

Proposed Lot Split
Lot 444 of Woodland Hills Subdivision
to Wapakoneta, OH
Zoned R-2
(Minimum Lot Square Footage = 7,500)

Being Lot No. 444 of Woodland Hills Subdivision to the City of Wapakoneta, Auglaize County, Ohio.

LESS AND EXCEPT the northerly fifteen (15) feet of Lot 444, said exception being more particularly described as follows:
BEGINNING at a 5/8" re-rod w/cap (found) at the northwest corner of said Lot 444;
thence, N 89 degrees 38' 01" E along the north line of said Lot 444, for a distance of 171.04 feet to a 5/8" re-rod w/cap (found) at the northeast corner of said Lot 444;
thence, S 02 degrees 55' 13" W along the east line of said Lot 444, for a distance of 15.02 feet to a 5/8" re-rod w/cap (set);
thence, S 89 degrees 38' 01" W (parallel with and 15 feet south of the north line of said Lot 444) for a distance of 173.00 feet to a 5/8" re-rod w/cap (set);
thence, northerly along a non-tangent curve which is concave to the east, having a radius of 50.00 feet, a chord which bears N 10 degrees 17' 13" E and a chord which measures 15.26 feet, for a total arc length of 15.32 feet to the POINT OF BEGINNING, containing therein 2,586 square feet, of which 983 square feet lies in Moulton Township, and 1,603 square feet lies in Duchouquet Township.

The remainder of Lot 444 after the above described exception contains 20,557 square feet, of which 5,461 square feet lies in Moulton Township, and 15,096 square feet lies in Duchouquet Township.

JAMES M. KENT, PS 6792

arc = 8.31'
R = 50.00'
Ch. = 8.30'
Brng. = N 03°15'16"W

RE-PLAT 442
Schlenker

Brading
Pt. 443

18,611 sf
(21,197 sf after split)

Petty

457

456

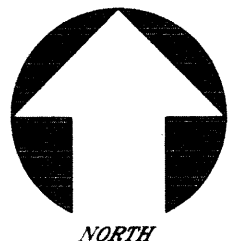
444

23,143 sf
(20,557 sf after split)
(5,461 sf Moulton Twp)
(15,096 sf Duchouquet Twp)

445

(1,603 sf Duchouquet Twp)
(983 sf Moulton Twp)

OAKRIDGE COURT
(50' RW)



LEGEND

- 5/8" re-rod w/cap (found)
- 5/8" re-rod w/cap (set)

GRAPHIC SCALE



(IN FEET)
1 inch = 30 ft.

Prepared for
Charles & Sandra Brading

by
kent
surveying

acad-CAL dwg #3576
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