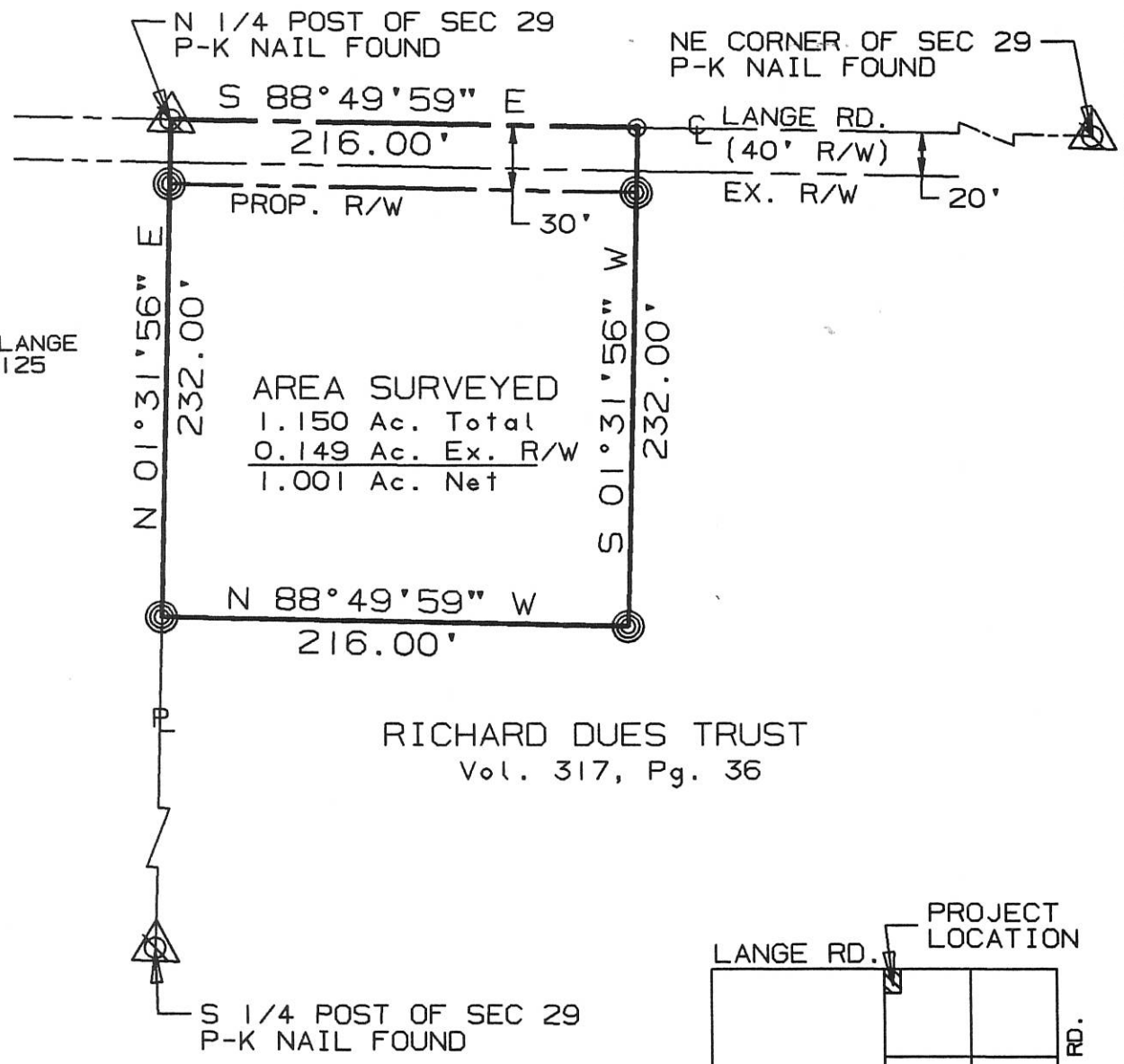


# SURVEY OF A 1.150 AC. TRACT FOR RICHARD DUES TRUST LOCATED IN THE N.E. 1/4 OF FRACTIONAL SECTION 29, T-7-S, R-2-E, GRANVILLE TWP., MERCER COUNTY, STATE OF OHIO

1129200001

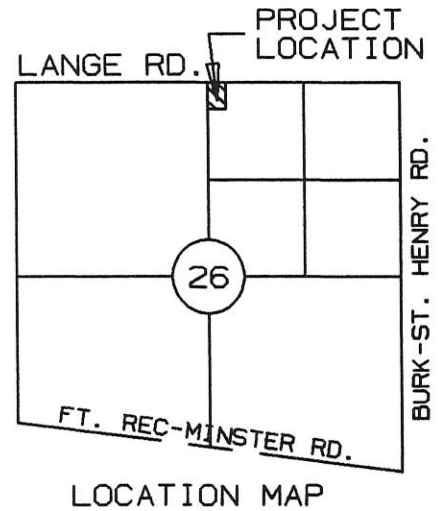


NICK AND BETH LANGE  
VOL. 317, PG. 125



AREA SURVEYED  
 1.150 Ac. Total  
 0.149 Ac. Ex. R/W  
 1.001 Ac. Net

RICHARD DUES TRUST  
Vol. 317, Pg. 36



I hereby dedicate the permanent easement for roadway purposes as shown on this plat.

RICHARD DUES

SURVEYED BY: Eric C. Thomas  
 ERIC C THOMAS REG. SURVEYOR #7236  
 DATE: 04-16-98

- ⊙ = P-K NAIL SET
- ⊗ = I. PIN SET



References: GPS SECTION STONES ON FILE WITH COUNTY ENGINEERS OFFICE		Scale 1"=80' 	
Part of N.E. 1/4 Sec. 29 T-7-S R-2-E GRANVILLE Twp., MERCER Co., OHIO			
GRANTOR: R. DUES TRUST DEEDS: Vol. 317 Pg. 36 AREA RETAINED _____ Ac.			
GRANTEE: _____		AREA: _____ Ac.	
APPROVALS:	_____	_____	_____
AGENCY:	BD. OF HEALTH	Co. San. Eng.	Co. Engineer
DATE	_____	_____	PERMANENT PARCEL No. _____

# SURVEY OF A 26.602 ACRE PARCEL & A 14.189 ACRE PARCEL FOR JAMES E. BRACKMAN

LOCATED IN THE N.E. 1/4 OF FRACTIONAL SEC. 29, T-7-S, R-2-E, GRANVILLE TWP., MERCER CO., OHIO

N.E. CORNER FRACTIONAL SECTION 29 - P.K. NAIL FD.

EDGAR J. DUES TRUST  
VOL. 317 P. 36

JASON & LYNN BRUGGEMAN  
VOL. 330 P. 273

OWNER: JAMES E. BRACKMAN  
O.R. VOL. 81 P. 808  
(40 AC. DEED)

PARCEL "A"

### AREA SURVEYED

PARCEL "A"	PARCEL "B"
26.602 ACRES TOTAL	14.189 ACRES TOTAL
- 0.499 ACRES R/W	- 0.265 ACRES R/W
26.103 ACRES NET	13.924 ACRES NET

PARCEL "B"

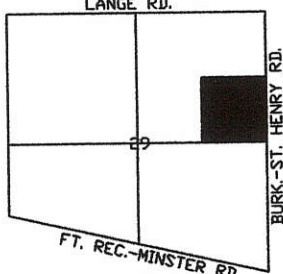
NOTE: IRON PINS SET AT THE INTERSECTION OF THE PROPERTY LINE AND RIGHT-OF-WAY

SYLVAN JUTTE  
VOL. 251 P. 789

KENNETH & VIRGINIA EVERS  
VOL. 266 P. 683

CARL & CAROL EVERS  
O.R. VOL. 134 P. 1403

E. 1/4 POST FRACTIONAL SECTION 29 - P.K. NAIL FD.

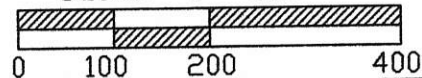


- WOOD CORNER POST
- IRON PIN SET
- P.K. NAIL FOUND
- P.K. NAIL SET

Surveyed By: *Eric C. Thomas*  
Eric C. Thomas Reg. Surveyor No. 7236  
Date: 10-08-03

References:  
PREVIOUS SURVEY OF THE AREA BY ALVIN J. SPRALEY, REG. SUR. No. 5016

Scale: 1" = 200'



Part of N.E. 1/4 Sec. 29 T 7-S R 2-E GRANVILLE Twp., Mercer Co., OH  
Grantor: \_\_\_\_\_ Deeds: \_\_\_\_\_ Area Retained \_\_\_\_\_ Ac.  
Grantee: \_\_\_\_\_ Area \_\_\_\_\_ Ac.

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



11-11-11  
800-000-1111

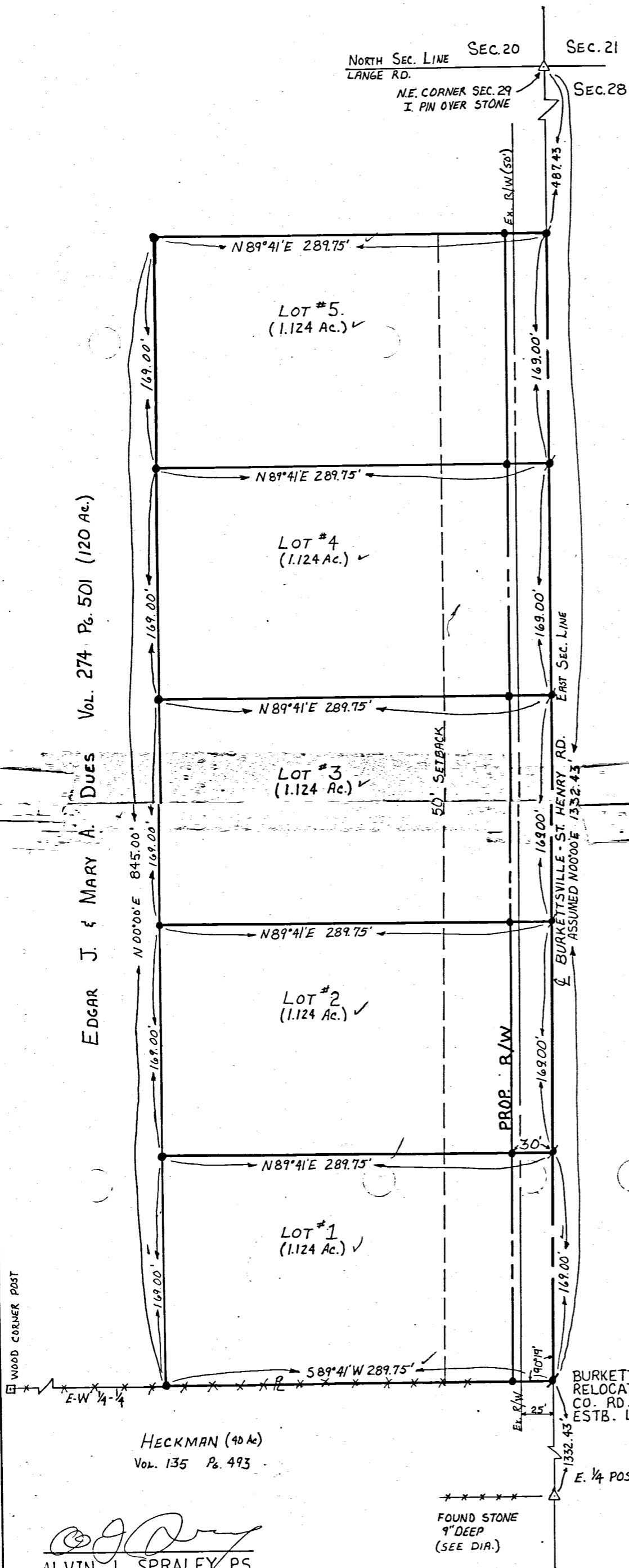
# SURVEY FOR EDGAR J. AND MARY A. DUES

LOCATED IN THE NE 1/4 OF NE 1/4 OF FRACTIONAL SECTION 29, TOWN 7 SOUTH,  
RANGE 2 EAST, GRANVILLE TOWNSHIP, MERCER COUNTY, OHIO

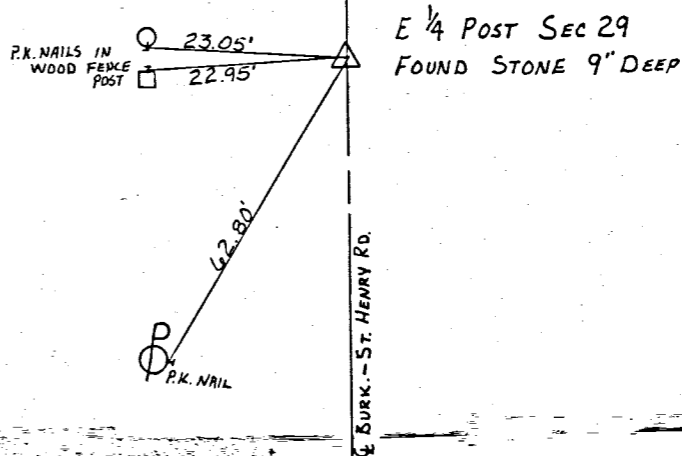
1129200005, 004, 007, 008  
-002

MERCER CO. ENGR.  
Date 12/1/88 by [Signature]  
**RECEIVED**

MERCER CO. ENGR.  
Date 12/1/88 by [Signature]  
**REVIEWED**



**REFERENCE**



**AREA SURVEYED**

5.621	(TOTAL)
0.582	(R/W)
5.039	(NET)

**DEDICATION**

KNOW ALL MEN BY THESE PRESENTS:  
THAT EDGAR J. AND MARY A. DUES, OWNERS OF THE LAND  
DESCRIBED HEREON HAVE CAUSED THE LAND (INCLUDED IN THIS PLAT  
TO BE SURVEYED, AND THAT THE RIGHT-OF-WAY AS SHOWN ON THIS  
PLAT, IS HEREBY DEDICATED TO PUBLIC USE.

Edgar J. Dues

Mary A. Dues  
DATE 9-30-88

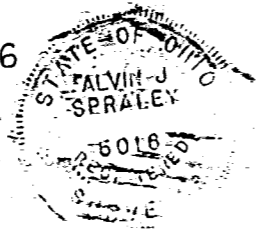
● = CAPPED I. PIN SET  
\* = P.K. NAIL SET

BURKETTSVILLE-ST. HENRY RD.  
RELOCATION OF GREENVILLE-SHANESVILLE ST. RD.  
CO. RD. BK. 1 PAGE 248, 1861  
ESTB. LAWS OF OHIO VOL. 19, PAGE 74, 1-29-1821 3/2 RD.

**FILED IN SURVEY BOOK**

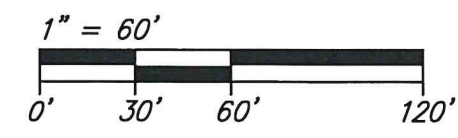
HECKMAN (40 Ac)  
Vol. 135 Pg. 493

[Signature]  
ALVIN J. SPRALEY PS  
NORTH STAR, OHIO  
REG. SURVEYOR No. 5016  
FIELD WORK BY  
R. STAHL 9-19-88



References:		Scale: 1" = 60'	
Part of NE 1/4 of FRAC. SEC. 29 T 7S R 2E GRANVILLE Twp., MERCER Co., OHIO			
GRANTOR: <u>Edgar J. Dues</u>		DEEDS: <u>Vol 274 Pg 501</u> AREA RETAINED: <u>114.379</u> Ac.	
GRANTEE: _____		AREA: _____ Ac.	
APPROVALS:			
AGENCY: _____	Bd. of HEALTH _____	Co. SANITARY Eng. _____	Co. ENGINEER _____
DATE: _____		PERMANENT PARCEL NUMBER _____	

SE Frac. 29 07S 02E Granville Mercer Ohio  
 Quarter Section Township Range Township County State



11-29-400-  
11-6(29)

**Legend**

- = SMN Found
- = Iron Pin Set\*
- = Mag Spike Set
- R/W = Right-of-Way
- \* = 5/8" x 30" reinforcing rod with aluminum cap stamped "THIEMAN PS 8758"

Note: Record information is enclosed by parentheses.

New Division Line  
 S86°14'16"E 308.52'

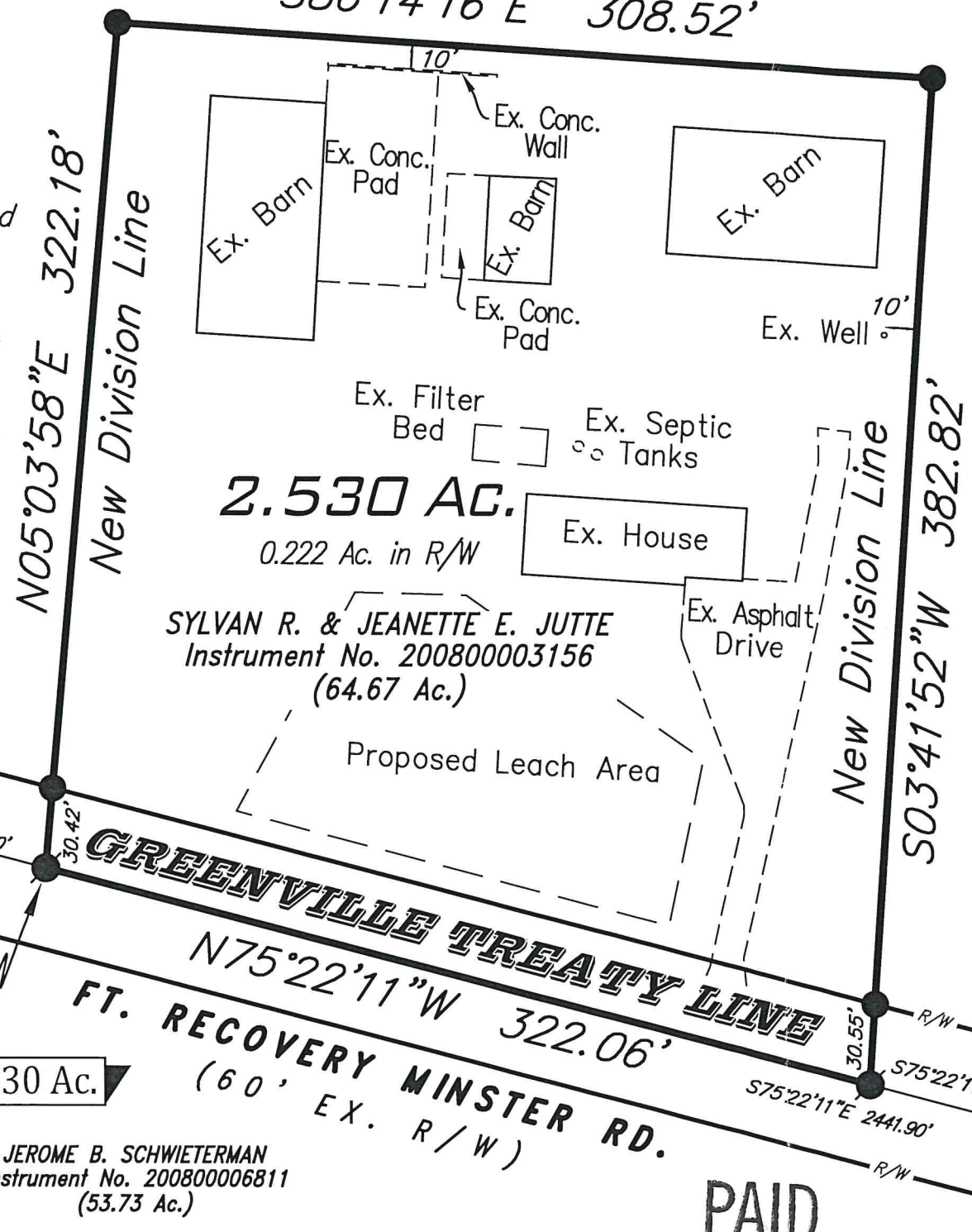
Bearings are based upon the south line of the Southwest Quarter of Fractional Section 29, being S75°16'52"E, per the MCLCDS.

**Approvals**

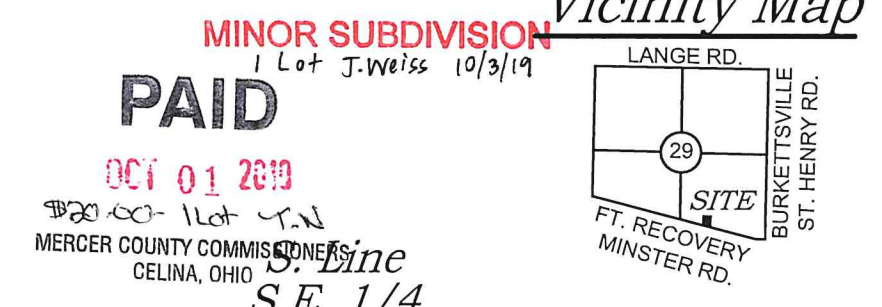
*Aaron Moeller* DATE 9-30-19  
 MERCER COUNTY ENGINEER

*Thomas Schuster* DATE 9-19-19  
 TOWNSHIP ZONING INSPECTOR

*Chris [Signature]* DATE 10-1-19  
 MERCER COUNTY HEALTH COMMISSIONER



**Vicinity Map**



PAID  
 OCT 01 2019  
 MERCEY COUNTY COMMISSIONER'S OFFICE  
 CELINA, OHIO



**Setbacks**

Rear = 10'\*  
 Side = 10'\*  
 \*Modified to 10' by Zoning Board on 9/9/19

**Survey References**

JEROME B. SCHWIETERMAN  
 Instrument No. 200800006811  
 (53.73 Ac.)

\*1 ~ Mercer County Engineer's Office Stone Notes

PAID  
 OCT 01 2019  
 Mercer Co. Health Dept.

Surveyed By: *Lee M. Thieman* Date: 09-13-19

Lee M. Thieman  
 Registered Professional Surveyor #8758

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No.	Date	Revision	By

PLAT OF SURVEY  
 for  
 SYLVAN & JEANNETTE JUTTE

THIEMAN  
 ENGINEERING  
 SURVEYING, LLC  
 3838 Hunter Rd., Granville, Ohio  
 (419) 733-4487

Project No. 19-002	Date 09-13-19	Drawn By LMT	Checked By LMT	Drawing No. B-003
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