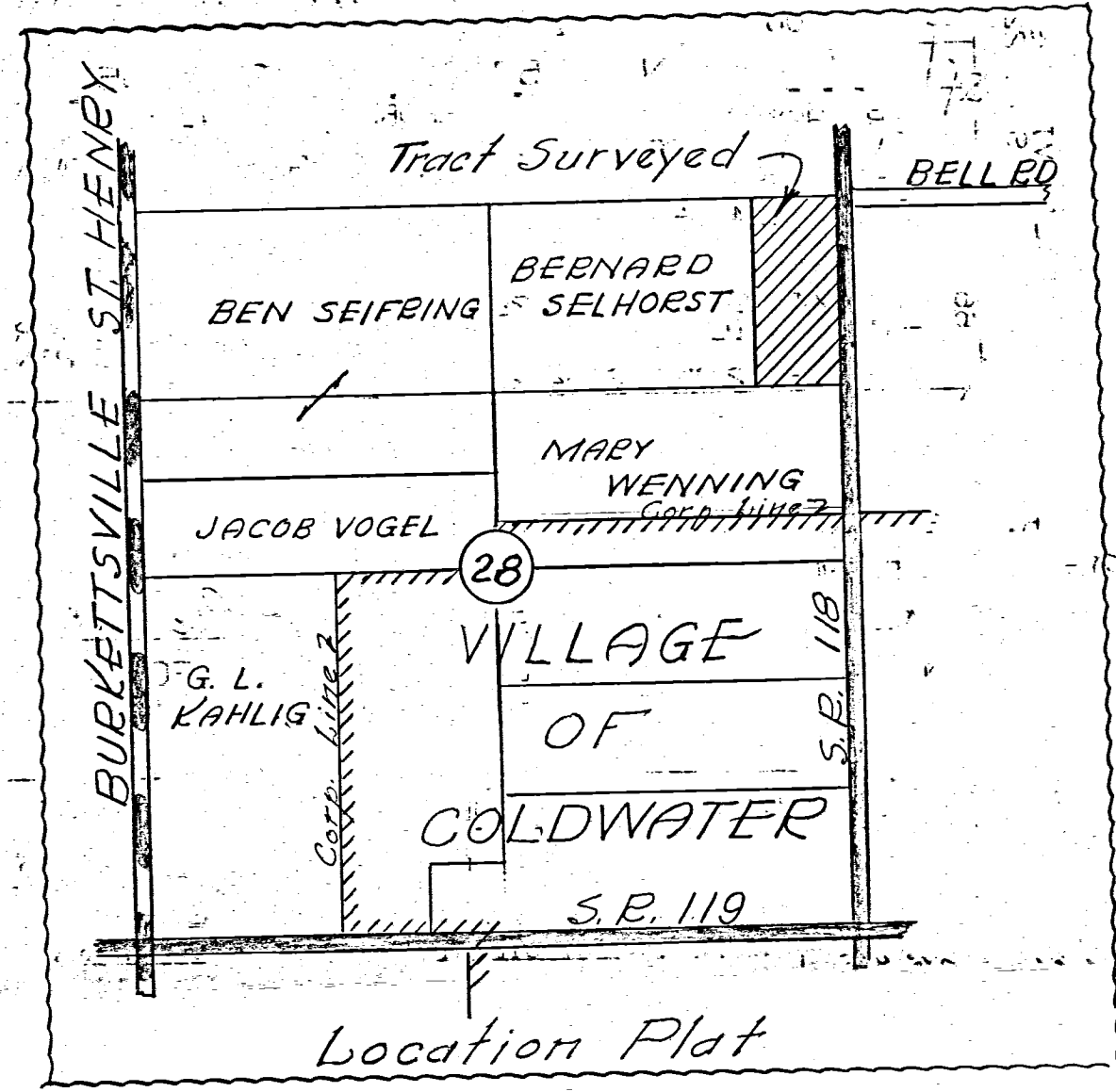
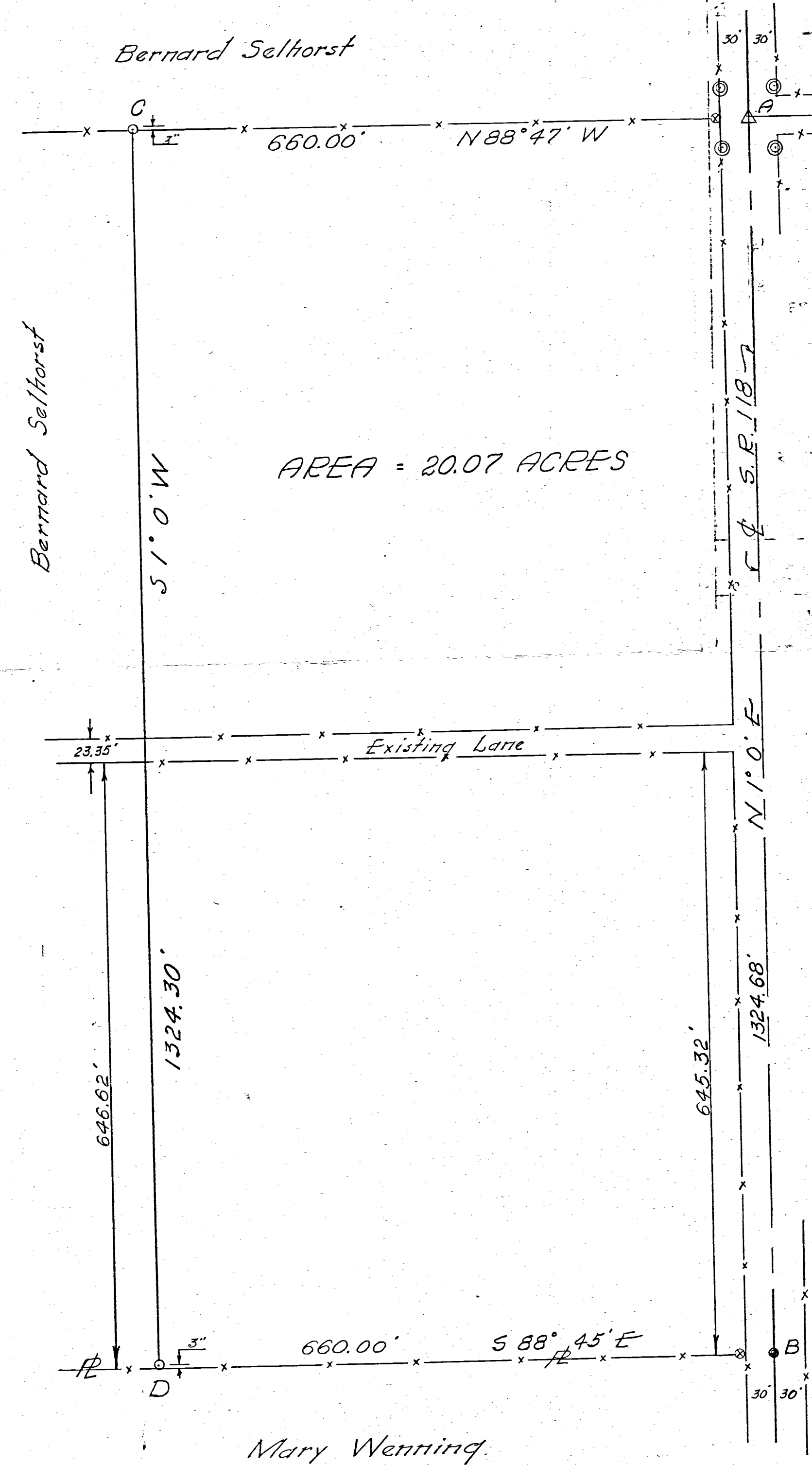
*James W. Geeslin*

JAMES W. GEESLIN  
P.S. No. 7764



# COLDWATER HOLY TRINITY CHURCH SURVEY

E SD. NE 1/4 NE 1/4 SECTION 28, T6S, R2E  
BUTLER TWP., MERCER CO., OHIO



Scale: 1" = 100'

Legend:

- △ = Section Corner Stone
  - ⊙ = State & V Monuments
  - = 1" Iron pipe
  - = Nail & Cap
  - ⊙ = Existing Corner Posts
- Bearings shown are observed magnetic.

To all parties interested in title to premises surveyed, I hereby certify this survey showing section stone, monuments and iron pipe is correct to the best of my knowledge and belief.

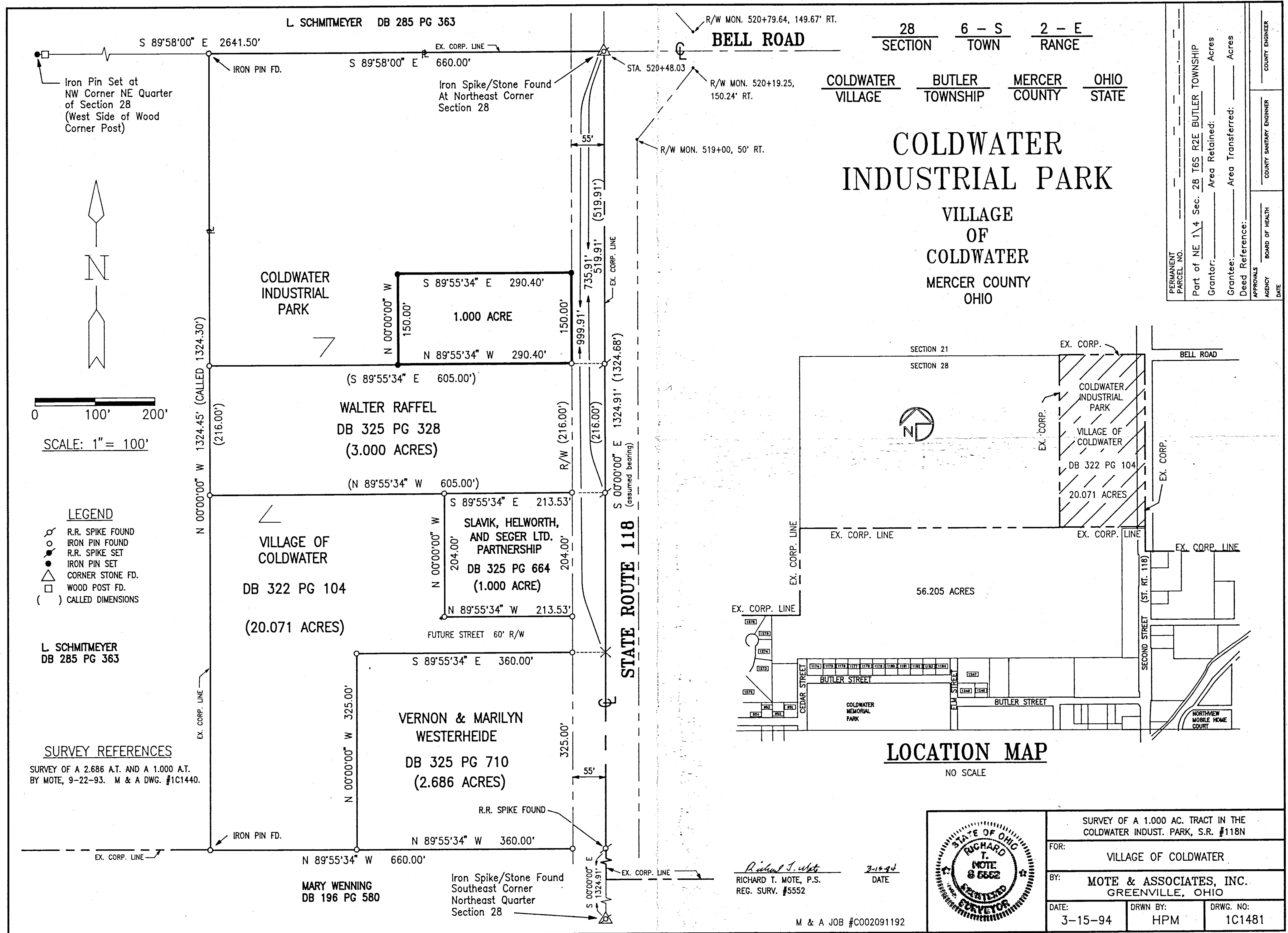
10-19-65

*B.R. Gebhart*  
Registered Surveyor #3909



0828226002 to D10  
0826226003

08-28B



L. SCHMITMEYER DB 285 PG 363

S 89°58'00" E 2641.50'

S 89°58'00" E 660.00'

Iron Spike/Stone Found At Northeast Corner Section 28

Iron Pin Set at NW Corner NE Quarter of Section 28 (West Side of Wood Corner Post)

BELL ROAD

28 SECTION 6 - S TOWN 2 - E RANGE

COLDWATER VILLAGE BUTLER TOWNSHIP MERCER COUNTY OHIO STATE

COLDWATER INDUSTRIAL PARK

1.000 ACRE  
S 89°55'34" E 290.40'  
N 89°55'34" W 290.40'  
N 00°00'00" W 150.00'

WALTER RAFFEL DB 325 PG 328 (3.000 ACRES)

VILLAGE OF COLDWATER DB 322 PG 104 (20.071 ACRES)

SLAVIK, HELWORTH, AND SEGER LTD. PARTNERSHIP DB 325 PG 664 (1.000 ACRE)

VERNON & MARILYN WESTERHEIDE DB 325 PG 710 (2.686 ACRES)

MARY WENNING DB 196 PG 580

Iron Spike/Stone Found Southeast Corner Northeast Quarter Section 28

SCALE: 1" = 100'

LEGEND

L. SCHMITMEYER DB 285 PG 363

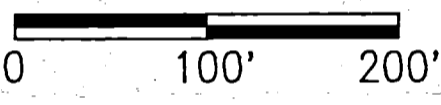
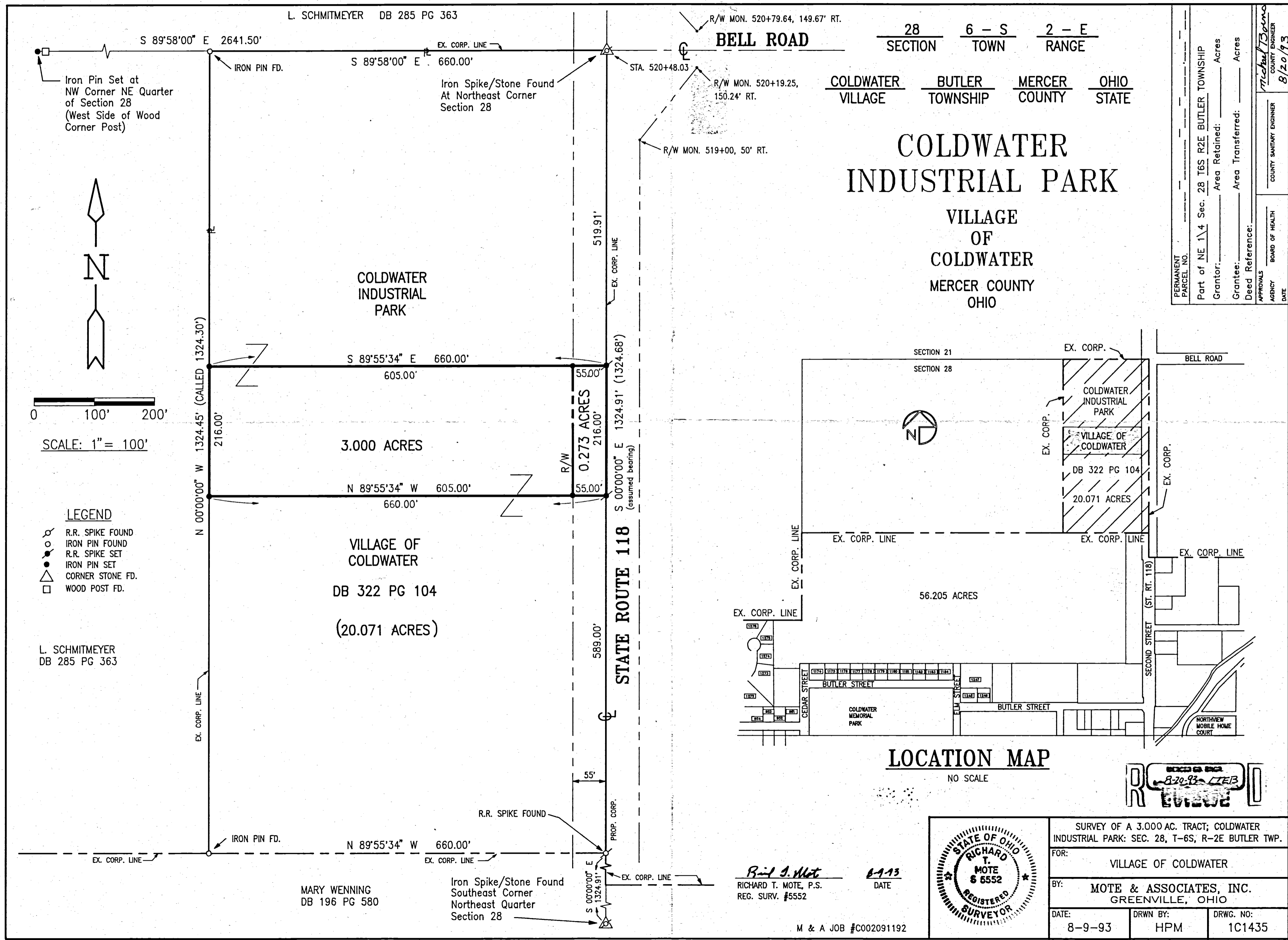
SURVEY REFERENCES

LOCATION MAP

STATE OF OHIO  
RICHARD T. MOTE  
NOTE 8 6552  
REGISTERED SURVEYOR

SURVEY OF A 1.000 AC. TRACT IN THE COLDWATER INDUSTRIAL PARK, S.R. #118N  
FOR: VILLAGE OF COLDWATER  
BY: MOTE & ASSOCIATES, INC. GREENVILLE, OHIO  
DATE: 3-15-94  
DRWN BY: HPM  
DRWG. NO: 1C1481

M & A JOB #C002091192



SCALE: 1" = 100'

**LEGEND**

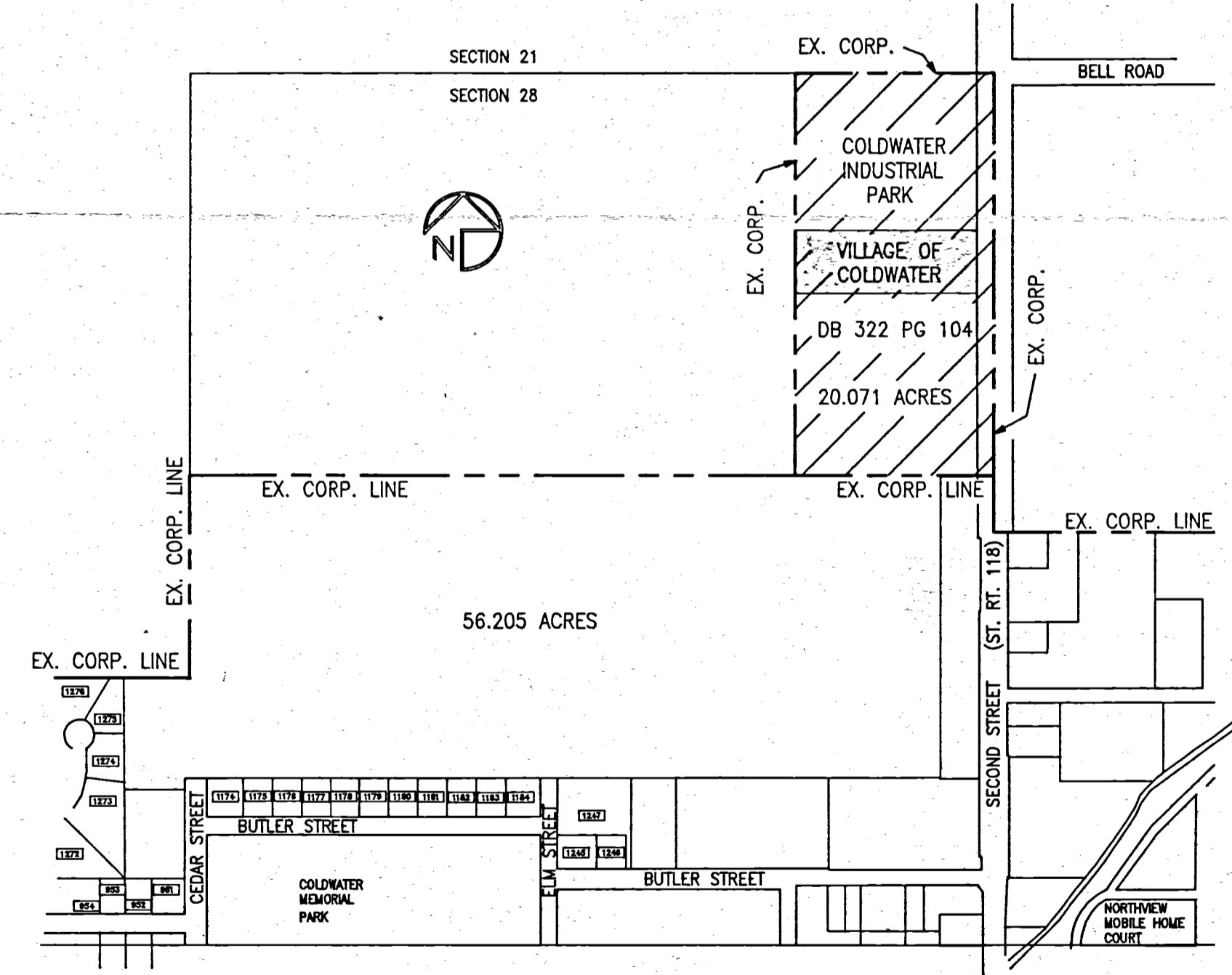
- R.R. SPIKE FOUND
- IRON PIN FOUND
- R.R. SPIKE SET
- IRON PIN SET
- CORNER STONE FD.
- WOOD POST FD.

L. SCHMITMEYER  
DB 285 PG 363

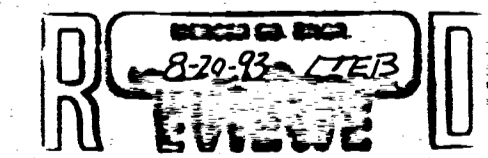
BELL ROAD  
SECTION 28 TOWN 6 - S RANGE 2 - E  
COLDWATER VILLAGE BUTLER TOWNSHIP MERCER COUNTY OHIO STATE

**COLDWATER INDUSTRIAL PARK**  
VILLAGE OF COLDWATER  
MERCER COUNTY OHIO

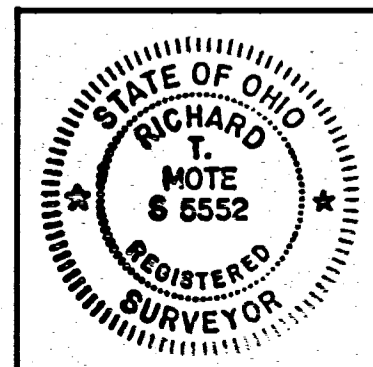
PERMANENT PARCEL NO.	Part of NE 1/4 Sec. 28 T6S R2E BUTLER TOWNSHIP	Acres	Acres
Grantor:	Area Retained:	Area Transferred:	
Grantee:	Deed Reference:		
APPROVALS	AGENCY	BOARD OF HEALTH	DATE
			8/20/93



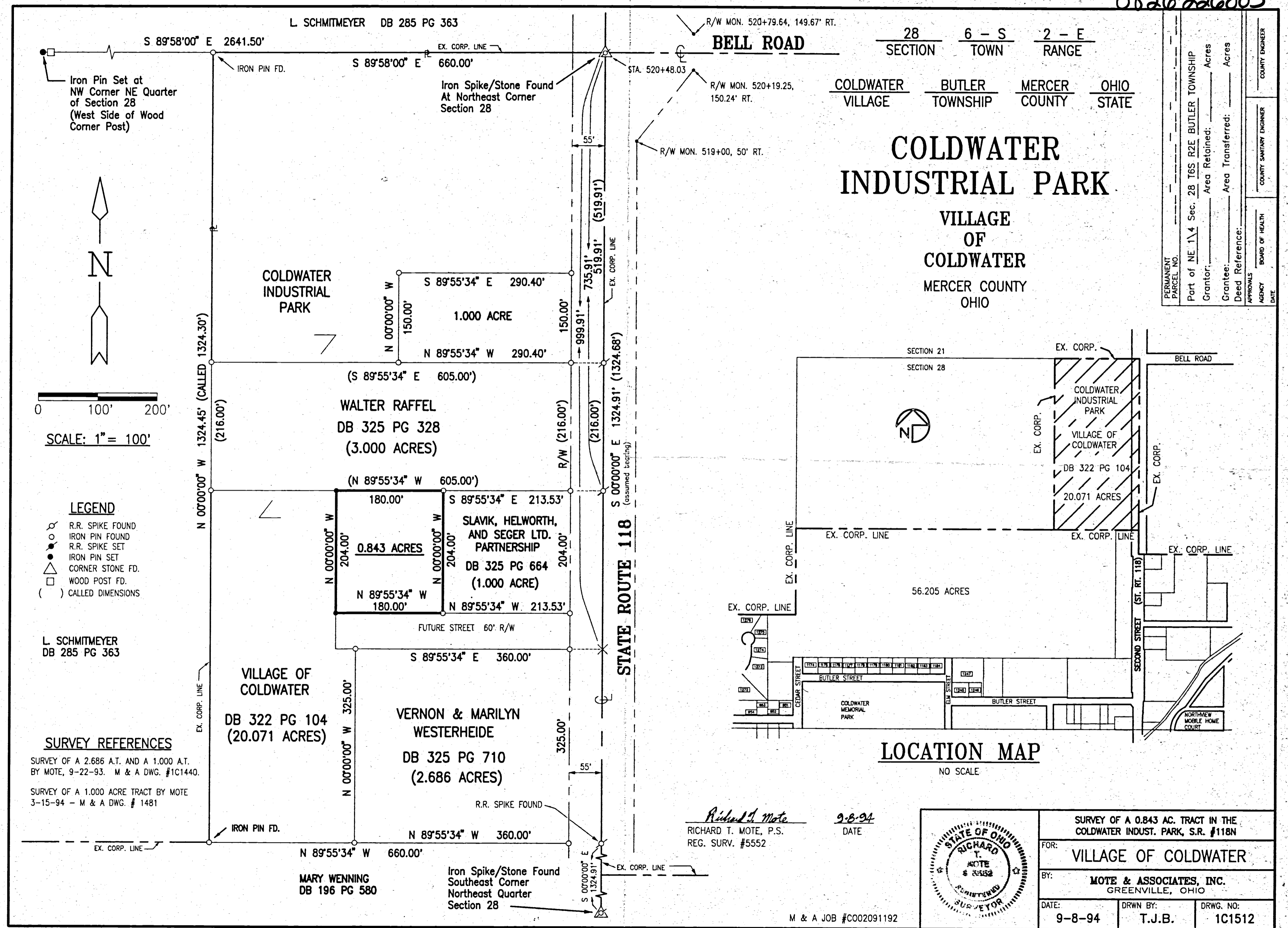
**LOCATION MAP**  
NO SCALE



*Richard T. Mote*  
RICHARD T. MOTE, P.S.  
REG. SURV. #5552  
DATE 8-9-93



SURVEY OF A 3.000 AC. TRACT; COLDWATER INDUSTRIAL PARK; SEC. 28, T-6S, R-2E BUTLER TWP.		
FOR:	VILLAGE OF COLDWATER	
BY:	MOTE & ASSOCIATES, INC. GREENVILLE, OHIO	
DATE:	DRWN BY:	DRWG. NO.:
8-9-93	HPM	1C1435

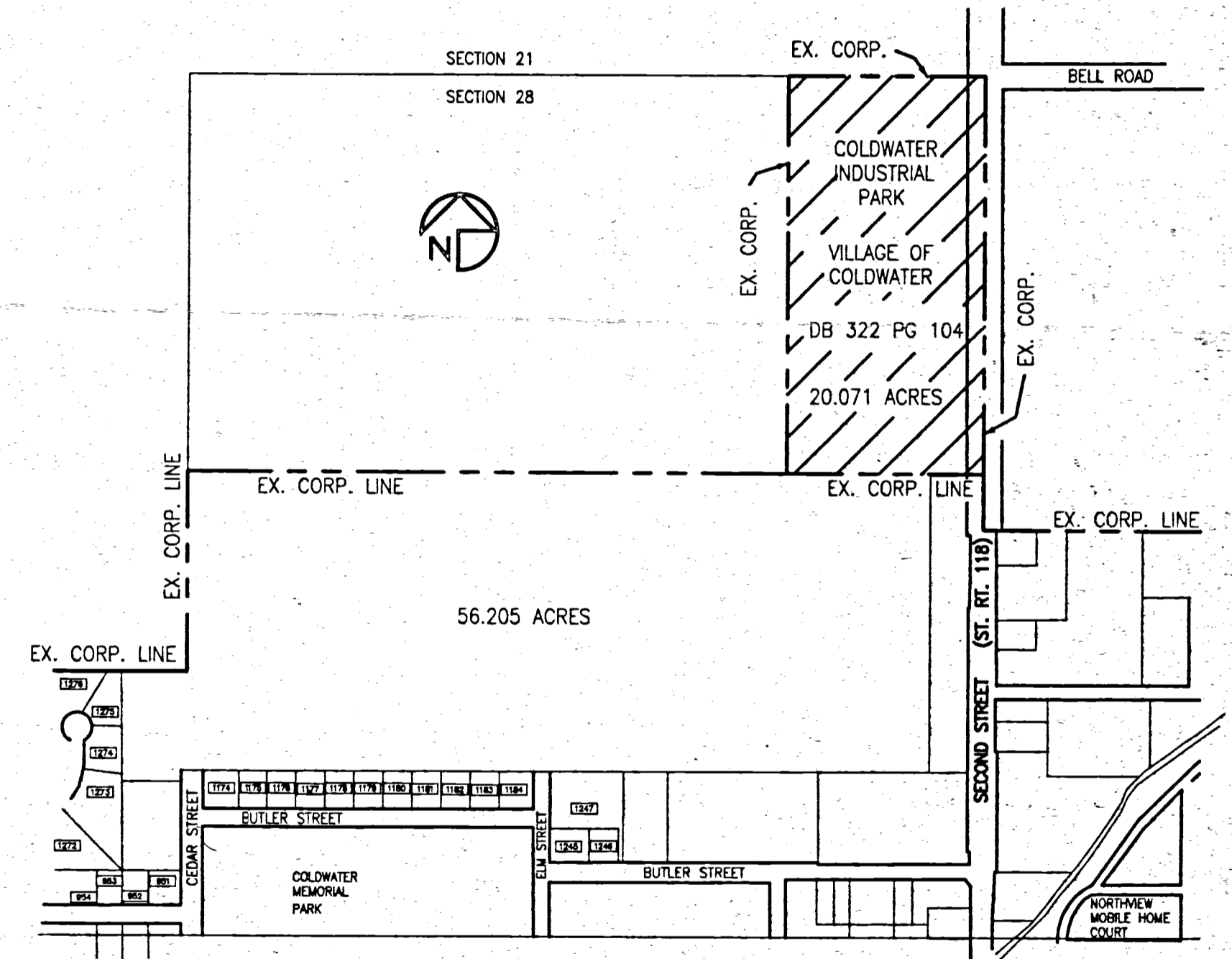


**COLDWATER INDUSTRIAL PARK**

VILLAGE OF COLDWATER  
MERCER COUNTY OHIO

SECTION 28 TOWN 6-S RANGE 2-E  
COLDWATER VILLAGE BUTLER TOWNSHIP MERCER COUNTY OHIO STATE

PERMANENT PARCEL NO.	Part of NE 1/4 Sec. 28 T6S R2E BUTLER TOWNSHIP	Acres	Acres
GRANTOR	Area Retained:	Acres	Acres
GRANTEE	Area Transferred:	Acres	Acres
DEED REFERENCE			
APPROVALS	BOARD OF HEALTH	COUNTY ENGINEER	COUNTY ENGINEER
AGENCY	DATE		



*Richard T. Mote*  
RICHARD T. MOTE, P.S.  
REG. SURV. #5552

9-8-94  
DATE



SURVEY OF A 0.843 AC. TRACT IN THE COLDWATER INDUST. PARK, S.R. #118N		
FOR:	VILLAGE OF COLDWATER	
BY:	MOTE & ASSOCIATES, INC. GREENVILLE, OHIO	
DATE:	DRWN BY:	DRWG. NO:
9-8-94	T.J.B.	1C1512

176.

0828226002 10-010

L. SCHMITMEYER DB 285 PG 363

S 89°58'00" E 2641.50'

S 89°58'00" E 660.00'

PROP. CORP.

Iron Spike/Stone Found At Northeast Corner Section 28

STA. 520+48.03

R/W MON. 520+79.64, 149.67' RT.

BELL ROAD

R/W MON. 520+19.25, 150.24' RT.

R/W MON. 519+00, 50' RT.

# ANNEXATION PLAT VILLAGE OF COLDWATER MERCER COUNTY OHIO

COUNTY ENGINEER'S RECOMMENDATION  
Having reviewed this plat, I hereby recommend the same for recording.  
Date: 1-26-93 By: *John F. Ellinger*

PRESENTED FOR RECORD  
On the 26th day of JAN. 19 23  
at 10:36 a.m.  
recorded JAN. 27 19 23  
in Mercer Co. Ohio Records  
PLAT CABINET 1, PAGE 176  
*Patricia G. Gresh*  
RECORDED - 11-5-92  
FEES \$ 18.70

PERMANENT PARCEL NO.	Part of NE 1/4 Sec. 28 T6S R2E BUTLER TOWNSHIP
GRANTOR	Area Retained: _____ Acres
GRANTEE	Area Transferred: _____ Acres
DEED REFERENCE	
APPROVALS	
AGENCY	BOARD OF HEALTH
DATE	
	COUNTY ENGINEER
	COUNTY SANITARY ENGINEER

Iron Pin Set at NW Corner NE Quarter of Section 28 (West Side of Wood Corner Post)



0 100' 200'

SCALE: 1" = 100'

N 00°00'00" W 1324.45' (CALLED 1324.30')

PROP. AREA TO BE ANNEXED

VILLAGE OF COLDWATER

DB 322 PG 104

20.071 ACRES

L. SCHMITMEYER DB 285 PG 363

STATE ROUTE 118

R/W (assumed bearing) S 00°00'00" E 1324.91' (1324.68')

PROP. CORP.

R.R. SPIKE FOUND

IRON PIN SET

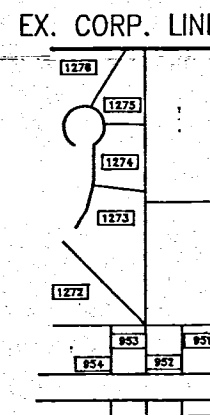
N 89°55'34" W 660.00'

EX. CORP. LINE

Iron Spike/Stone Found Southeast Corner Northeast Quarter Section 28

MARY WENNING DB 196 PG 580

PROCEEDINGS RECORDED MISC. VOL. 9, PAGE 93



TRANSFER NOT NECESSARY

JAN 26 1993

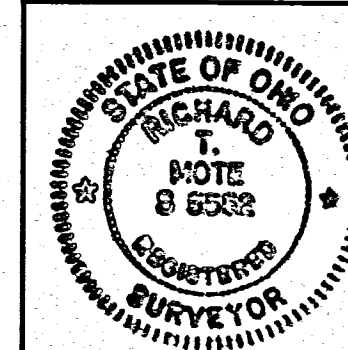
ROGER A. SCHMITZ  
COUNTY AUDITOR  
MERCER COUNTY, OHIO

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

11-5-92  
DATE

## LOCATION MAP

NO SCALE



ANNEXATION PLAT 20.071 ACRES - SEC. 28, T-6S, R-2E BUTLER TWP.		
FOR: VILLAGE OF COLDWATER		
BY: MOTE & ASSOCIATES, INC. GREENVILLE, OHIO		
DATE: 11-5-92	DRWN BY: AJB	DRWG. NO: 1C1390

08-28B

L. SCHMITMEYER DB 285 PG 363

BELL ROAD

28 SECTION 6-S TOWN 2-E RANGE  
 BUTLER CIVIL TOWNSHIP MERCER COUNTY COLDWATER VILLAGE OHIO STATE

COLDWATER INDUSTRIAL PARK

VILLAGE OF COLDWATER  
 MERCER COUNTY OHIO

PERMANENT PARCEL NO. \_\_\_\_\_  
 Part of NE 1/4 Sec. 28 T6S R2E BUTLER TOWNSHIP  
 Grantor: \_\_\_\_\_ Area Retained: \_\_\_\_\_ Acres  
 Grantee: \_\_\_\_\_ Area Transferred: \_\_\_\_\_ Acres  
 Deed Reference: \_\_\_\_\_  
 APPROVALS AGENCY BOARD OF HEALTH DATE \_\_\_\_\_  
 COUNTY ENGINEER \_\_\_\_\_  
 COUNTY SANITARY ENGINEER \_\_\_\_\_  
**MOTE & ASSOCIATES, INC.**  
 CIVIL ENGINEERS - LAND SURVEYORS  
 214 WEST 4th STREET GREENVILLE, OHIO 43311  
 PHONE: (613) 548-7511 FAX: (613) 548-7484

OHIO  
 SURVEY OF A 1.635 ACRE TRACT  
 COLDWATER INDUSTRIAL PARK  
 COLDWATER

REVISIONS: \_\_\_\_\_  
 DATE: 5-5-97  
 DRAWN: J.J.S.  
 CHECKED: R.T.M.  
 JOB NO. C002091192  
 DRAWING NO. 1C1702

S 89°58'00" E 2641.50'  
 IRON PIN FOUND  
 NORTHWEST CORNER  
 NORTHEAST QUARTER  
 SECTION 28  
 (WEST OF WOOD POST)

IRON SPIKE FOUND  
 OVER STONE  
 NORTHEAST CORNER  
 SECTION 28

VILLAGE OF COLDWATER  
 DB 322 PG 104  
 (20.071 ACRES)

10' UTILITY EASEMENT  
 AREA = 0.067 ACRES

1.083 ACRES

JAL LEASING  
 D.B. 327 PG. 358  
 1.000 ACRE

WALTER RAFFEL  
 DB 325 PG 328  
 (3.000 ACRES)

VERNON & MARILYN  
 WESTERHEIDE  
 TRUSTEES  
 OR 24 PG 530  
 OR 24 PG 535  
 (0.990 ACRES)

VERNON & MARILYN  
 WESTERHEIDE  
 DB 330 PG 271  
 (0.843 ACRES)

SLAVIK, HELWORTH,  
 AND SEGER LTD.  
 PARTNERSHIP  
 DB 325 PG 664  
 (1.000 ACRE)

VILLAGE OF COLDWATER  
 DB 322 PG 104  
 (20.071 ACRES)

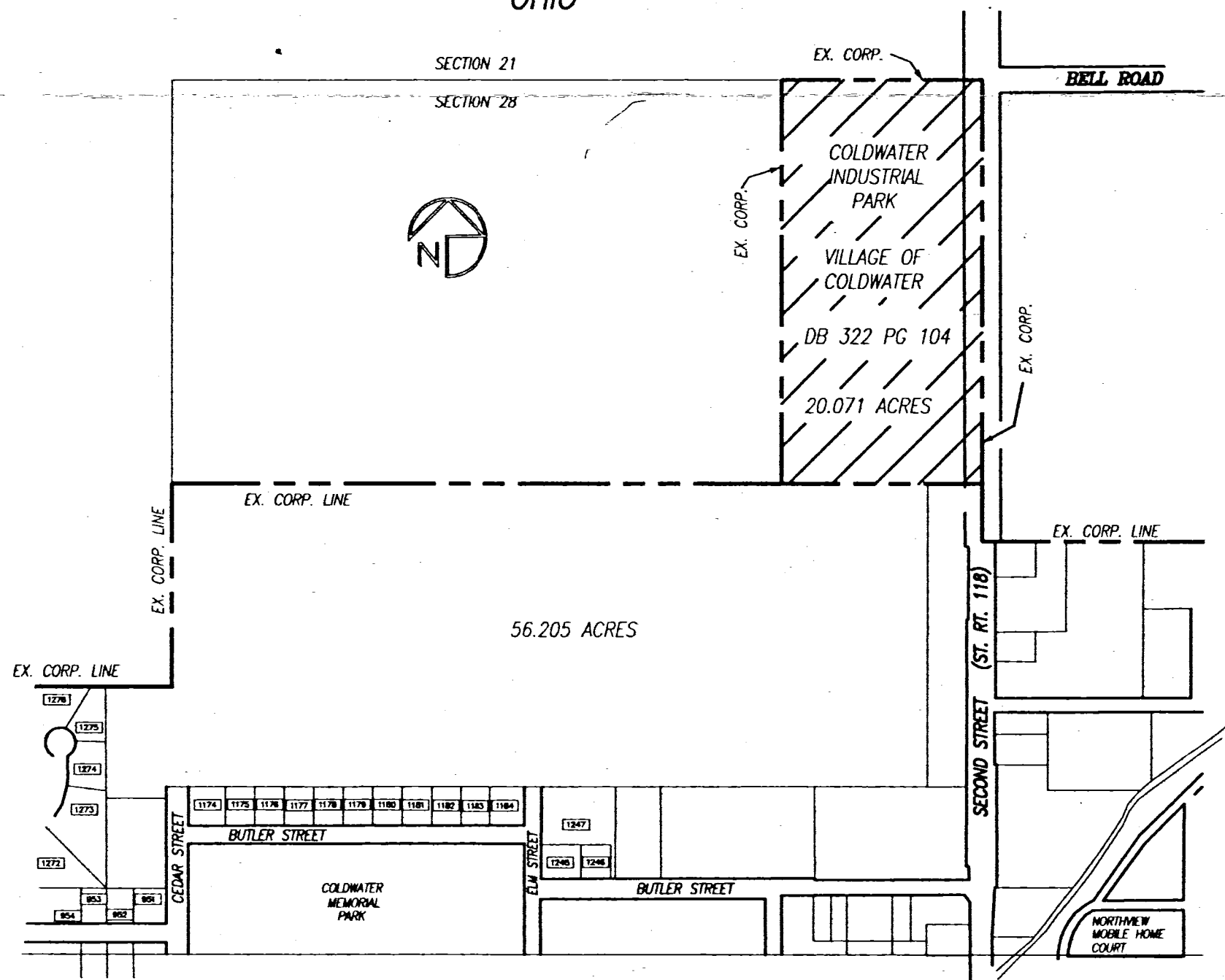
1.635 ACRES

VERNON & MARILYN  
 WESTERHEIDE  
 DB 325 PG 710  
 (2.686 ACRES)

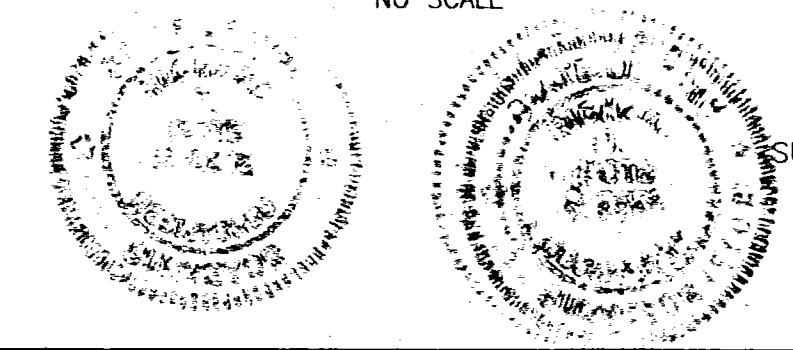
R.R. SPIKE FOUND

MARY WENNING  
 DB 196 PG 580

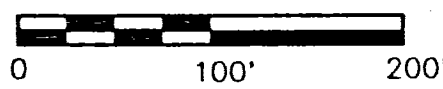
IRON SPIKE FOUND / STONE  
 SOUTHEAST CORNER  
 NORTHEAST QUARTER  
 SECTION 28



LOCATION MAP  
 NO SCALE



SURVEYED BY: *Richard T. Mote*  
 RICHARD T. MOTE  
 REG. SURVEYOR #5552  
 DATE: 5-5-97



SCALE 1"=100'

LEGEND

- IRON PIN SET
- IRON SPIKE SET
- IRON PIN FOUND
- IRON SPIKE FOUND
- WOOD POST FOUND
- ( ) CALLED DIMENSION
- △ CORNER STONE FOUND
- × CALCULATED POINT

L. SCHMITMEYER  
 DB 285 PG 363

SURVEY REFERENCE

- SURVEY OF A 2.686 A.T. AND A 1.000 A.T. BY MOTE, 9-22-93. M & A DWG. #1C1440.
- SURVEY OF A 1.000 ACRE TRACT BY MOTE 3-15-94 - M & A DWG. # 1C1481
- SURVEY OF A 0.843 ACRE TRACT BY MOTE 9-8-94 - M & A DWG. # 1C1512
- SURVEY OF A 1.083 ACRE TRACT BY MOTE 9-2-95 - M & A DWG. # 1C1577
- SURVEY OF A 0.990 ACRE TRACT BY MOTE 9-18-95 - M & A DWG. # 1C1585

082226009 +010

08-28B

# D. & E. ENTERPRISE MINOR SUBD. NEW LOTS 1609 & 1610

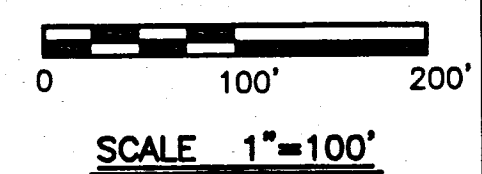
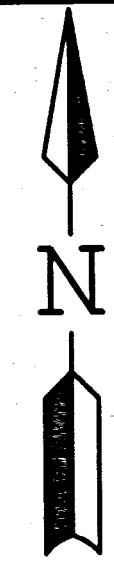
LUKE B. & MILDRED F. SCHMITMEYER  
DB 285 PG 363  
(59.93 ACRES)

S 89°58'00" E 2641.50'

Iron Spike/Stone Found  
At Northeast Corner  
Section 28

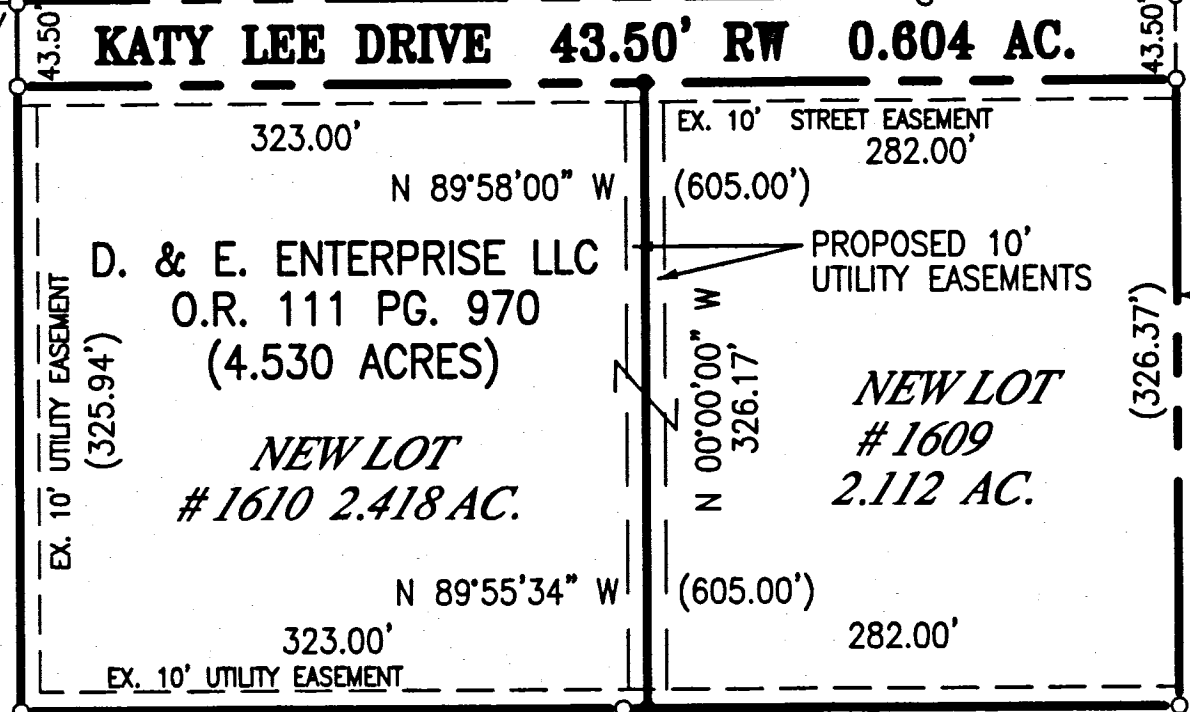
**BELL ROAD**

<b>28</b> SECTION	<b>6-S</b> TOWN	<b>2-E</b> RANGE	<b>BUTLER</b> CIVIL TOWNSHIP
<b>COLDWATER</b> VILLAGE	<b>MERCER</b> COUNTY	<b>OHIO</b> STATE	



**MOTE & ASSOCIATES, INC.**  
CIVIL ENGINEERS - LAND SURVEYORS  
PHONE: (937) 548-7511  
FAX: (937) 548-7484  
214 WEST 4th STREET  
GREENVILLE, OHIO 45331

Iron Pin Fd. at  
NW Corner NE Quarter  
of Section 28  
(West Side of Wood  
Corner Post)



### SURVEY REFERENCES

- ANNEXATION PLAT, PLAT CABINET 1 PAGE 176.
- SURVEY OF A 2.686 A.T. AND A 1.000 A.T. BY MOTE, 9-22-93. M & A DWG. #1C1440.
- SURVEY OF A 1.000 ACRE TRACT BY MOTE 3-15-94 - M & A DWG. # 1C1481
- SURVEY OF A 0.843 ACRE TRACT BY MOTE 9-8-94 - M & A DWG. # 1C1512
- SURVEY OF HARVEST DRIVE DEDICATION 12-21-98 BY BERGMAN M & A DWG. # 1C1829
- BELL ROAD DEDICATION INSTRUMENT # 200600004011 BY BERGMAN M & A DWG. # 1911
- RENAMING OF BELL ROAD TO KATY LEE DRIVE ORDINANCE # 1467

### LEGEND

- IRON PIN FOUND #5 REBAR ±30" LONG W/ SURVEYOR CAP
- IRON PIN FOUND
- ⊕ IRON SPIKE FOUND
- △ CORNER STONE FOUND
- WOOD POST FOUND
- ( ) CALLED DIMENSION

### AUDITOR'S CERTIFICATE

Received for transfer this \_\_\_\_\_ day of \_\_\_\_\_, 2006

County Auditor

### RECORDER'S CERTIFICATE

Received for record this \_\_\_\_\_ day of \_\_\_\_\_, 2006  
\_\_\_\_\_ o'clock.  
Recorded in Instrument No. \_\_\_\_\_

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

County Recorder

### ACCEPTANCE

This D. & E. Enterprise Minor Subdivision, and New Lots 1609 and 1610 is hereby accepted as a Minor Subdivision by Eric C. Thomas Zoning Inspector, as per Zoning Ordinance 1450.

Date \_\_\_\_\_ Eric C. Thomas

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

that the owners of the land described hereon, namely D. & E. Enterprise LLC have caused the land encompassed by this plat to be surveyed and platted and to be known as Lots 1609 & 1610 as shown on this plat. The easements as shown on this plat are dedicated to public use.

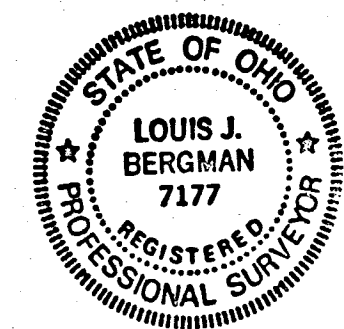
Date \_\_\_\_\_

### ACKNOWLEDGEMENT

State of Ohio : SS  
County of Mercer

Before me, a Notary Public in and for said county and state, personally came the D. & E. Enterprise LLC, owners of the land described hereon, who acknowledge that they did sign the foregoing instrument, and that the same is their free act and deed. In testimony whereof, I have affixed my hand and notarial seal this \_\_\_\_\_ day of \_\_\_\_\_, 2006.

Notary Public in and for said  
Mercer County, State of Ohio  
My commission expires \_\_\_\_\_



SURVEYED BY: *Louis J. Bergman*  
LOUIS J. BERGMAN  
REG. SURVEYOR #7177

DATE: 7-13-06

**D. & E. ENTERPRISE NEW LOTS 1609 & 1610**  
**VILLAGE OF COLDWATER**  
OHIO

REVISIONS:
DATE: 07-13-06
DRAWN: L.J.B.
CHECKED: J.L.M.
JOB NO. CO02070706
DRAWING NO. 1C2279

LUKE B. & MILDRED F. SCHMITMEYER  
D.B. 285 PG. 363  
(59.93 AC.)

DURUIJIER  
INTERNATIONAL  
USA INC.  
O.R. 76 PG. 202  
(1.635 ACRES)

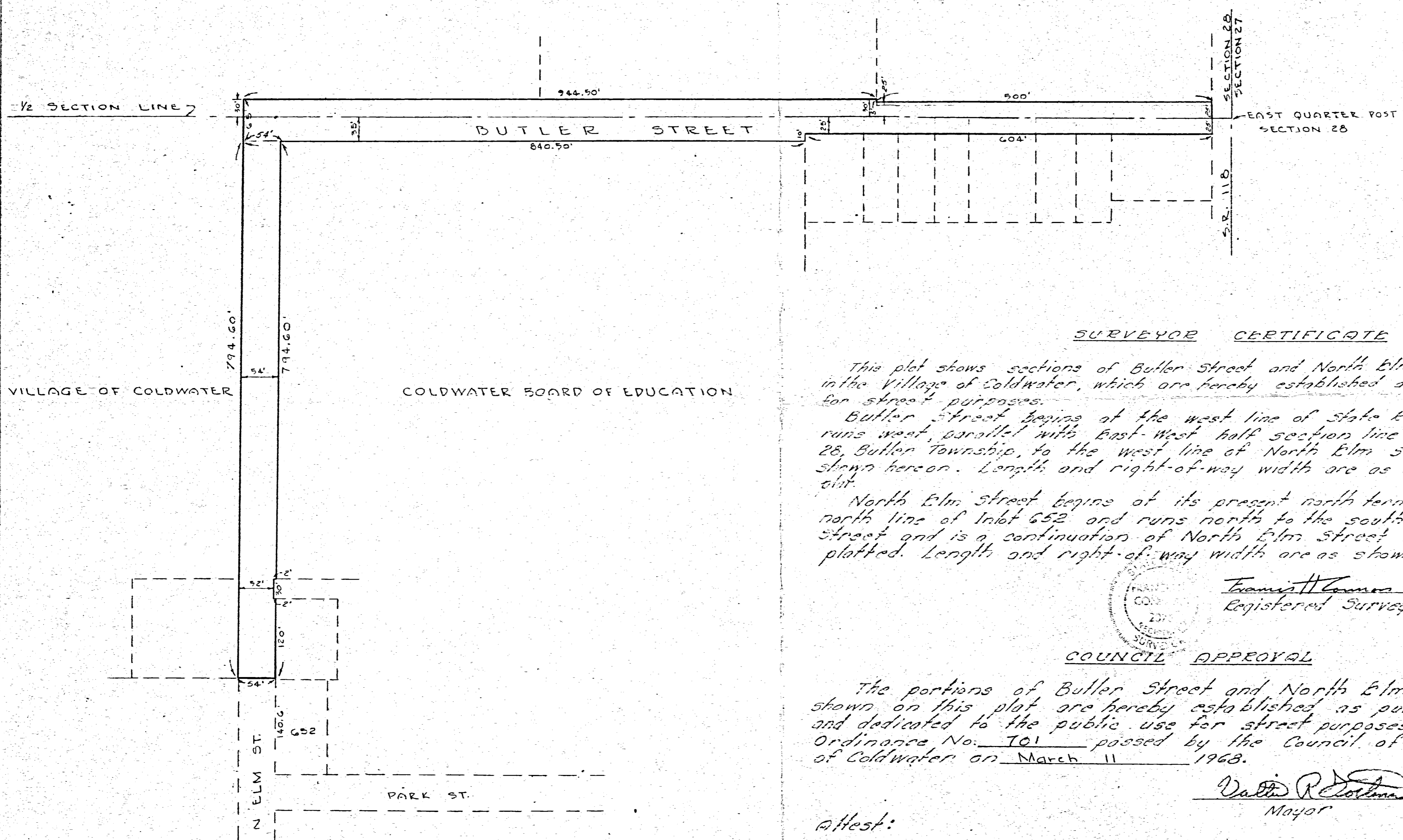
MARY WENNING  
DB 196 PG 580  
(60 AC.)

Iron Spike/Stone Found  
Southeast Corner  
Northeast Quarter  
Section 28

**STATE ROUTE 118**

0825427001

PLAT  
ESTABLISHING AND DEDICATING  
SECTIONS OF BUTLER STREET AND NORTH ELM STREET  
VILLAGE OF COLDWATER, OHIO

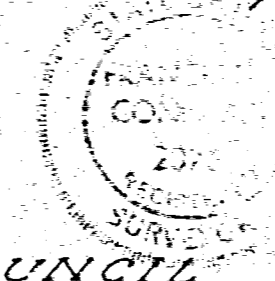


SURVEYOR CERTIFICATE

This plat shows sections of Butler Street and North Elm Street in the Village of Coldwater, which are hereby established and dedicated for street purposes.

Butler Street begins at the west line of State Route 118 and runs west, parallel with East-West half section line of Section 28, Butler Township, to the west line of North Elm Street as shown hereon. Length and right-of-way width are as shown on this plat.

North Elm Street begins at its present north terminus at the north line of Inlet 652 and runs north to the south line of Butler Street and is a continuation of North Elm Street as presently platted. Length and right-of-way width are as shown on the plat.



Travis H. Lamm 3/1/68  
Registered Surveyor #20923

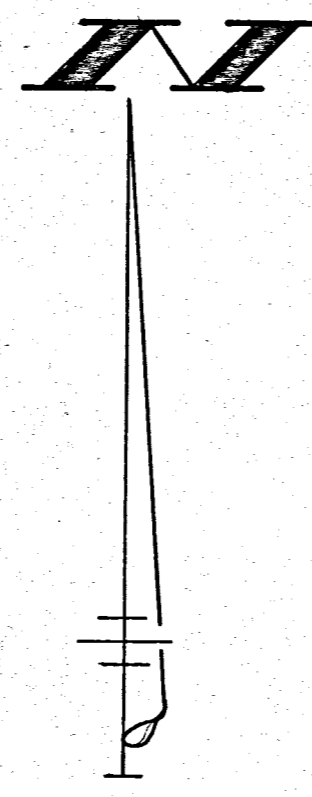
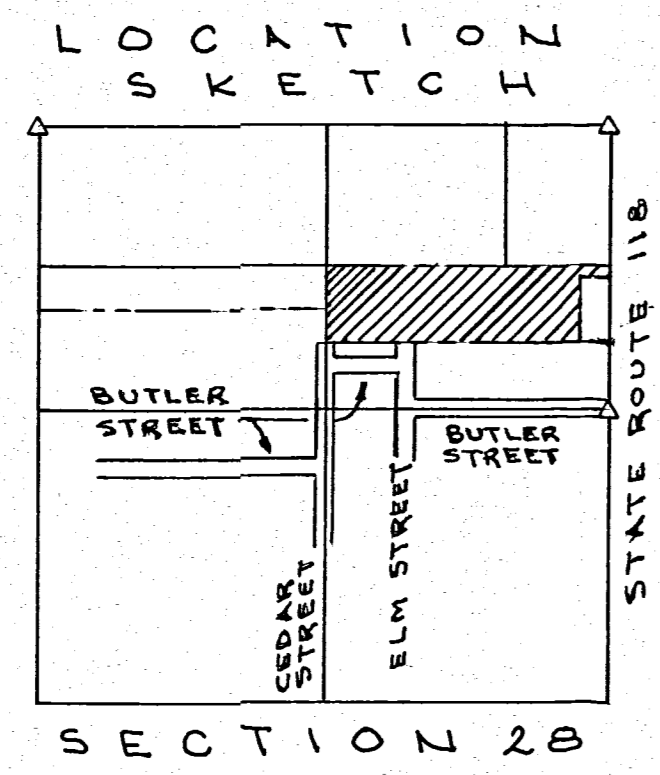
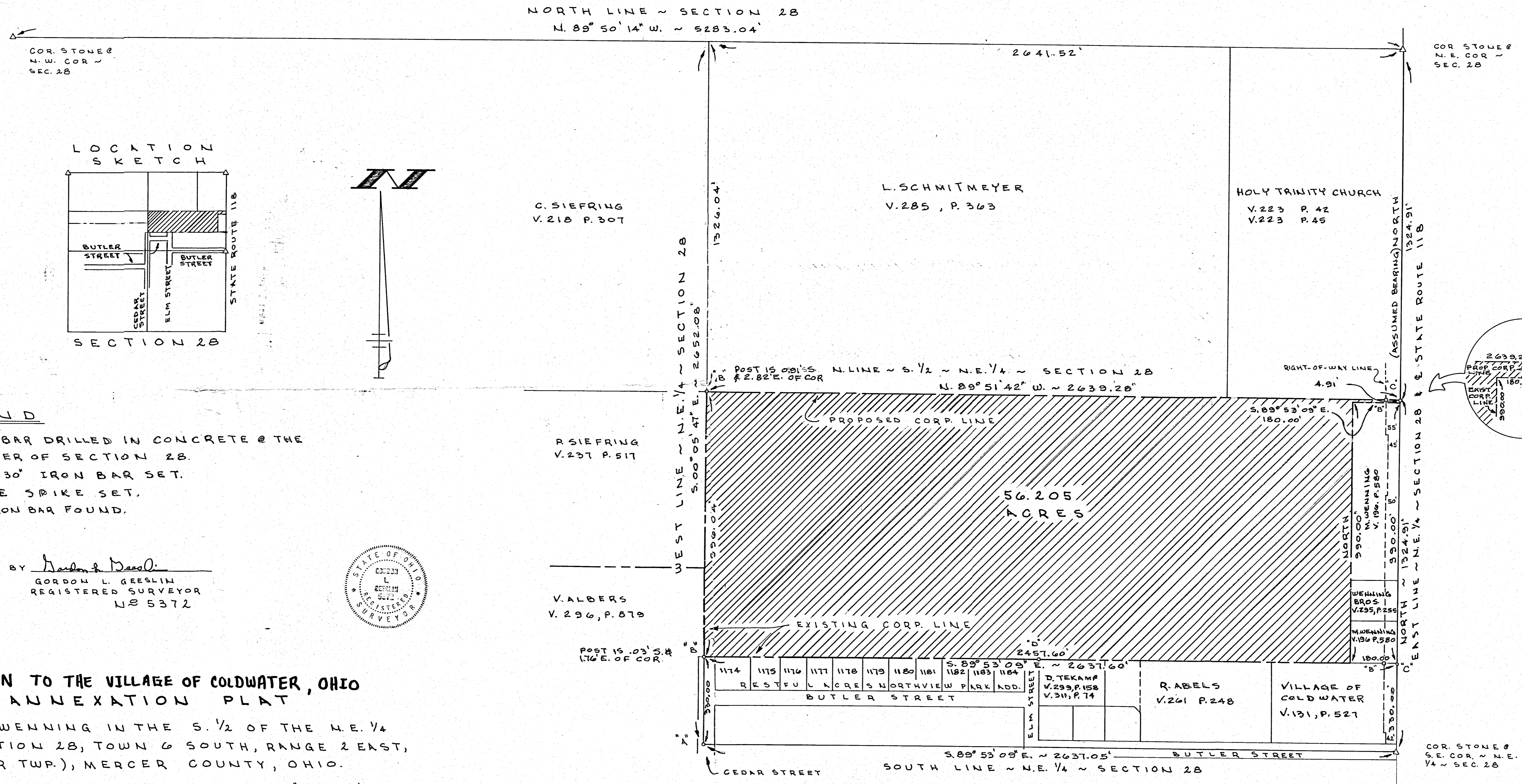
COUNCIL APPROVAL

The portions of Butler Street and North Elm Street shown on this plat are hereby established as public streets and dedicated to the public use for street purposes, by Ordinance No. 701 passed by the Council of the Village of Coldwater on March 11, 1968.

Walter R. Dostina  
Mayor

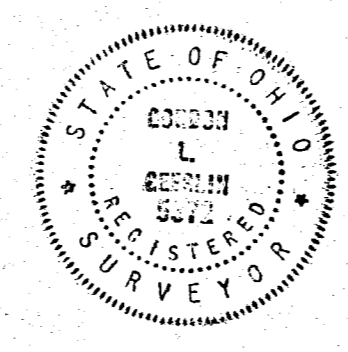
Attest:  
Margaret E. DeLaurina  
Clerk of Council

08-28B  
08-28D

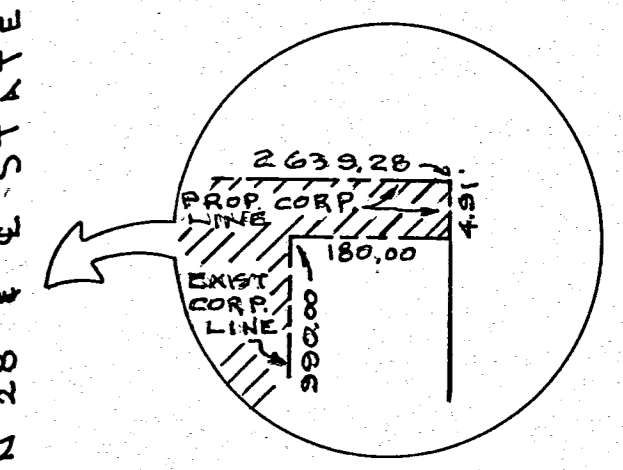


**LEGEND**  
 "A" = IRON BAR DRILLED IN CONCRETE @ THE CENTER OF SECTION 28.  
 "B" = 5/8" x 30" IRON BAR SET.  
 "C" = MINE SPIKE SET.  
 "D" = 5/8" IRON BAR FOUND.

SURVEYED BY Gordon L. Geeslin  
 GORDON L. GEESLIN  
 REGISTERED SURVEYOR  
 NO 5372



**ANNEXATION TO THE VILLAGE OF COLDWATER, OHIO  
 ANNEXATION PLAT**  
 FOR M. WENNING IN THE S. 1/2 OF THE N.E. 1/4  
 OF SECTION 28, TOWN 6 SOUTH, RANGE 2 EAST,  
 (BUTLER TWP.), MERCER COUNTY, OHIO.  
 JANUARY 2, 1991 SCALE 1" = 200'





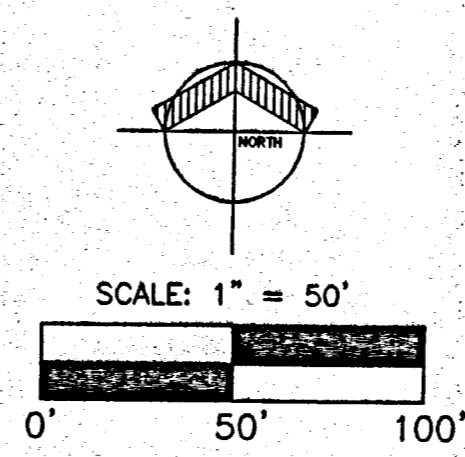
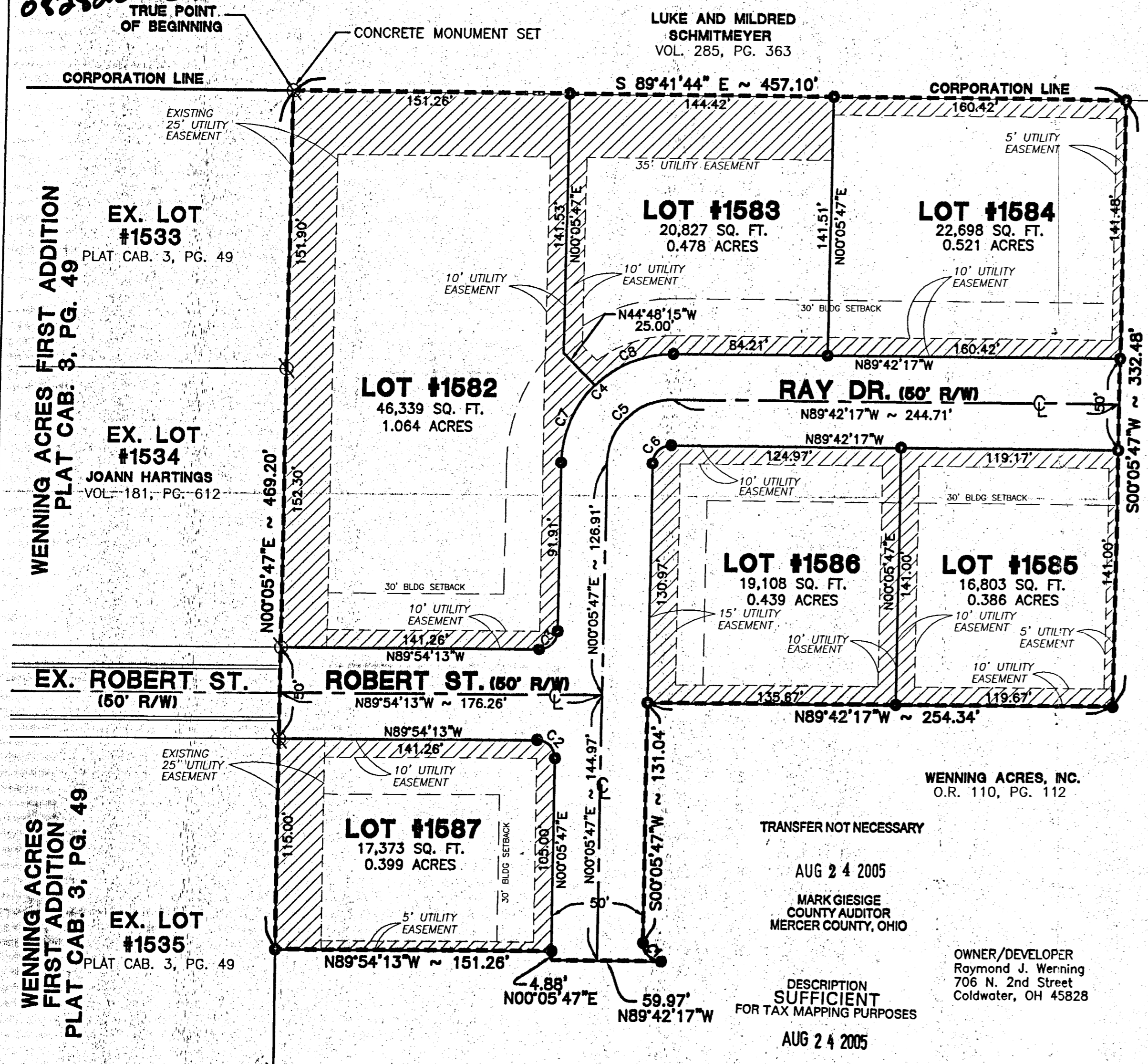
0828251019  
 0828251020  
 0828251021  
 0828251023  
 0828251022  
 0828251024

# WENNING ACRES SECOND ADDITION

PART OF THE SOUTHWEST QUARTER, OF THE NORTHEAST QUARTER OF SECTION 28, TOWN 6 SOUTH, RANGE 2 EAST, BUTLER TOWNSHIP, VILLAGE OF COLDWATER, MERCER COUNTY, OHIO.

# 127

- NUMBER OF LOTS: 6
- TOTAL AREA OF PLAT = 4.118 AC.
- EASEMENTS AND BUILDING LINES AS SHOWN ON THIS PLAT
- 30' FRONT SETBACK
- 35' REAR SETBACK
- 7' SIDE SETBACKS, SUM 18'
- PROPERTY IS ZONED R-2
- SINGLE FAMILY



### LEGEND

- 5/8" IRON BAR SET
- ⊗ IRON PIN FOUND

### DEDICATION

KNOWN ALL MEN BY THESE PRESENTS: That the undersigned owners of the land embraced to this plat do certify that the said plat is a true representation of the same and that we do dedicate the streets appearing hereon to the use of the public forever.

All utility easements and building setback lines shall be strictly adhered to as shown on the plat.

*Ray Wenning*  
 Wenning Acres, Inc.  
 Date: 8-22-2005

**PLANNING COMMISSION CERTIFICATE**  
 We hereby certify that the above plat has been found to comply with the standards of the Planning Board, Village of Coldwater, Ohio. Approved this 6<sup>th</sup> day of APRIL, 2005.

*Robert A. Stejzer*  
 Chairman, Robert A. Stejzer

### RECORDER'S CERTIFICATE

Received for record this 24<sup>th</sup> day of August, 2005 at 2:26 PM o'clock. Recorded in Plat Cabinet 3 Page 127 Doc #2005-5234 Fee: \$43.20  
*Jamara K. Barger*  
 Mercer County Recorder.

CURVE	DELTA	TANGENT	LENGTH	RADIUS	CHORD
C1	89°48'04"	9.97	15.67	10.00	S44°48'15"E ~ 14.12'
C2	90°00'00"	10.00	15.71	10.00	N44°54'13"W ~ 14.14'
C3	90°00'00"	10.00	15.71	10.00	N45°05'47"E ~ 14.14'
C5	90°11'56"	35.12	55.10	35.00	S45°11'45"W ~ 49.58'
C6	90°11'56"	10.03	15.74	10.00	S45°11'45"W ~ 14.17'
C7	45°05'58"	24.91	47.23	60.00	S22°38'46"W ~ 46.02'
C8	45°05'58"	24.91	47.23	60.00	S67°44'44"W ~ 46.02'

### Legal Description

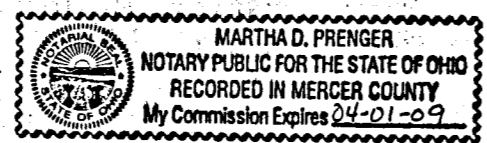
Being a tract of land located in the Southwest Quarter, of the Northeast Quarter, of Section 28, Town 6 South, Range 2 East, Butler Township, Village of Coldwater, Mercer County, Ohio, and bounded and described as follows:  
 Beginning at a Concrete Monument set at the Northeast Corner of Lot #1533 of Wenning Acres First Addition, Plat Cab. 3, Pg. 49; Thence South 89°41'44" East along the Corporation Line of Village of Coldwater a distance of four hundred fifty-seven and ten hundredths feet (457.10') feet to a 5/8" Iron Bar set;  
 Thence South 00°05'47" West a distance of three hundred thirty-two and forty-eight hundredths feet (332.48') to a 5/8" Iron Bar set;  
 Thence North 89°42'17" West a distance of two hundred fifty-four and thirty-four hundredths feet (254.34') to a 5/8" Iron Pin Set;  
 Thence South 00°05'47" West a distance of one hundred thirty-one and four hundredths feet (131.04') to a 5/8" Iron Pin Set;  
 Thence Southeasterly fifteen and sixty-seven hundredths feet (15.67') along the arc of a curve to the left having a radius of ten and zero hundredths feet (10.00') and along a chord of fourteen and twelve hundredths feet (14.12') and a bearing of South 44°48'15" East to a 5/8" Iron Bar Set;  
 Thence North 89°42'17" West a distance of fifty-nine and ninety-seven hundredths feet (59.97') to a point;  
 Thence North 00°05'47" East a distance of four and eighty-eight hundredths feet (4.88') to a 5/8" Iron Bar set;  
 Thence North 89°54'13" West a distance of one hundred fifty-one and twenty-six hundredths feet (151.26') to a 5/8" Iron Bar Set;  
 Thence North 00°05'47" East a distance of four hundred sixty-nine and twenty hundredths feet (469.20') along the East line of Wenning Acres First Addition, Plat Cab. 3, Pg. 49, to the TRUE POINT OF BEGINNING, containing 4.118 acres more or less.  
 Said tract being subject to all highways and any other easements or restrictions of record.  
 Previous Deed Reference: O.R. 110, Pg. 112  
 Description based on a survey by Craig W. Mescher Registered Surveyor No. 8237 in August, 2005, on file with the Mercer County Engineer's.

### 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.

In testimony whereof I have affixed my hand and seal this 22<sup>nd</sup> day of AUGUST, 2005.

*Martha D. Prenger*  
 My commission expires:



### VILLAGE OF COLDWATER, COUNCIL CERTIFICATE

We hereby certify that the accompanying plat was approved and that the streets dedicated hereon were approved and accepted by the Council of the Village of Coldwater, Ohio at a regular meeting of said Council.  
 Passed on this 22<sup>nd</sup> day of AUGUST, 2005.

*W. Woody Wolters*  
 President, Village Council, Woody Wolters

### TRANSFER NOT NECESSARY

AUG 24 2005

MARK GIESIGE  
 COUNTY AUDITOR  
 MERCER COUNTY, OHIO

OWNER/DEVELOPER  
 Raymond J. Wenning  
 706 N. 2nd Street  
 Coldwater, OH 45828

DESCRIPTION SUFFICIENT FOR TAX MAPPING PURPOSES

AUG 24 2005

MERCER COUNTY TAX MAP DEPARTMENT

### ACCEPTANCE

This Plat of "Wenning Acres Second Addition" to the Village of Coldwater, Ohio has been accepted by the Council of the Village of Coldwater, by Ordinance No. 1527 dated this 22<sup>nd</sup> day of AUGUST, 2005. Subject to all building restrictions, conditions and easements, as shown on this plat, and as recorded in the office of the Mercer County Recorder.

8-22-2005

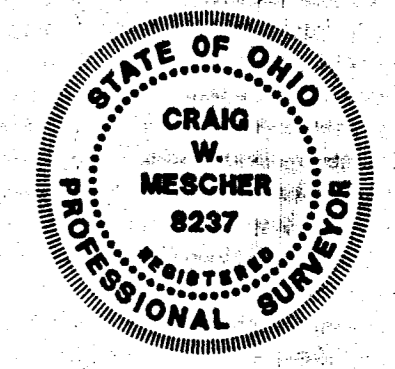
Date *Lavern Stammen*  
 Mayor, Lavern Stammen

Date 8-22-2005 *Clyde Bellinger*  
 Clerk, Clyde Bellinger

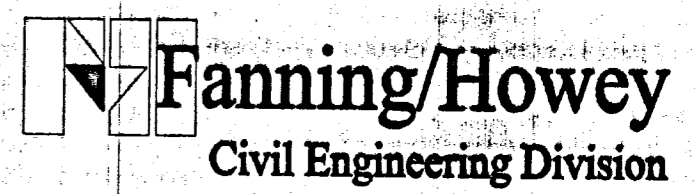
Date

I hereby certify that this plat is true and accurate to the best of my knowledge by Craig W. Mescher Registered Surveyor No. 8237, August of 2005. Iron pins to be set after construction of utilities.

*Craig W. Mescher*  
 Craig W. Mescher  
 Professional Surveyor #8237



*affidavit recorded #2007-5611*



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

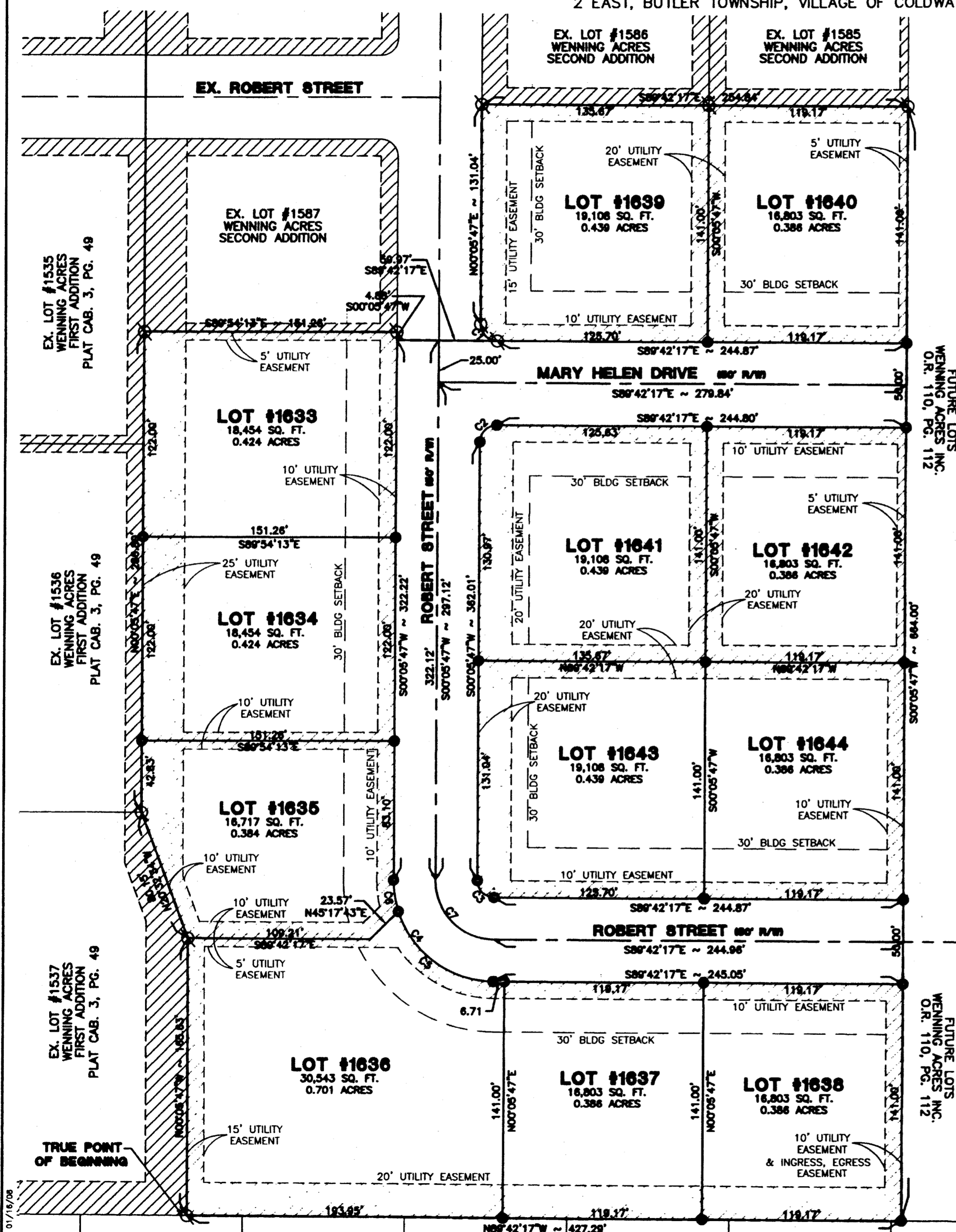
SEAL

These lots are subject to additional declarations, covenants and restrictions recorded in Official Records Volume OR 203 Page 510-515 in the Mercer County Recorder's Office.

# WENNING ACRES THIRD ADDITION

PART OF THE SOUTHWEST QUARTER, OF THE NORTHEAST QUARTER OF SECTION 28, TOWN 6 SOUTH, RANGE 2 EAST, BUTLER TOWNSHIP, VILLAGE OF COLDWATER, MERCER COUNTY, OHIO.

- NUMBER OF LOTS: 12
- TOTAL AREA OF PLAT = 6.184 AC.
- EASEMENTS AND BUILDING LINES AS SHOWN ON THIS PLAT
  - 30' FRONT SETBACK
  - 35' REAR SETBACK
  - 7' SIDE SETBACKS, SUM 18'
- PROPERTY IS ZONED R-2
- SINGLE FAMILY



**DEDICATION KNOWN ALL MEN BY THESE PRESENTS:**  
 That the undersigned owners of the land embraced to this plat do certify that the said plat is a true representation of the same and that we do dedicate the streets appearing hereon to the use of the public forever.

All utility easements and building setback lines shall be strictly adhered to as shown on the plat.

*Raymond J. Wenning* President  
 Wenning Acres, Inc. Date 2-26-08  
 Owner

**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.

In testimony whereof I have affixed my hand and seal this 26 day of February, 2008.

*Clyde W. Bellinger*  
 My commission expires: 12-14-2012

**VILLAGE OF COLDWATER, COUNCIL CERTIFICATE**  
 We hereby certify that the accompanying plat was approved and that the streets dedicated hereon were approved and accepted by the Council of the Village of Coldwater, Ohio at a regular meeting of said Council.  
 Passed on this 11th day of February, 2008.

*Joseph H. Knapschaefer*  
 President, Village Council, Joseph Knapschaefer

**PLANNING COMMISSION CERTIFICATE**  
 We hereby certify that the above plat has been found to comply with the standards of the Planning Board, Village of Coldwater, Ohio. Approved the 2nd day of January, 2008.

*David Homan*  
 Chairman, David Homan

**RECORDER'S CERTIFICATE**  
 Received for record this \_\_\_\_\_ day of \_\_\_\_\_, 200\_\_\_\_  
 \_\_\_\_\_ o'clock.  
 Recorded in Plat Cabinet \_\_\_\_\_ Page \_\_\_\_\_  
 Fee: \_\_\_\_\_  
 \_\_\_\_\_  
 Mercer County Recorder

**ACCEPTANCE**  
 This Plat of "Wenning Acres Third Addition" to the Village of Coldwater, Ohio has been accepted by the Council of the Village of Coldwater, by Ordinance No. 1559 dated this 15th day of February, 2008. Subject to all building restrictions, conditions and easements, as shown on this plat, and as recorded in the office of the Mercer County Recorder.

02-27-08 *Lavern Stammen*  
 Date Mayor, Lavern Stammen  
 2-26-2008 *Clyde Bellinger*  
 Date Clerk, Clyde Bellinger

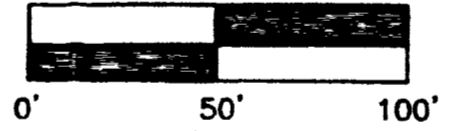
These lots are subject to additional declarations, covenants and restrictions recorded in Official Records Volume \_\_\_\_\_ Page \_\_\_\_\_ in the Mercer County Recorder's Office.

## LEGEND

- 5/8" IRON BAR SET
- ⊗ 5/8" IRON BAR FOUND



SCALE: 1" = 50'



CURVE	RADIUS	LENGTH	CHORD	CHORD DIRECTION
C1	10.00	15.67	14.12	N 44°48'15" W
C2	10.00	15.74	14.17	S 45°11'45" W
C3	10.00	15.67	14.12	S 44°48'15" E
C4	60.00	94.04	84.71	S 44°48'15" E
C5	60.00	75.23	70.40	S 53°47'06" E
C6	60.00	18.81	18.73	S 08°53'05" E
C7	35.00	54.86	49.41	S 44°48'15" E

## Legal Description

Being a tract of land located in the Southwest Quarter, of the Northeast Quarter, of Section 28, Town 6 South, Range 2 East, Butler Township, Village of Coldwater, Mercer County, Ohio, and bounded and described as follows:  
 Beginning at a 5/8" iron bar found at the Southeast corner of Lot #1537 of the Southeast corner of Wenning Acres First Addition, Plat Cabinet 3, Page 49, marking the TRUE POINT OF BEGINNING;  
 Thence N00°05'47"W a distance of one hundred sixty-five and sixty-three hundredths (165.63') feet along the East line of Wenning Acres First Addition to a 5/8" iron bar found;  
 Thence N20°32'34"W a distance of eighty and fifteen hundredths (80.15') feet along the East line of Wenning Acres First Addition to a 5/8" iron bar found;  
 Thence N00°05'47"W a distance of two hundred eighty-six and eighty-three hundredths (286.80') feet along the East line of Wenning Acres First Addition to a 5/8" iron bar found;  
 Thence S89°54'13"E a distance of one hundred fifty-one and twenty-six hundredths (151.26') feet along the South line of Wenning Acres Second Addition, Plat Cabinet #, Page #, to a 5/8" iron bar set;  
 Thence S00°05'47"W a distance of four and eighty-eight hundredths (4.88') feet along Wenning Acres Second Addition to a point;  
 Thence S89°42'17"E a distance of fifty-nine and ninety-seven hundredths (59.97') feet along Wenning Acres Second Addition to a 5/8" iron bar found;  
 Thence Northwestery fifteen and sixty-seven hundredths feet (15.67') along the arc of a curve to the right having a radius of ten and zero hundredths feet (10.00') and along a chord of fourteen and twelve hundredths feet (14.12') and a bearing of North 44°48'15" West along Wenning Acres Second Addition to a 5/8" iron bar set;  
 Thence N00°05'47"E a distance of one hundred thirty-one and four hundredths (131.04') feet along Wenning Acres Second Addition to a 5/8" iron bar found;  
 Thence S89°42'17"E a distance of two hundred fifty-four and eighty-four hundredths (254.84') feet along the South line of Wenning Acres Second Addition to a 5/8" iron bar found;  
 Thence S00°05'47"W a distance of six hundred sixty-four and zero hundredths (664.00') feet to a 5/8" iron bar set;  
 Thence N89°42'17"W a distance of four hundred twenty-seven and twenty-nine hundredths (427.29') feet to a 5/8" iron bar set, marking the TRUE POINT OF BEGINNING, containing 6.184 acres more or less;  
 Previous Deed Reference: O.R. 110, Pg. 112  
 Description based on a survey by Craig W. Mescher, Registered Surveyor No. 8237 in January 2007, on file with the Mercer County Engineer's.

**OWNER/DEVELOPER**  
 Raymond J. Wenning  
 706 N. 2nd Street  
 Coldwater, OH 45828



I hereby certify that this plat is true and accurate to the best of my knowledge by Craig W. Mescher Registered Surveyor No. 8237, January of 2007. Iron pins to be set after construction of utilities.  
*Craig W. Mescher*  
 Craig W. Mescher  
 Professional Surveyor #8237

208852.00 - DATE: 01/19/08

- DAVID J. AND ALICE N. HOMAN VOL. 289, PG. 157
- KENNETH C. AND BERNICE J. KOESTERS VOL. 275, PG. 587
- CLETUS F. AND NORMAN R. BETTINGER VOL. 334, PG. 57
- HENRY J. AND RITA M. POTTKUTTER VOL. 275, PG. 585
- NICHOLAS F. AND CHARLENE A. WENNING VOL. 275, PG. 753
- ROBERT L. YOUNG VOL. 274, PG. 812

**FANNING HOWEY**  
 CIVIL ENGINEERING DIVISION  
 CELINA: 410-586-2202 DUBLIN: 614-764-4661  
 www.fhal.com/civilengineering

08-288

08-288

0828251037-039  
046:049:056 to 059  
060 to 063

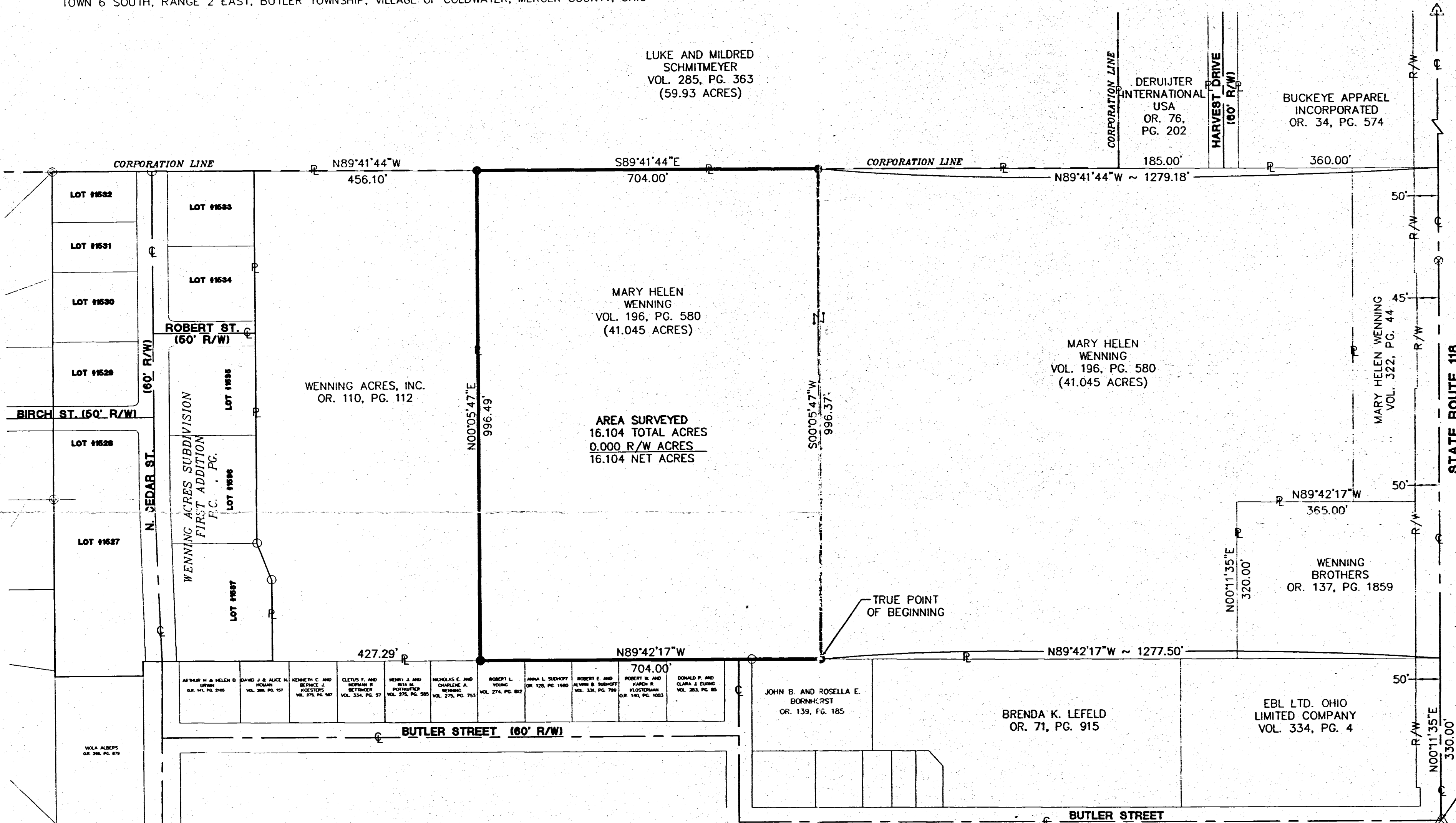
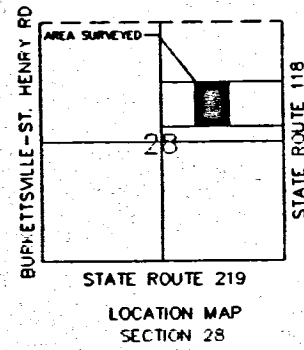
# SURVEY FOR MARY HELEN WENNING

BEING PART OF A 41.045 ACRE TRACT LOCATED IN THE SOUTH 1/2 OF THE NORTHEAST QUARTER OF SECTION 28, TOWN 6 SOUTH, RANGE 2 EAST, BUTLER TOWNSHIP, VILLAGE OF COLDWATER, MERCER COUNTY, OHIO

LUKE AND MILDRED SCHMITMEYER  
VOL. 285, PG. 363  
(59.93 ACRES)

DERUIJTER INTERNATIONAL USA  
OR. 76, PG. 202

BUCKEYE APPAREL INCORPORATED  
OR. 34, PG. 574



AREA SURVEYED  
16.104 TOTAL ACRES  
0.000 R/W ACRES  
16.104 NET ACRES

- LEGEND**
- △ Section Corner
  - Iron Pin Found
  - Iron Pin Set
  - ⊙ Concrete Monument Fd.
  - ⊗ P.K. Nail Found
  - × R.R. Spike Found

SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION 28 RR SPIKE FD

### Legal Description:

Being part of a 41.045 acre tract of land located in the South Half, of the Northeast Quarter, of Section 28, Town 6 South, Range 2 East, Butler Township, Village of Coldwater, Mercer County, Ohio, and bounded and described as follows:

Beginning at a Rail Road Spike Found at the Southeast Corner of the Northeast Quarter of Section 28;

Thence N 00°11'35" East along the east Section Line and approximate centerline of State Route 118, a distance of Three Hundred thirty and zero hundredths feet (330.00) to a point;

Thence North 89°42'17" West a distance of one thousand two hundred seventy-seven and fifty hundredths feet (1277.50') to an Ipin Set marking. THE TRUE POINT OF BEGINNING;

Thence continuing North 89°42'17" West a distance of seven hundred four and zero hundredths feet (704.00') to an Ipin Set;

Thence North 00°05'47" East along the east line of a tract as recorded in O.R. 110, Page 112, a distance of nine hundred ninety-six and forty-nine hundredths feet (996.49') to an Ipin Set;

Thence South 89°41'44" East along the north line of a tract as recorded in Vol. 196, Page 580, a distance of seven hundred four and zero hundredths feet (704.00') to an Ipin Set;

Thence South 00°05'47" West a distance of nine hundred ninety-six and thirty-seven hundredths feet (996.37') to the TRUE POINT OF BEGINNING, containing 16.104 acres more or less.

Said tract being subject to all highways and any other easements or restrictions of record.

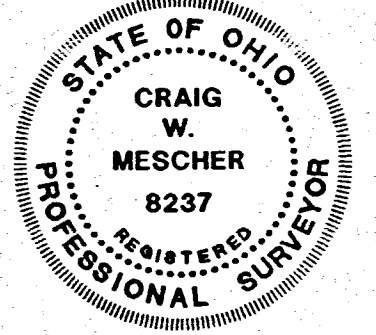
Previous Deed Reference: Vol. 196, Page 580

Description based on a survey by Craig W. Mescher Registered Surveyor No. 8237 in September, 2003, on file with the Mercer County Engineer's Office.

Project #203808.18

**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: *Craig W. Mescher*  
Craig W. Mescher Reg. Surveyor No. 8237  
Date: 09-22-03

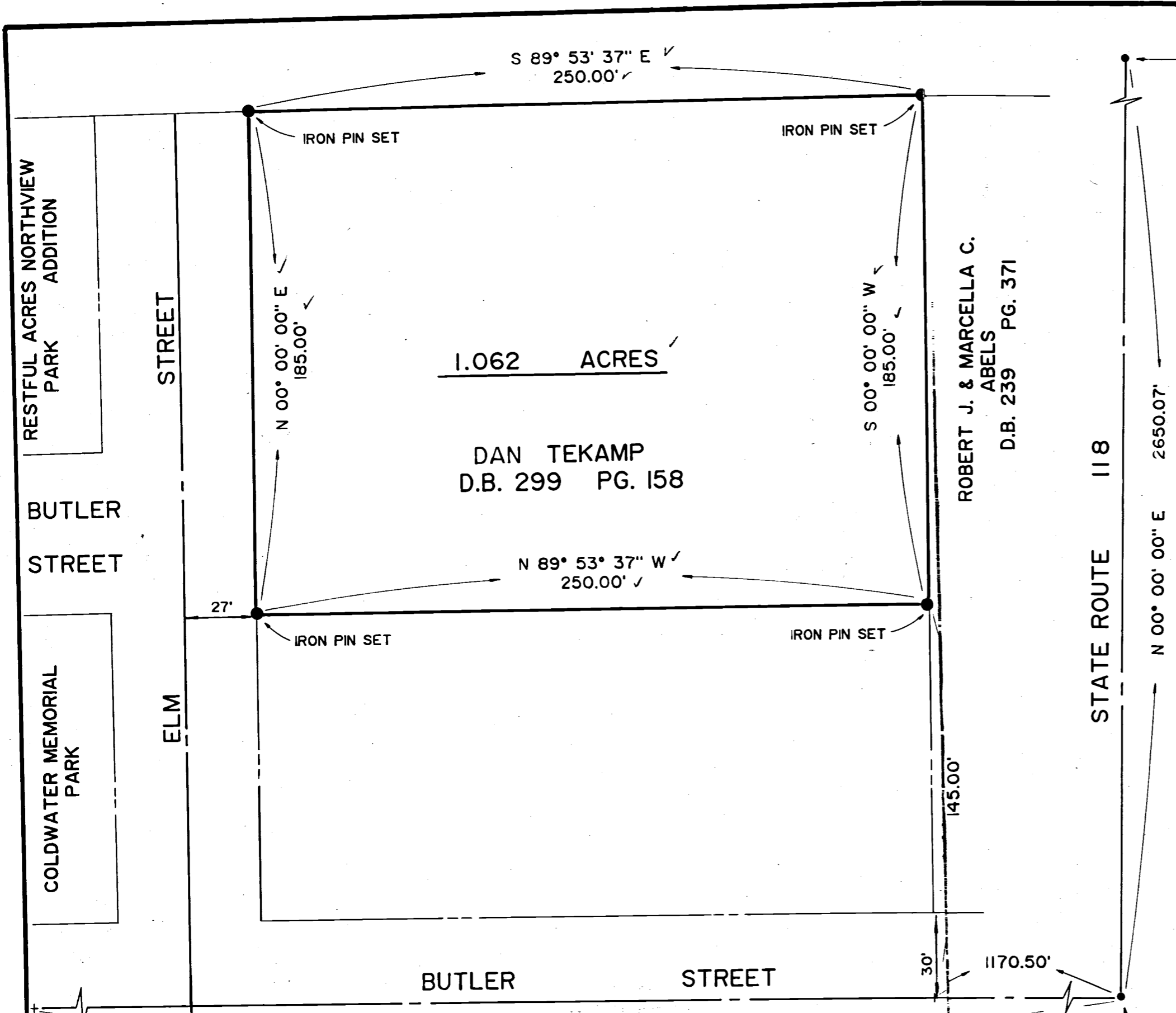


References: Wenning Survey by James W. Geeslin #7764 in April of 2000.	Scale: 1" = 150' 0 75 150 300
Part of NE 1/4 Sec. 28 Twp. 6 S. R. 2 E. BUTLER Twp., Mercer Co., OH	Deeds: _____ Area Retained _____ Ac.
Grantee: _____ Area _____ Ac.	
Approvals: _____	Permanent Parcel No. _____
Agency: Bd. of Health	Co. San. Eng
Date: _____	Co. Engineer

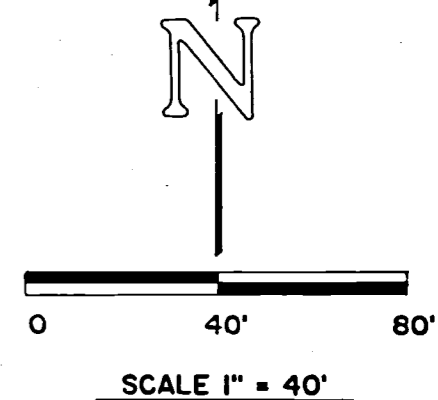
*[Signature]*  
Village Administrator

08-28B 2814

0828276004



P.K. NAIL FD. OVER STONE  
NORTHEAST CORNER SECT. 28



28 SECTION      6-S TOWN      2-E RANGE

BUTLER CIVIL TOWNSHIP      COLDWATER VILLAGE

MERCER COUNTY

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

DATE: 3-3-88

FD. \* CHISELED IN CONC.  
PAVEMENT AT S.W. COR.  
N.E. 1/4 SECTION 28

MERCER CO. ENGR.  
Date 3/7/88 By [Signature]  
**RECEIVED**

MERCER CO. ENGR.  
Date 3/7/88 By [Signature]  
**REVIEWED**

P.K. NAIL FD. OVER  
STONE S.E. CORNER  
N.E. QUARTER  
SECTION 28



SURVEY OF A 1.062 ACRE TRACT SECTION 28 BUTLER TWP. MERCER CO.		
FOR: DANIEL TEKAMP		
MOTE & ASSOCIATES, INC. GREENVILLE, OHIO		
DATE: 3-3-88	DRWN. BY: T.J.B.	DRWG. NO. 1B572

FILED IN SURVEY BOOK

2814

28 SECTION 6S TOWNSHIP 2E RANGE BUTLER CIVIL TOWNSHIP COLDWATER VILLAGE MERCER COUNTY

IRON PIN SET

RESTFUL ACRES NORTHVIEW PARK ADDITION

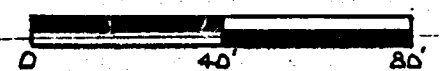
LOT # 1184

BUTLER STREET

COLDWATER MEMORIAL PARK



FOOT CHISELED IN CONC. PAVEMENT @ S.W. COR. N.E. 1/4 SEC. 28



SCALE 1" = 40'

STREET

ELM

BUTLER STREET

LOT #1247

LOT #1245

LOT #1246

BUTLER STREET

S89° 53' 37" E 250.00'

30' BUILDING SETBACK LINE 1

185.00'

300.00'

185.00'

115.00'

27.00'

30.00'

N89° 53' 37" W 2636.90'

UTILITY EASEMENTS

120.00'

100.00'

115.00'

115.00'

20.00'

100.00'

120.00'

20.00'

1170.50'

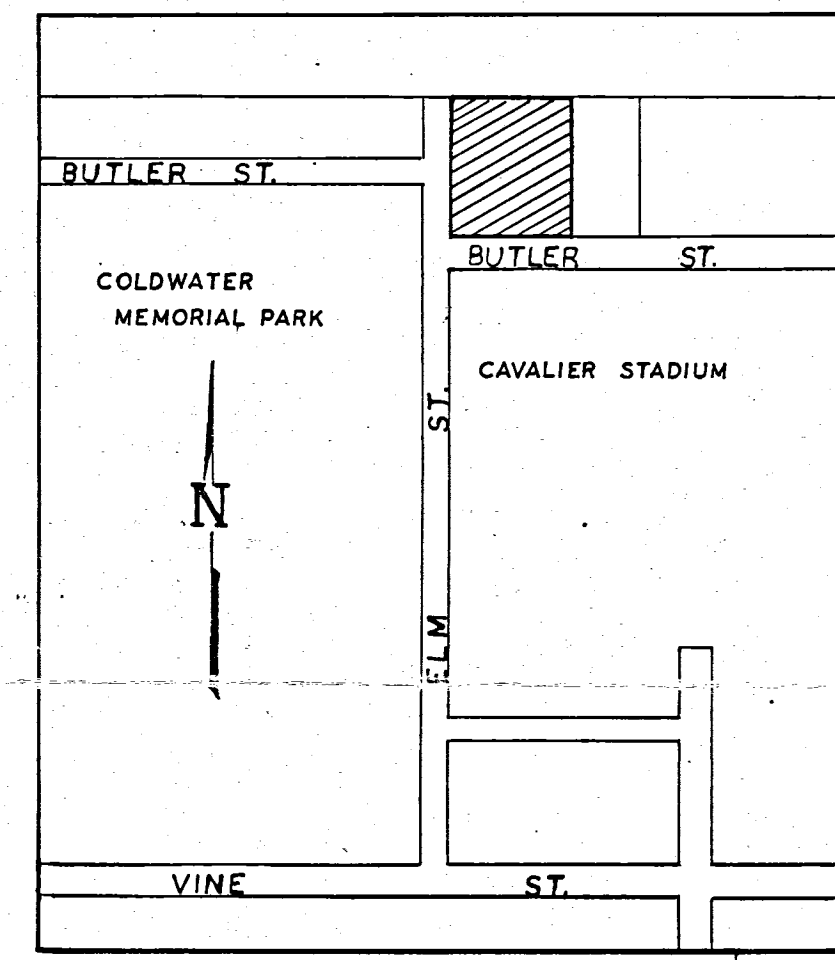
ROBERT J. & MARCELLA C. ABELS  
D.B. 239 Pgs. 371

P.K. NAIL FD. OVER STONE @ N.E. CORNER SEC. 28

STATE ROUTE #118

P.K. NAIL FD. OVER STONE. SE. COR. N.E. 1/4 SEC. 28.

TEKAMP'S FIRST ADDITION  
VILLAGE OF COLDWATER  
MERCER COUNTY, OHIO



LOCATION MAP

LEGAL DESCRIPTION

Situated in the Northeast Quarter of Section 28, Township 6 South, Range 2 East, Butler Township, Village of Coldwater, Mercer County, Ohio and being all of the 1.458 and .264 Acre Tracts as described in Deed Volume 299, Page 158 and Volume 300, Page 242 and being more particularly described as follows:

Commencing at a P.K. nail over a stone at the southeast corner of the Northeast Quarter of said Section 28;  
thence North 89° 53' 37" West 1170.50 feet along the south line of said Northeast Quarter, said line also being the centerline of Butler Street; to a point;  
thence North 00° 00' 00" East 30.00 feet to an iron pin on the north right-of-way of Butler Street, said iron pin being the TRUE POINT OF BEGINNING for the tract described herein;  
thence North 89° 53' 37" West 250.00 feet to an iron pin on the east right-of-way of Elm Street;  
thence North 00° 00' 00" East 300.00 feet along the east right-of-way of Elm Street to an iron pin;  
thence South 89° 53' 37" East 250.00 feet to an iron pin;  
thence South 00° 00' 00" West 300.00 feet to a point of beginning containing 1.722 acres, more or less, and subject to all easements of record.

ACCEPTANCE

This plat of Tekamp First Addition to the Village of Coldwater, Ohio, has been accepted by the Council of the Village of Coldwater, by Ordinance No. 1162 dated this 26 day of JUNE, 1989. Subject to all building restrictions, conditions and easements, as shown on this plat, and as recorded in the office of the Mercer County Recorder.

DATE JULY 3, 1989  
MAYOR MAURICE G. CRON  
CLERK JEANETTE BILLERMAN

PLANNING COMMISSION APPROVAL

Approval recommended by the Planning Commission of the Village of Coldwater, Ohio, this 11 day of January, 1989

Members: CHARLES FRONING, MAURICE G. CRON, PAUL WOLGFORD

RECORD

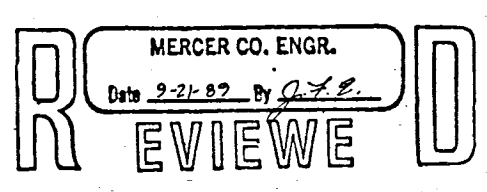
Filed for recording in the office of the Mercer County Recorder, this day of 1989 at M. and recorded in the Mercer County record of Plats, cabinet volume page Fee

Mercer County Recorder

I HEREBY CERTIFY THIS PLAT REPRESENTS A TRUE AND COMPLETE SURVEY MADE UNDER MY SUPERVISION ON July, 1989, AND ALL MARKERS ARE CORRECTLY SHOWN AS TO MATERIAL AND LOCATION. ALL LOT CORNERS ARE MARKED BY 5/8" x 30" REINF. BAR.

Richard J. Wate

Plat revised July, 1989



DEDICATION

KNOW ALL MEN BY THESE PRESENTS:

That the owner of the above described land, namely Daniel W. Tekamp and Wayne Tekamp has caused the land encompassed by this plat to be surveyed, subdivided and platted, and to be known as the Tekamp First Addition to the Village of Coldwater, Ohio, and that the easements for the construction and maintenance of utilities are granted, as shown on this plat.

The streets, as shown on this plat, are dedicated to the public use. These lots are subject to additional restrictions recorded in Miscellaneous Volume Page

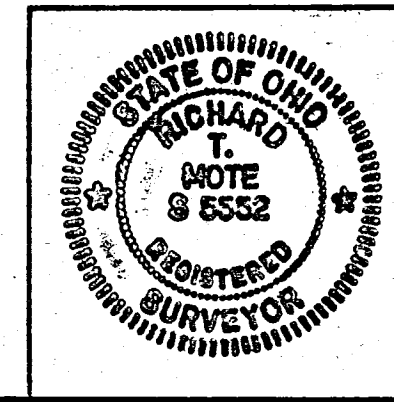
Date 8-30-89  
Daniel W. Tekamp  
Wayne Tekamp

ACKNOWLEDGEMENT

Before me, a Notary Public, in and for said county and state, personally came Daniel W. Tekamp and Wayne Tekamp owners of the land described hereon, who acknowledge that they did sign the foregoing instrument, and that the same is their free act and deed. In testimony whereof, I have affixed my hand and notarial seal this 30th day of August, 1989.

Notary Public in and for said Mercer County, State of Ohio

My commission expires 11-4-89



TEKAMP'S FIRST ADDITION SEC. 28, BUTLER TWP., COLDWATER		
FOR: DANIEL TEKAMP		
MOTE-GARRISON & ASSOCIATES, INC. GREENVILLE, OHIO		
DATE: 3-20-86	DRWN. BY: D.L.H.	DRWG. NO. 1C 827

0828276012

2814  
08-288

P.K. NAIL FD. OVER STONE  
N.E. CORNER SECTION 28

MARY WENNING  
D.B. 196 PG. 580

STATE  
ROUTE  
118

N

S 89° 53' 37" E  
480.00'

50'

N 00° 00' 00" E  
300.00'

S 00° 00' 00" W  
262.63'

N 00° 00' 00" E  
2650.07'

S 90° 00' 00" E  
8.00'

330.00'

S 00° 00' 00" E  
37.38'

N 89° 53' 37" W  
488.00'

42'

EXISTING RIGHT-OF-WAY

PROPOSED R/W

EXISTING R/W

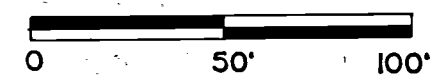
N 89° 53' 37" W  
2636.90'

25'

30'

30'

P.K. NAIL FD. OVER STONE  
S.E. CORNER N.E. QUARTER  
SECTION 28



SCALE 1" = 50'

ROBERT & MARCELLA  
ABELS

D.B. 261 PG. 248  
D.B. 239 PG. 371

3.313 ACRES

VILLAGE OF COLDWATER  
D.B. 131 PG. 527

28 SECTION 6-S TOWN 2-E RANGE

BUTLER CIVIL TOWNSHIP COLDWATER VILLAGE

MERCER COUNTY

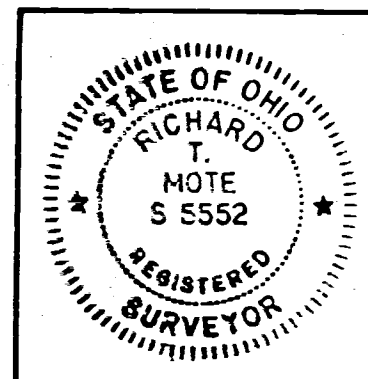
BUTLER STREET

FD. \* CHISELED IN CONC.  
PAVEMENT AT S.W. COR.  
N.E. 1/4 SECTION 28



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

DATE: 3-11-88



SURVEY OF A 3.313 ACRE TRACT  
SECTION 28 BUTLER TWP. MERCER CO.

FOR:  
VILLAGE OF COLDWATER

MOTE AND ASSOCIATES, INC.  
GREENVILLE, OHIO

DATE: 3-11-88	DRWN. BY: T.J.B.	DRWG. NO. IB576
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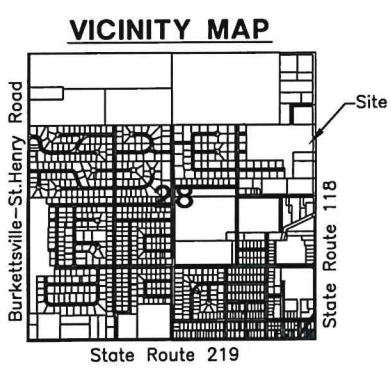
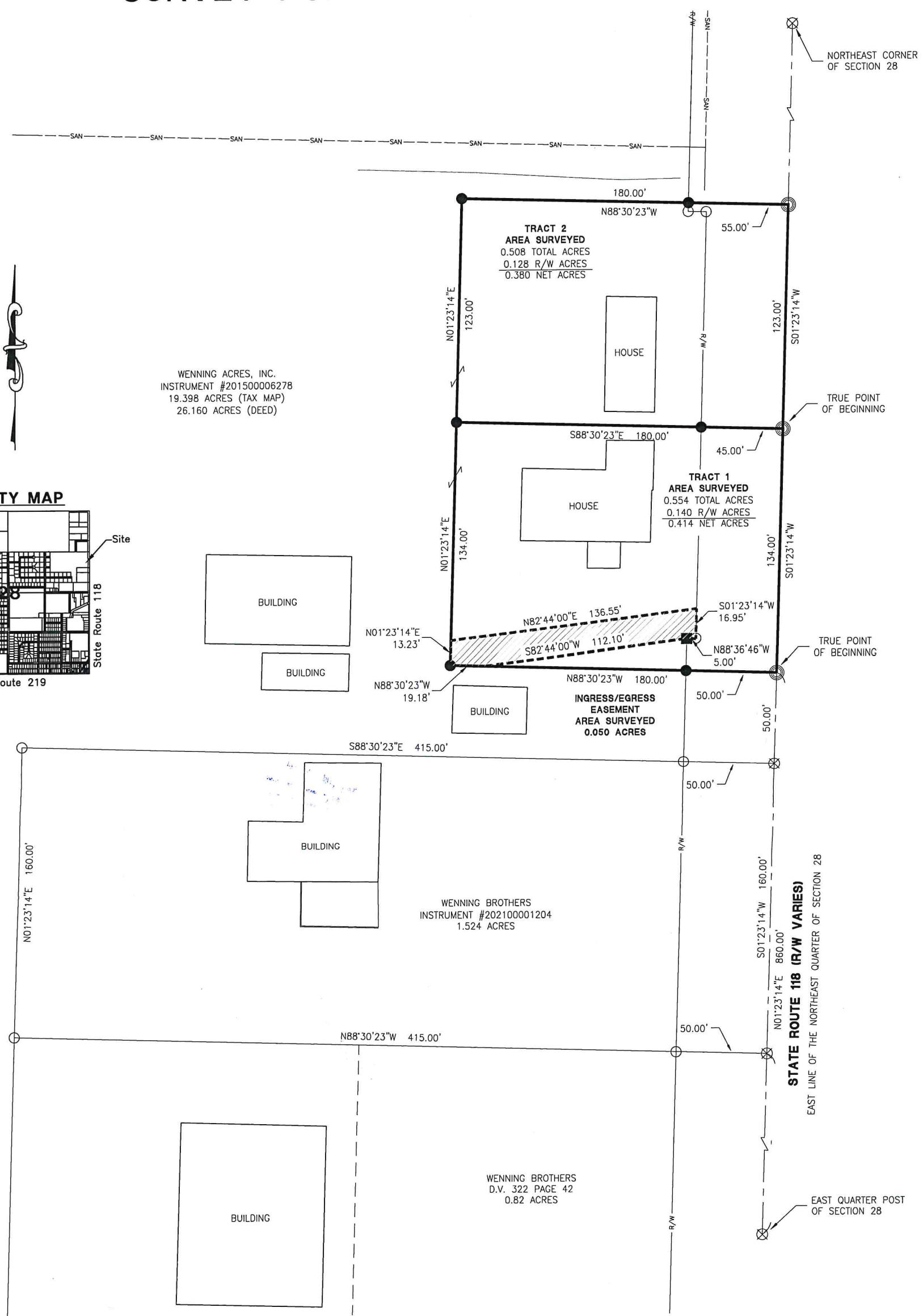


- LEGEND
- IRON PIN SET
  - R/W MONUMENT FD.

FILED IN SURVEY BOOK



# SURVEY FOR WENNING ACRES, INC.



References:  
 Wenning Survey by Craig W. Mescher PS #8237  
 in October of 2008.  
 Wenning Acres Survey by Craig W. Mescher PS  
 #8237 in January of 2020.  
 All Deeds on record.

*Eric C. Thomas*  
 Village Administrator

Surveyed By: *Craig W. Mescher*  
 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" = 60'

PROJECT # 222808.54

**ACCESS**  
Engineering Solutions

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



Basis of Bearings:  
 Mercer County Local Coordinate Datum.

State of: Ohio County: Mercer

Township: Butler Village: Coldwater

Sec.: NE 1/4 28 Town: 6S Range: 2E

Deed Ref.: Instrument #201500006278

Date Surveyed: June 7, 2022