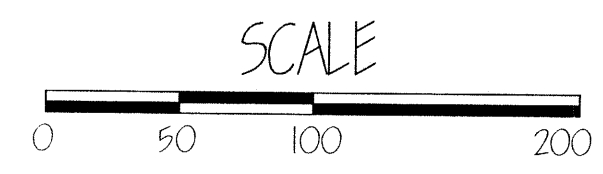


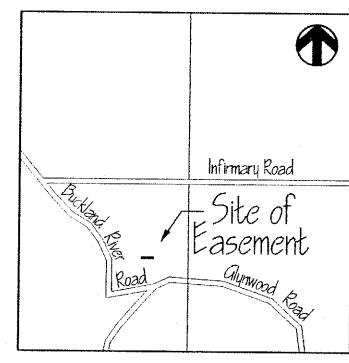
RIVERVIEW ESTATES

PLAT OF DRAINAGE EASEMENT ON PARCEL 3

20' WIDE EASEMENT FOR DRAINAGE PURPOSES
PART OF THE SOUTHWEST QUARTER OF SECTION 24, MOULTON TOWNSHIP
TOWN-5-SOUTH, RANGE-5-EAST, AUGLAIZE COUNTY,



LOCATION



SECTION 24
MOULTON TOWNSHIP

SURVEY REFERENCES

RIVERVIEW ESTATES SURVEY PLAT
MOULTON-24-07
THE MEADOWS DEVELOPMENT PARCEL SPLITS
MOULTON-24-06

NOTE

The intent of the Drainage Easement as shown on this Survey Plat is to provide a permanent 20' wide area for the future maintenance and repair and / or eventual replacement of an existing 6 inch diameter subsurface corrugated plastic field tile which was installed by the developer of the Riverview Estates Subdivision Plat in November of 2008. The users of this subsurface drain shall be subject to all of the restrictive drainage covenants as outlined in the Engineer's Disclaimer for the Riverview Estates Drainage Plan as filed with the Auglaize County Health Department, and also subject to the same restrictive drainage covenants as is required of all parcels in the Riverview Estates Survey Plat. The users of this particular drainage tile shall be limited to the residences located at the following permanent Parcel Numbers assigned by the County Auditor's Office:

- Moulton Township Parcel G22-024-002-04
- Moulton Township Parcel G22-024-002-02
- Moulton Township Parcel G22-244-001-01

LEGEND

- Iron Pin (found)
- △ P.K. Nail/ Shiner (found)
- Monument Box

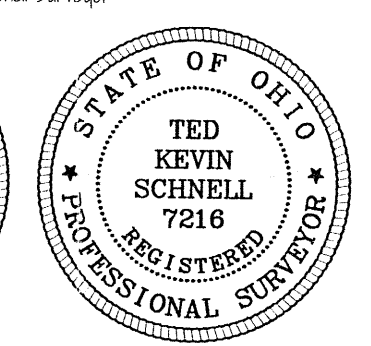
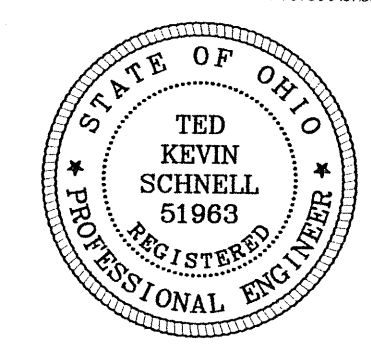
INFIRMARY ROAD

Northeast Corner,
Southwest Quarter,
Section 24, Moulton Twp.

PREPARED BY:

Ted K. Schnell

Ted K. Schnell
Professional Engineer
Professional Surveyor



PARCEL 8
5.036 Acres

N. 78°-39'-18" E.
278.89'

N. 78°-39'-18" E.
287.02'

N. 78°-39'-18" E.
299.05'

PARCEL 2
5.014 Acres

PARCEL 3
5.063 Acres

PARCEL 4
5.007 Acres

S. 89°-23'-00" W. - 491.26'

EASEMENT FOR
DRAINAGE PURPOSES

SITE

20' WIDE

A N. 76°-40'-43" W. - 41.17'
B N. 87°-52'-17" W. - 234.33'

Winget
Vol OR 550
Page 370

Raney
Vol OR 550
Page 372

Raney
Vol OR 550
Page 372

Winget
Vol OR 379
Page 244
G22-024-002-04

Raney
Vol OR 439
Page 2386
G22-244-001-01

Horner
Vol OR 554
Page 1640
G22-024-002-02

10' Utility Easement

GLYNWOOD ROAD

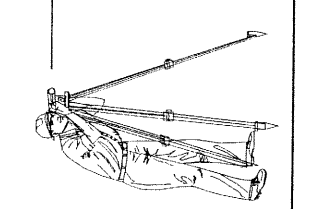
BASIS OF BEARINGS

Basis of Bearings used for this Survey were determined from previous surveys, where the East Line of the Southwest Quarter of Section 24, Moulton Township, as bearing S. 00°-37'-00" E.

DRAINAGE EASEMENT - PARCEL 3 - RIVERVIEW ESTATES

H & S Civil Engineers and Land Surveyors

913 Fieldstone Court Wapakoneta, Ohio 45895
Voice: (419) 738-4758 Fax: (419) 739-7631
E-Mail: hscivil@bright.net



No.	Revision/Issue	Date

Project Name
RIVERVIEW ESTATES
DRAINAGE EASEMENT
MOULTON TOWNSHIP
AUGLAIZE COUNTY, OHIO

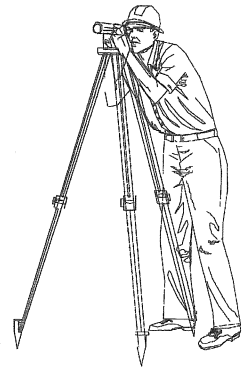
Project Location
PART OF THE SOUTHWEST
QUARTER OF SECTION 24
MOULTON TOWNSHIP
AUGLAIZE COUNTY, OHIO

Project RIVERVIEW EST.	Sheet
Date APRIL 20, 2009	
Scale SHOWN	

H & S Civil Engineers and Land Surveyors

913 Fieldstone Court
Wapakoneta, Ohio 45895
Phone (419) 738-4758
Fax (419) 739-7631
email: hscivil@bright.net

Ted K. Schnell P.E., P.S.



04/27/09

SURVEYOR'S DESCRIPTION FOR 20 FOOT WIDE EASEMENT FOR DRAINAGE PURPOSES

The following described parcel of land is situated in the Southwest Quarter of Section 24, Moulton Township, Town-5-South, Range-5-East, Auglaize County, Ohio, and is being created specifically for the purposes of providing a permanent 20 foot wide easement (being parallel and 10 feet in width on both sides of the following described centerline) for the repair and maintenance of a subsurface drainage tile line located on Parcel #3 of the Riverview Estates Survey Plat. Said drainage tile being the extension across Parcel #3 of the Riverview Estates Survey Plat referred to in the Grant of Easement to use Riverview Estates Drainage Plan as recorded in Official Records Book 571, Pages 2081 and 2082. The centerline of said 20 foot wide permanent drainage easement being described as follows:

Commencing for reference at a Monument Box located at the Northeast Corner of the Southwest Quarter of said Section 24, Moulton Township;

Thence with a bearing of S. 00°-37'-00" E. along the East Line of the Southwest Quarter of said Section 24, Moulton Township, also being the East line of Parcels #4, #5, and #6 of the Riverview Estates Survey Plat, for a distance of 1,552.15 feet to an Iron Pin (found);

Thence with a bearing of S. 89°-23'-00" W. along the South line of Parcel #4 of the Riverview Estates Survey Plat, for a distance of 491.26 feet to an Iron Pin (found);

Thence with a bearing of S. 00°-37'-00" E. along the East line of Parcel #3 of the Riverview Estates Survey Plat, for a distance of 112.00 feet to a Point and the PLACE OF BEGINNING.

Thence with a bearing of N. 76°-40'-43" W. for a distance of 41.17 feet to a Point;

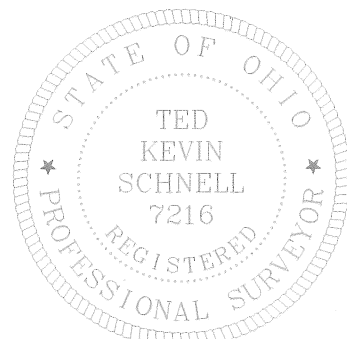
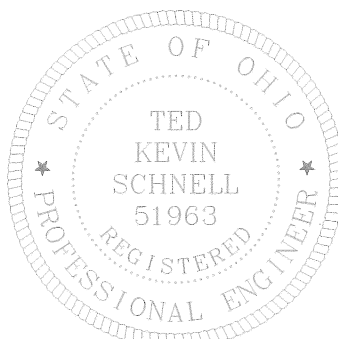
Thence with a bearing of N. 87°-52'-17" W. for a distance of 234.33 feet to a Point and the PLACE OF ENDING.

The above described centerline of said 20 foot wide drainage easement, and the subsurface drainage tile that is contained therein, shall be for the sole use and benefit of the current owners, their heirs, and assigns, forever, for permanent tax parcels G22-024-002-04, G22-244-001-01, and G22-024-002-02, Auglaize County Auditor's Office. Said parcels shall be subject to the same drainage covenants and restrictions as set forth and upon each and every parcel located within the Riverview Estates Survey Plat, and shall also be subject to the same Engineer's Disclaimers of drainage restrictions and covenants of the Riverview Estates Drainage Plan as filed with the Auglaize County Health Department.

PREPARED BY:

A handwritten signature in black ink that reads "Ted K. Schnell".

Ted K. Schnell
Professional Engineer
Professional Surveyor



MOV-24-1501