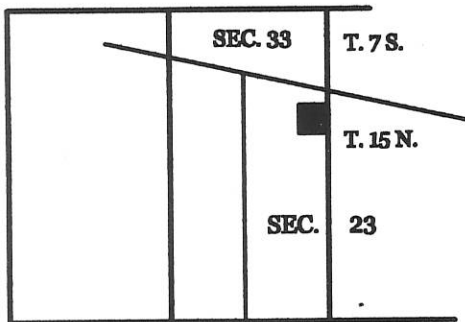
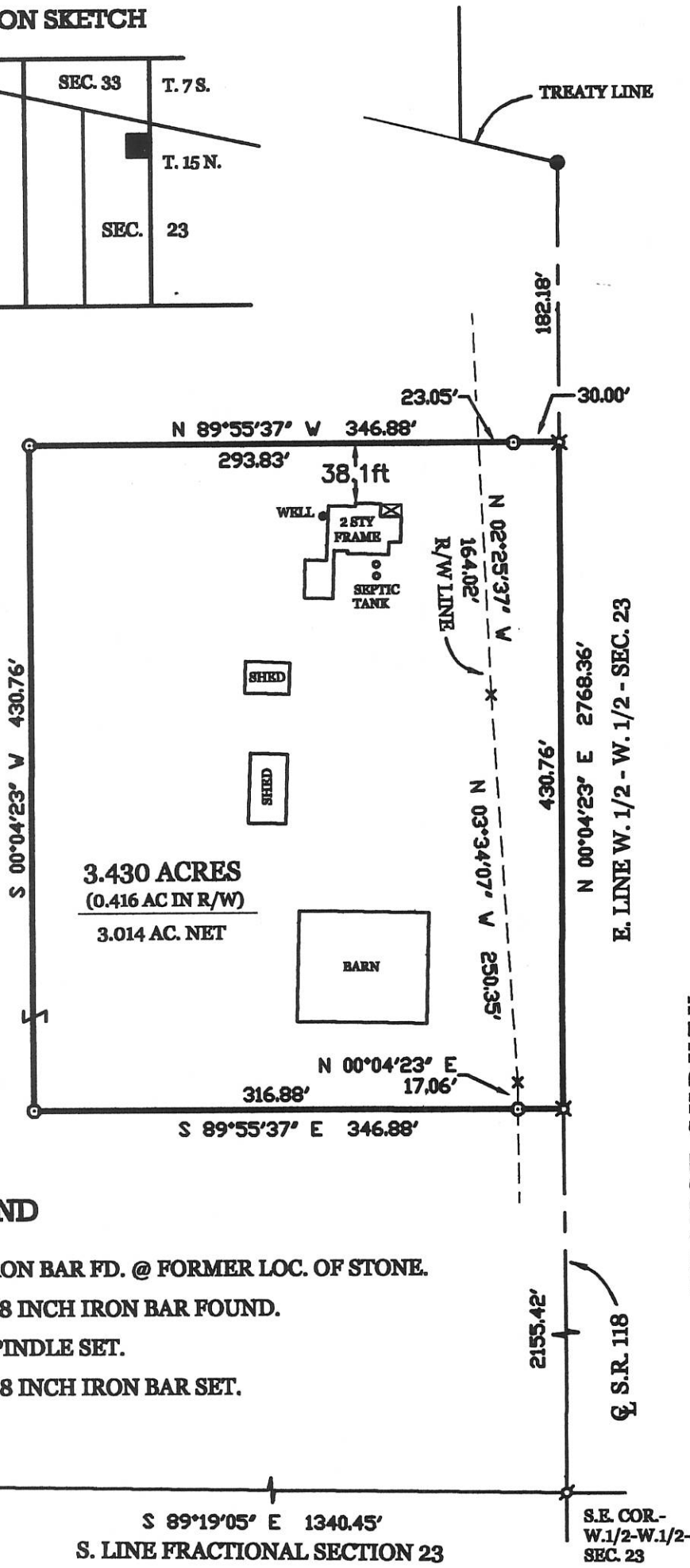


LOCATION SKETCH



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



V. FRANCKS
 34.688 ACRES
 VOL. 276 PG. 126

3.430 ACRES
 (0.416 AC IN R/W)
 3.014 AC. NET

SURVEYED BY

FRANCK SURVEY

PART OF THE W. 1/2 OF THE W. 1/2 OF SECTION 23, TOWN 15 NORTH,
 RANGE 2 EAST, (GRANVILLE TOWNSHIP), MERCER COUNTY, OHIO.

SCALE 1" = 100'

NOVEMBER 28, 2003

LEGEND

- △ = IRON BAR FD. @ FORMER LOC. OF STONE.
- = 5/8 INCH IRON BAR FOUND.
- ⊠ = SPINDLE SET.
- ⊙ = 5/8 INCH IRON BAR SET.

S.W. COR.-
 SEC. 23

S 89°19'05" E 1340.45'
 S. LINE FRACTIONAL SECTION 23

S.E. COR.-
 W.1/2-W.1/2-
 SEC. 23

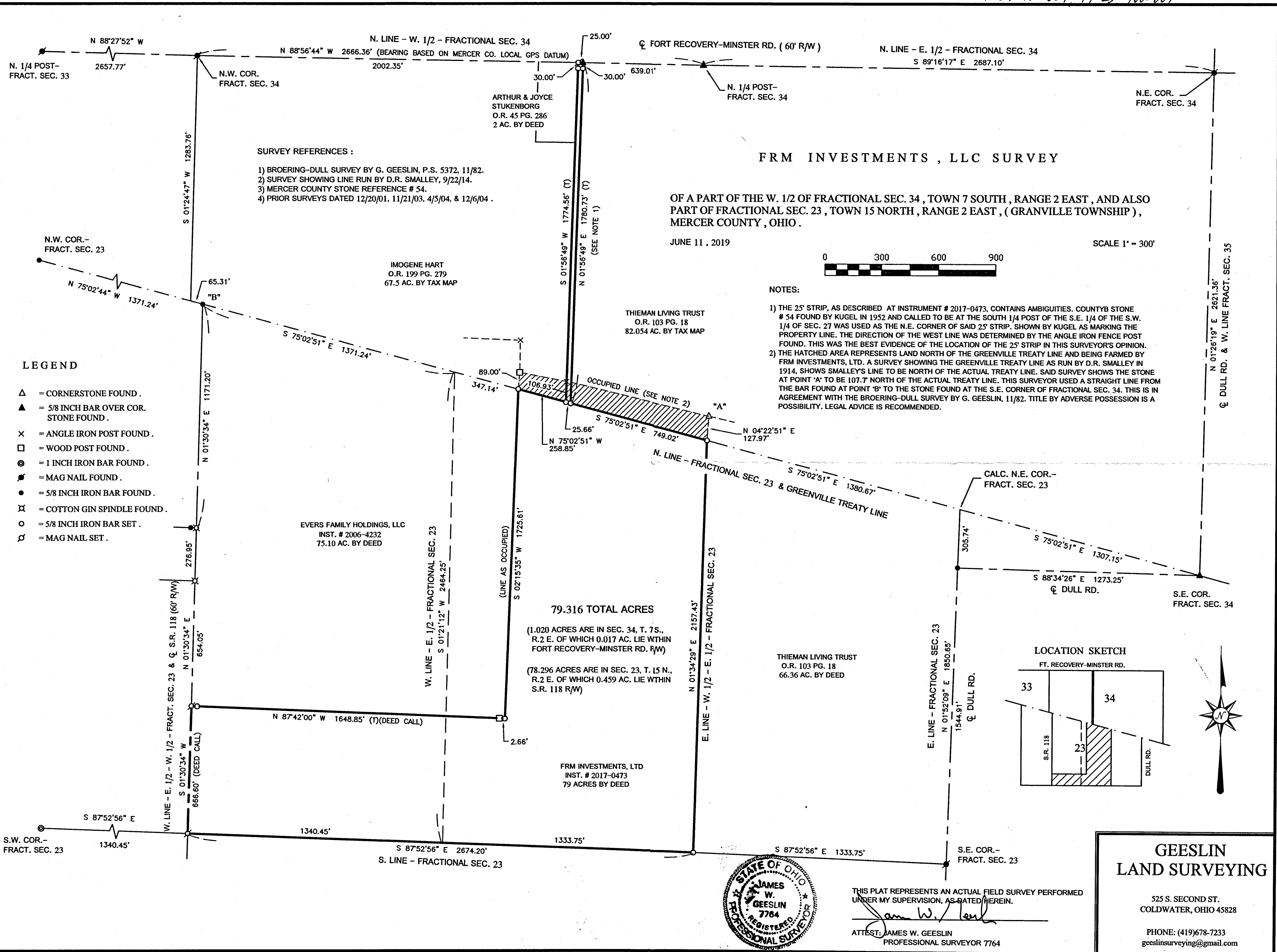


**GEESLIN
 LAND SURVEYING**

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



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



SURVEY REFERENCES :
 1) BROERING-DULL SURVEY BY G. GEESLIN, P.S. 5372, 11/82.
 2) SURVEY SHOWING LINE RUN BY D.R. SMALLLEY, 9/22/14.
 3) MERCER COUNTY STONE REFERENCE # 54.
 4) PRIOR SURVEYS DATED 12/20/01, 11/21/03, 4/5/04, & 12/6/04.

FRM INVESTMENTS , LLC SURVEY

OF A PART OF THE W. 1/2 OF FRACTIONAL SEC. 34, TOWN 7 SOUTH, RANGE 2 EAST, AND ALSO PART OF FRACTIONAL SEC. 23, TOWN 15 NORTH, RANGE 2 EAST, (GRANVILLE TOWNSHIP), MERCER COUNTY, OHIO.

JUNE 11, 2019

SCALE 1" = 300'

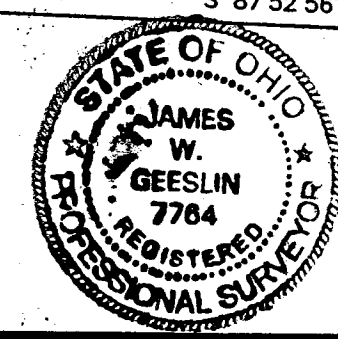
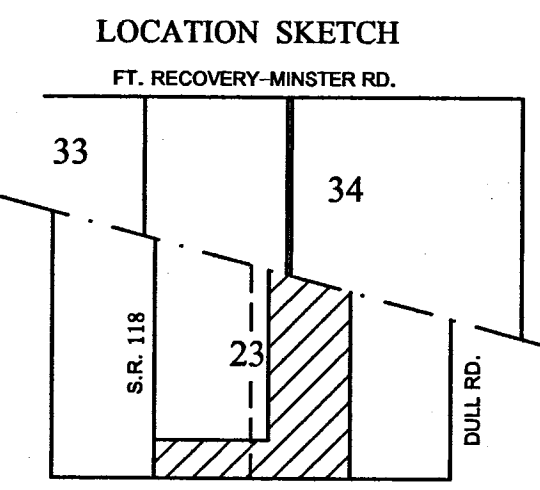


LEGEND

- △ = CORNERSTONE FOUND.
- ▲ = 5/8 INCH BAR OVER COR. STONE FOUND.
- × = ANGLE IRON POST FOUND.
- = WOOD POST FOUND.
- ⊙ = 1 INCH IRON BAR FOUND.
- = MAG NAIL FOUND.
- = 5/8 INCH IRON BAR FOUND.
- ⊗ = COTTON GIN SPINDLE FOUND.
- = 5/8 INCH IRON BAR SET.
- ⊘ = MAG NAIL SET.

NOTES:

- 1) THE 25' STRIP, AS DESCRIBED AT INSTRUMENT # 2017-0473, CONTAINS AMBIGUITIES. COUNTYB STONE # 54 FOUND BY KUGEL IN 1952 AND CALLED TO BE AT THE SOUTH 1/4 POST OF THE S.E. 1/4 OF THE S.W. 1/4 OF SEC. 27 WAS USED AS THE N.E. CORNER OF SAID 25' STRIP. SHOWN BY KUGEL AS MARKING THE PROPERTY LINE. THE DIRECTION OF THE WEST LINE WAS DETERMINED BY THE ANGLE IRON FENCE POST FOUND. THIS WAS THE BEST EVIDENCE OF THE LOCATION OF THE 25' STRIP IN THIS SURVEYOR'S OPINION.
- 2) THE HATCHED AREA REPRESENTS LAND NORTH OF THE GREENVILLE TREATY LINE AND BEING FARMED BY FRM INVESTMENTS, LTD. A SURVEY SHOWING THE GREENVILLE TREATY LINE AS RUN BY D.R. SMALLLEY IN 1914, SHOWS SMALLLEY'S LINE TO BE NORTH OF THE ACTUAL TREATY LINE. SAID SURVEY SHOWS THE STONE AT POINT 'A' TO BE 107.7' NORTH OF THE ACTUAL TREATY LINE. THIS SURVEYOR USED A STRAIGHT LINE FROM THE BAR FOUND AT POINT 'B' TO THE STONE FOUND AT THE S.E. CORNER OF FRACTIONAL SEC. 34. THIS IS IN AGREEMENT WITH THE BROERING-DULL SURVEY BY G. GEESLIN, 11/82. TITLE BY ADVERSE POSSESSION IS A POSSIBILITY. LEGAL ADVICE IS RECOMMENDED.

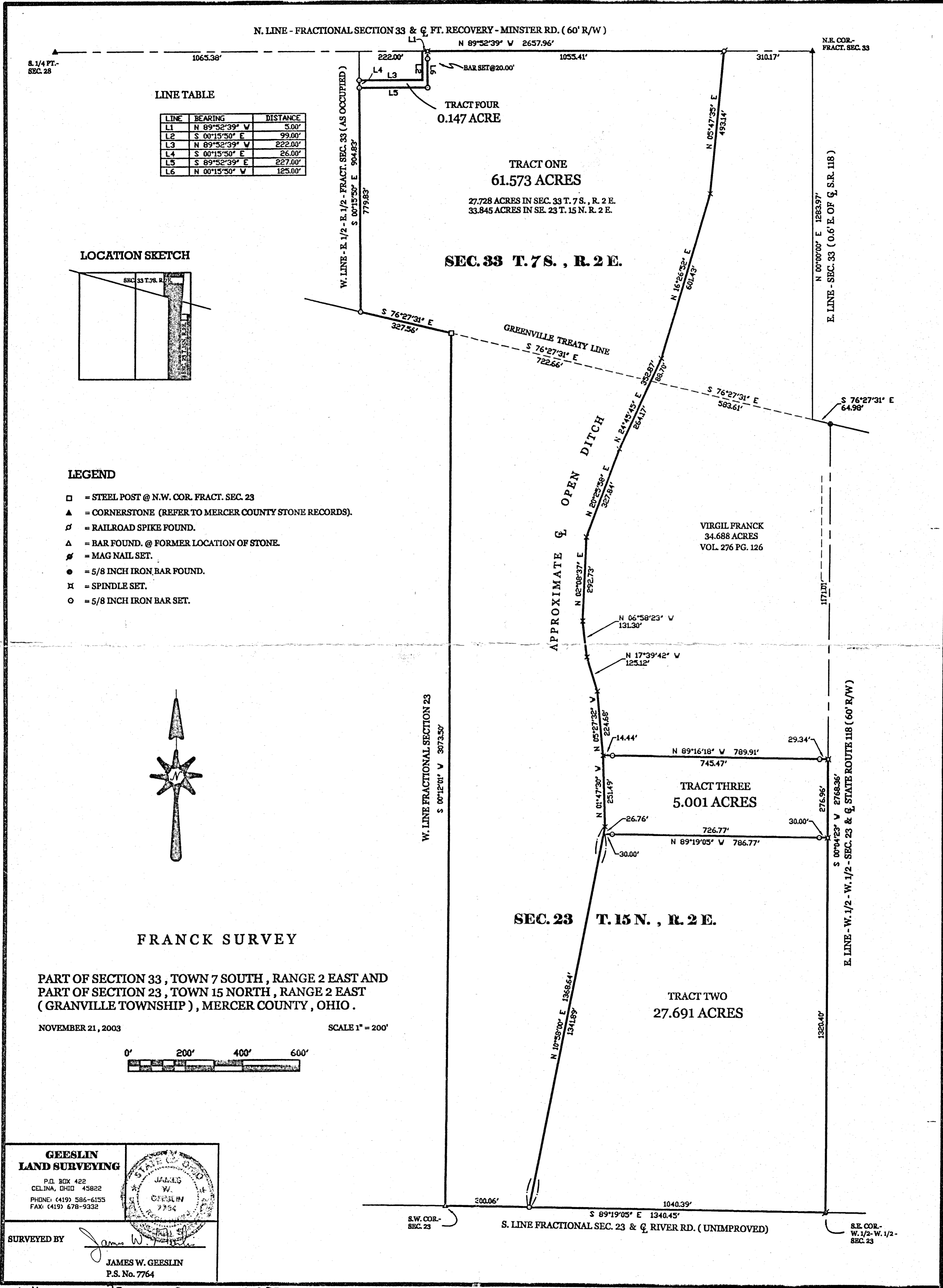


THIS PLAT REPRESENTS AN ACTUAL FIELD SURVEY PERFORMED UNDER MY SUPERVISION, AS DATED HEREIN.
 ATTEST: *James W. Geeslin*
 JAMES W. GEESLIN
 PROFESSIONAL SURVEYOR 7764

GEESLIN LAND SURVEYING
 525 S. SECOND ST.
 COLDWATER, OHIO 45828
 PHONE: (419)678-7233
 geeslinsurveying@gmail.com

#3 = 14-23-300-001
 #2 = 14-23-300-005

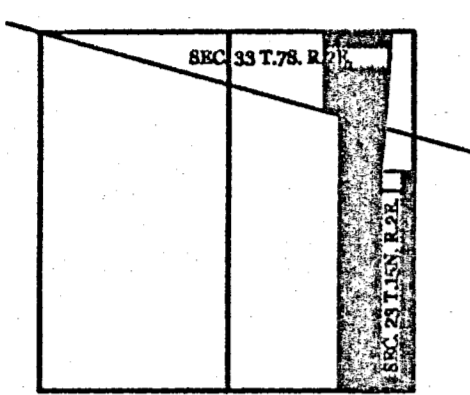
11-33-200-003 #1
 11-33-200-002 #4



LINE TABLE

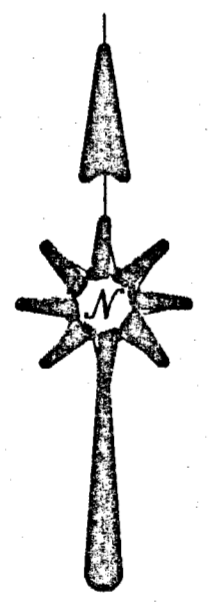
LINE	BEARING	DISTANCE
L1	N 89°52'39" W	5.00'
L2	S 00°15'50" E	99.00'
L3	N 89°52'39" W	222.00'
L4	S 00°15'50" E	26.00'
L5	S 89°52'39" E	227.00'
L6	N 00°15'50" W	125.00'

LOCATION SKETCH



LEGEND

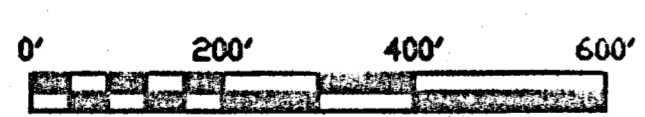
- = STEEL POST @ N.W. COR. FRACT. SEC. 23
- ▲ = CORNERSTONE (REFER TO MERCER COUNTY STONE RECORDS).
- ♣ = RAILROAD SPIKE FOUND.
- △ = BAR FOUND. @ FORMER LOCATION OF STONE.
- ♠ = MAG NAIL SET.
- = 5/8 INCH IRON BAR FOUND.
- ⊗ = SPINDLE SET.
- = 5/8 INCH IRON BAR SET.



FRANCK SURVEY

PART OF SECTION 33, TOWN 7 SOUTH, RANGE 2 EAST AND
 PART OF SECTION 23, TOWN 15 NORTH, RANGE 2 EAST
 (GRANVILLE TOWNSHIP), MERCER COUNTY, OHIO.

NOVEMBER 21, 2003 SCALE 1" = 200'



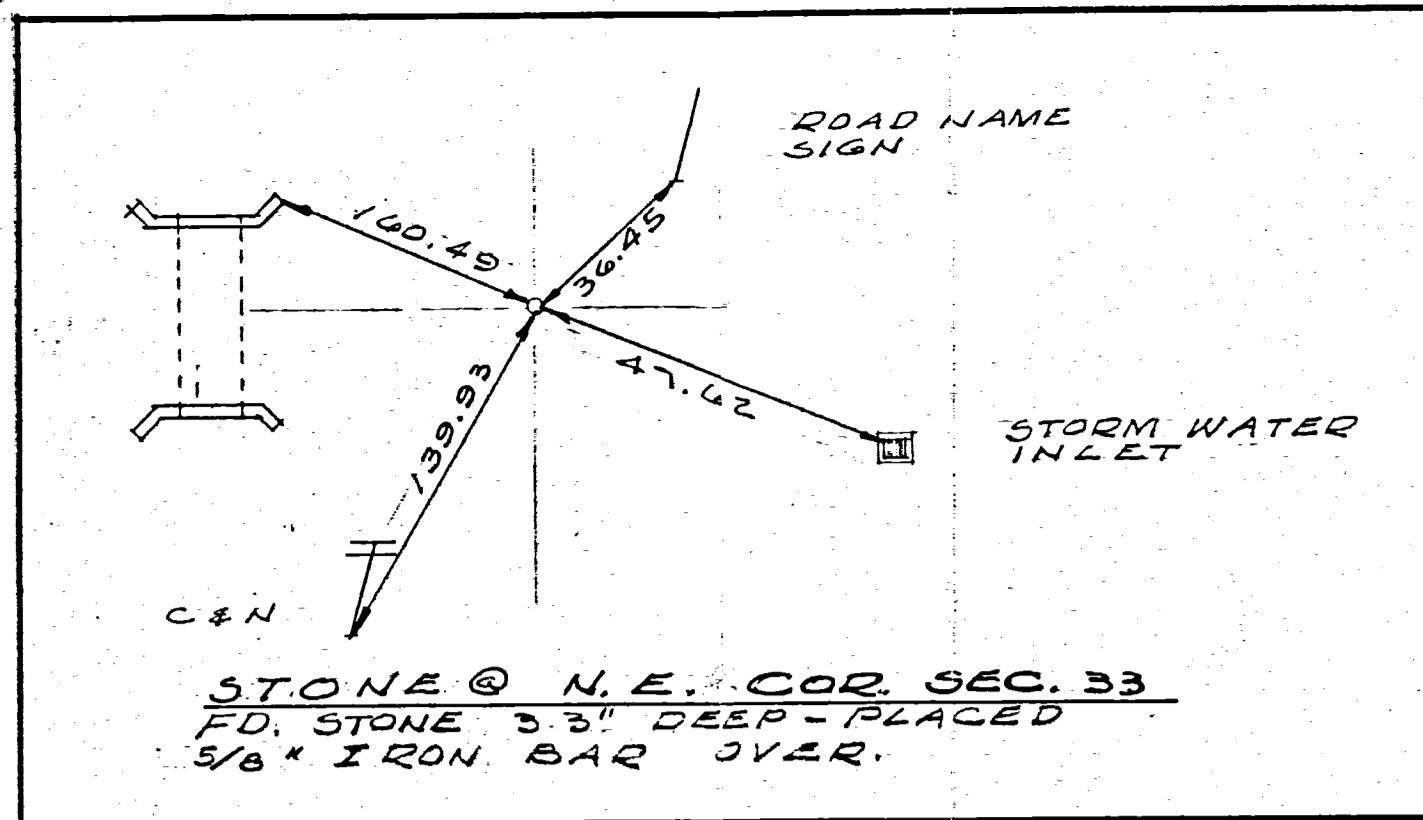
GEESLIN LAND SURVEYING
 P.O. BOX 422
 CELINA, OHIO 45822
 PHONE: (419) 586-6155
 FAX: (419) 678-9332

SURVEYED BY

JAMES W. GEESLIN
 P.S. No. 7764

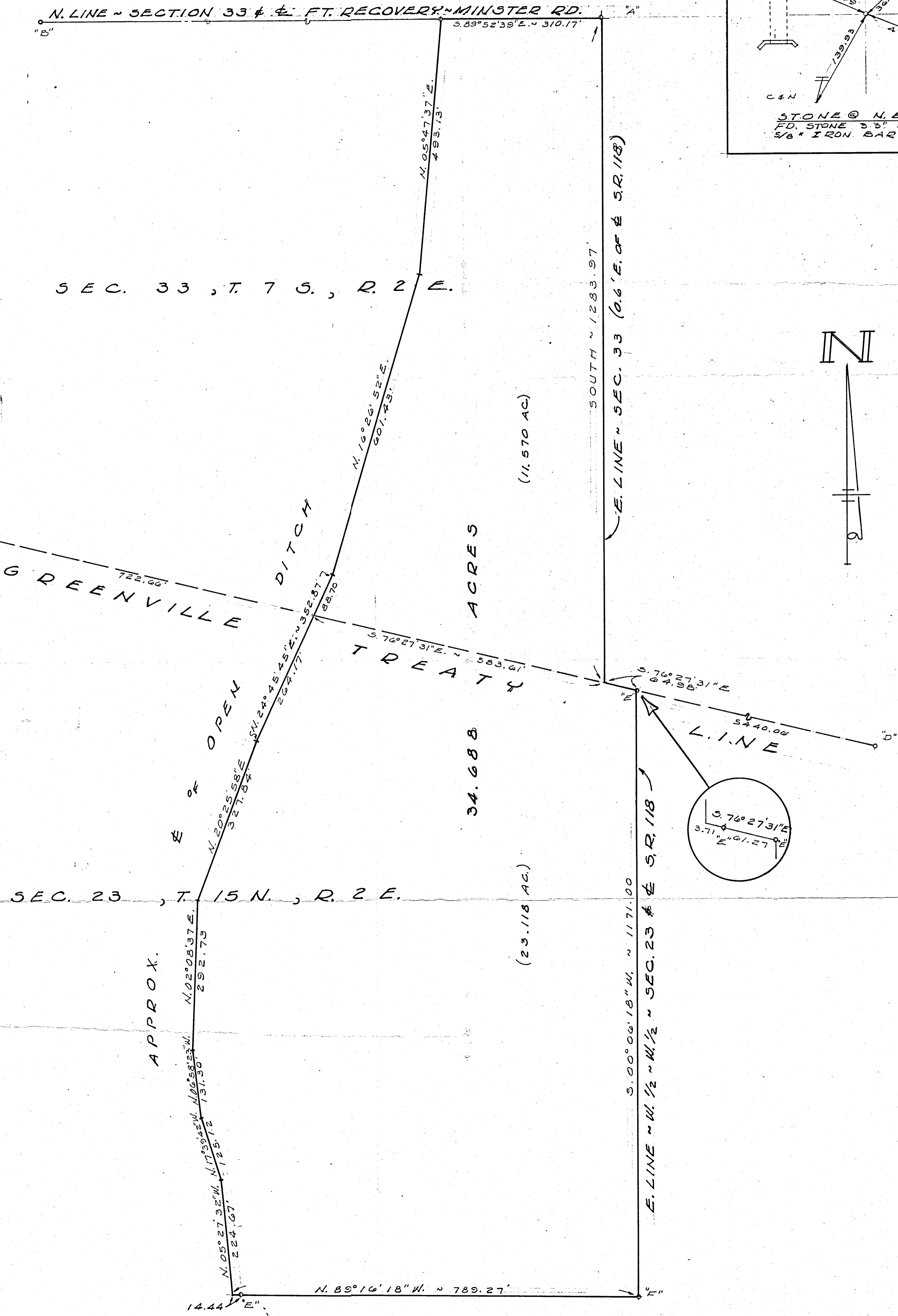
11-H
 11-23-200-002
 14-23-300-001
 11-33-200-003
 11-33-200-002 #4

14-23-300006 11433-200-004
 14-23-300-002



LEGEND

- "A" = STONE FD @ N.E. COR. SEC. 33.
- "B" = STONE N° 497 @ S. 1/4 POST SEC. 28.
- "C" = CORNER POST @ N.W. COR. SEC. 23. SEARCHED FOR STONE FINDING NOTHING. MR. FRANCK STATES THAT HE HAS SEEN STONE & THINKS THAT HE PLACED THE POST AT THE LOCATION OF THE STONE.
- "D" = STONE N° 60 @ S.E. COR. SEC. 34
- "E" = 1/8 INCH IRON BAR SET.
- "F" = RAILROAD SPIKE SET.

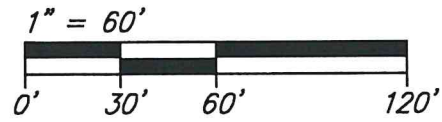


SURVEYED BY Gordon L. Geeslin
 GORDON L. GEESLIN
 REGISTERED SURVEYOR
 N° 5372
 540 E. MARKET ST.
 DELINA, OHIO 45822



FRANCK SURVEY OF PART OF SECTION
 33, TOWN 7 SOUTH, RANGE 2 EAST AND
 SECTION 23, TOWN 15 NORTH, RANGE 2
 EAST (GRANVILLE TWP.), MERCER COUNTY, OHIO.

SW Frac. 23 15N 02E Granville Mercer Ohio
 Quarter Section Township Range Township County State



14-23-300-007

NW Corner
 E. 1/2 of W. 1/2
 Frac. Sec. 23-15-02

Notes

1. Survey completed without title report
2. The existing private septic system will be used until it either fails or begins creating a nuisance condition. At that time, the private septic system shall be abandoned and the home shall be connected to the existing sanitary sewer line located approximately 9' west of west edge of pavement. Completion of Mercer County Minor Subdivision Requirement 1113.04(o) will not be necessary as the existing private septic system shall be considered the primary sewage treatment area and the existing sanitary sewer line shall be utilized as the replacement sewage treatment area when needed.

Bearings are based upon the north line of the Northwest Quarter of Fractional Section 34, being N88°55'43"W, per the State Plane Coordinate System, NAD 83 (2011 Adjustment), Ohio North Zone.

Said north line of Section 34 is referenced to MCLCDS as being N88°56'44"W. See Vicinity Map for more information.

Approvals

David Mueller DATE 9-19-23
 MERCER COUNTY ENGINEER

Mark Stankovic DATE 9-16-23
 TOWNSHIP ZONING INSPECTOR

Chris DATE 9-19-23
 MERCER COUNTY HEALTH COMMISSIONER

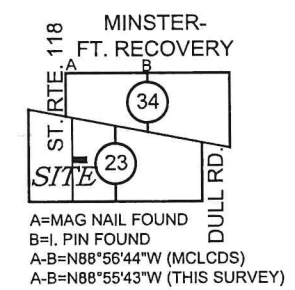
PAID
 SEP 19 2023
 MERCER CO. HEALTH DISTRICT

DAVID G. EVERS TRUST
 DANIEL J. EVERS &
 MARLEEN M. EVERS
 ADAM E. EVERS &
 AMANDA A. EVERS
 Instrument No.
 202200004575
 (75.10 Ac.)

Legend

- = SMN Found
- = Iron Pin Found
- = Iron Pin Set*
- = Mag Spike Set
- N.D.L. = New Division Line

Vicinity Map



* = 5/8" x 30" reinforcing rod with aluminum cap stamped "THIEMAN PS 8758"

Note: Recorded information is enclosed by parentheses.

PAID
 SEP 19 2023
 MERCER COUNTY COMMISSIONERS
 CELINA, OHIO



Surveyed By: *Lee M. Thieman* Date: 09-04-2023
 Lee M. Thieman
 Registered Professional Surveyor #8758

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Survey References

- *1 ~ Mercer County Engineer's Office Stone Notes
- *2 ~ MER-118-0-8.53 R/W Plans dated 1932
- *3 ~ Franck Survey, dated November 28, 2003
- *4 ~ FRM Investments Survey, dated June 11, 2019

Surveys by James W. Geeslin, P.S. #7764

S88°28'13"E 355.00' (N.D.L.)

NEW TRACT
 2.779 AC.
 0.235 Ac. in R/W

S01°31'47"W 341.00' (N.D.L.)

N88°28'13"W 355.00' (N.D.L.)

SW Corner
 E. 1/2 of W. 1/2
 Frac. Sec. 23-15-02

SMN (Mag Nail)
 fd. per *3,4

STATE ROUTE 118

N01°31'47"E 341.00'

W. LINE OF E. 1/2 OF W. 1/2 FRACT. SEC. 23 = N01°31'47"E 2768.89'

S01°31'47"W 1221.79'

GREENVILLE TREATY LINE

1. Pin fd. per *3,4 4' E. of E/P

Approx. Public San. Sewer Location

30'

30'

30'

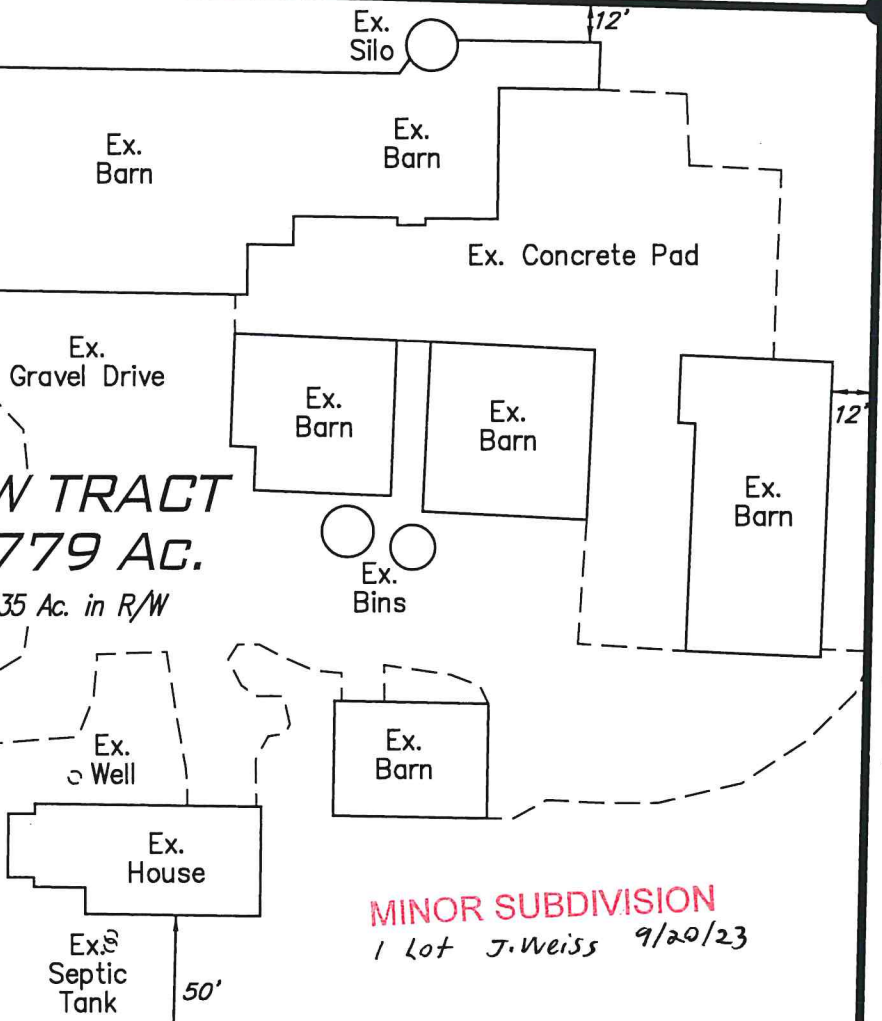
30'

30'

30'

30'

30'



MINOR SUBDIVISION
 1 lot J. Weiss 9/20/23

No.	Date	Revision	By

PLAT OF SURVEY
 for
 EVERS ESTATE

THIEMAN ENGINEERING & SURVEYING, LLC
 1417 Johnson Rd., New Weston, Ohio
 (419) 733-4487

Project No. 23-011
 Date 09-04-23
 Drawn By LMT
 Checked By LMT
 Drawing No. B-027