

# EASEMENT FOR DRAINAGE PURPOSES

A perpetual easement, 15 feet in width, for the sole purpose of inspecting, maintaining, repairing or replacing, performing brush control and/or removal of obstructions to an existing underground 6 inch diameter schedule 35-PVC sewer pipe to be used solely for drainage purposes, the centerline of which is shown on this plat. Said 15 foot easement is situated on Permanent Parcels G22-025-009-04 and G22-025-010-09, in the Southeast Quarter of Section 25, Moulton Township, Town-5-South, Range-5-East, Auglaize County, Ohio

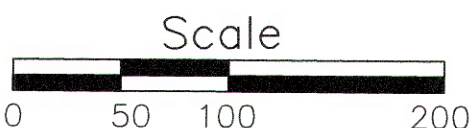
G22-025-010-08  
5.832 ac.  
SPALLINGER D. SCOTT & KAY

See Kent Surveys as filed  
in Survey MOU-25-001,  
and Survey MOU-25-008  
Auglaize County Map Office

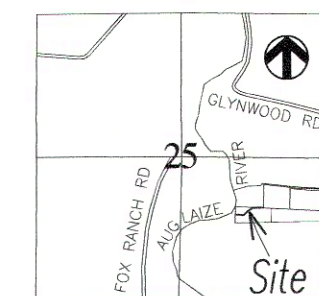
See Kuck & Morrissey Survey as  
filed in Survey Book L, page 291  
Auglaize County Map Office

G22-025-010-12  
5.070 ac.  
SPALLINGER D. SCOTT & KAY  
See Kent Surveys as filed  
in Survey MOU-25-001,  
and Survey MOU-25-008  
Auglaize County Map Office  
See Kuck & Morrissey Survey as  
filed in Survey Book L, page 291  
Auglaize County Map Office

G22-025-010-10  
5.028 ac.  
HAAG TRACY A.  
See Kent Surveys as filed  
in Survey MOU-25-001,  
and Survey MOU-25-008  
Auglaize County Map Office  
See Kuck & Morrissey Survey as  
filed in Survey Book L, page 291  
Auglaize County Map Office



Location



Section 25, Moulton Twp

Grantor:

G22-025-010-09  
5.028 ac.  
HUTCHISON TERRY & KAREN  
DEED VOL OR 416, PAGE 257  
See Kent Survey as filed  
in Survey MOU-25-001  
Auglaize County Map Office

G22-025-010-11  
5.059 ac.  
PRICE KELLI W.  
DEED VOL OR 673, PAGE 1560  
See Jauert Survey as filed  
in Survey Book P, page 344  
Auglaize County Map Office

G22-025-010-06  
1.857 ac.  
HUTT SHEILA R.  
See Jauert Survey as filed  
in Survey Book K, page 140  
and Survey Book P, page 344  
Auglaize County Map Office

G22-025-010-03  
3.394 ac.  
HUTT SHEILA R.  
See Steinke Surveys as filed  
in Survey Book E, page 298  
and Survey Book G, page 633  
Auglaize County Map Office

Grantor:

G22-025-009-04  
4.384 ac.  
HUTCHISON TERRY & KAREN  
DEED VOL OR 439, PAGE 1632  
See Steinke Survey as filed  
in Survey Book M, page 667  
Auglaize County Map Office

G22-025-009-07  
5.001 ac.  
SCHULTE MICHAEL & NICOLE  
DEED VOL OR 702, PAGE 4982  
See Steinke Survey as filed  
in Survey Book M, page 667  
Auglaize County Map Office

G22-025-009-15  
5.010 ac.  
ELKINS JOHN & AMY

G22-025-009-08  
5.010 ac.  
NOE TODD & REBECCA

G22-025-009-09  
5.010 ac.  
REX BRADLEY & ANGELA

Prepared by:

*Ted K. Schnell*

Ted K. Schnell  
Professional Engineer #51963 (Ohio)  
Professional Surveyor #7216 (Ohio)

7-02-2021  
date

I do hereby Attest that this Survey and Plat as Recorded is a true and accurate representation of the measurements taken under my direct supervision on the 28th & 29th days of June, 2021.



## Centerline Traverse of 15' Wide Easement

| Leg | Bearing           | Distance |
|-----|-------------------|----------|
| A   | N. 88°-13'-38" W. | 33.17'   |
| B   | S. 89°-56'-21" W. | 170.46'  |
| C   | S. 55°-46'-18" W. | 97.60'   |
| D   | S. 45°-44'-58" W. | 116.64'  |
| E   | N. 83°-00'-32" W. | 137.33'  |

## Easement Areas

|                         |                   |
|-------------------------|-------------------|
| Parcel G22-025-009-04   | Area = 0.133 Acre |
| Parcel G22-025-010-09   | Area = 0.058 Acre |
| Total Area = 0.191 Acre |                   |

## Bearing Basis

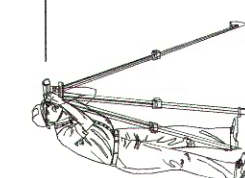
The basis of bearings used for this survey were determined from prior surveys of record whereas the East line of the Southeast Quarter of Section 25, Moulton Township, and the legal centerline of Ramga Road (Township Road #130) was assumed to bear S. 00°-30'-00" W.

TITLE

EASEMENT FOR DRAINAGE PURPOSES

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

913 Fieldstone Court Wapakoneta, Ohio 45896  
Voice: (419) 738-4758 Cell: (419) 230-7896  
e-mail: kschnell7216@gmail.com



| No. | Revision/Issue | Date |
|-----|----------------|------|
|-----|----------------|------|

Project Name

EASEMENT  
FOR DRAINAGE  
PURPOSES

Project Location

LOCATED IN THE  
SOUTHEAST QUARTER  
OF SECTION 25  
MOULTON TWP AUGLAIZE CO

Project

PRICE 2021

Date

7/02/2021

Scale

SHOWN

Sheet

1

4

see attached

legal description

MOU-25-10



Ted K. Schnell PE, PS  
913 Fieldstone Court  
Wapakoneta, Ohio 45895  
Phone (419) 230-7896  
e-mail: kschnell7216@gmail.com



### Surveyor's Description of a Perpetual Easement for Drainage Purposes

The following description is intended to identify a perpetual easement, 15 feet in total width, for the sole purpose of inspecting, maintaining, repairing or replacing, performing brush control and/or removal of obstructions to an existing underground 6 inch diameter schedule 35-PVC sewer pipe located in the center of said easement, and is to be used solely for drainage purposes.

Said 15 foot wide easement is situated on a 4.384 Acre tract of land being referenced as Permanent Parcel G22-025-009-04 having a deed reference of Official Records (OR) Book 439, Page 1632, and also on a 5.028 Acre tract of land being referenced as Permanent Parcel G22-025-010-09 having a deed reference of Official Records (OR) Book 416, Page 257. Both aforementioned tracts of land being situated in the Southeast Quarter of Section 25, Moulton Township, Town-5-South, Range-5-East, Auglaize County, Ohio. The centerline of said 15 foot wide easement being described as follows:

Commencing for reference at a Monument Box (found) situated at the Northeast corner of the Southeast Quarter said Section 25, Moulton Township, Town-5-South, Range-5-East;

Thence with a bearing of S. 00°-30'-00" W. along the East line of the Southeast Quarter of said Section 25, Moulton Township, and along the legal centerline of Ramga Road (Township Road #130), for a distance of 969.25 feet to a P.K. Nail (found) situated at the Northeast corner of a 5.001 Acre tract of land being referenced as Permanent Parcel G22-025-009-07 having a deed reference of Official Records (OR) Book 702, Page 4982;

Thence with a bearing of N. 87°-13'-00" W. along the North line of said Permanent Parcel G22-025-009-07 for a distance of 958.11 feet to a point situated at the Northeast corner of a 4.384 Acre tract of land being referenced as Permanent Parcel G22-025-009-04 having a deed reference of Official Records (OR) Book 439, Page 1632;

continued

Thence continuing with a bearing of N. 87°-13'-00" W. along the North line of said Permanent Parcel G22-025-009-04, for a distance of 147.06 feet to an Iron Pin (found) situated at the Southwest corner of a 5.059 Acre tract of land being referenced as Permanent Parcel G22-025-010-11 having a deed reference of Official Records (OR) Book 673, Page 1560;

Thence with a bearing of N. 00°-30'-00" E. and parallel with the East line of the Southeast Quarter of said Section 25, Moulton Township, and the legal centerline of Ramga Road (Township Road #130), and along the West line of said Permanent Parcel G22-025-010-11 for a distance of 9.05 feet to a Point and the PLACE OF BEGINNING of the centerline of said 15 foot wide easement;

Thence proceeding into a 5.028 Acre tract of land being referenced as Permanent Parcel G22-025-010-09 having a deed reference of Official Records (OR) Book 416, Page 257, with a bearing of N. 88°-13'-38" W. along the centerline of said 15 foot wide easement for a distance of 33.17 feet to an existing inspection riser set in-line over the top of a 6 inch diameter schedule 35-PVC sewer pipe;

Thence continuing into said Permanent Parcel G22-025-010-09 with a bearing of S. 89°-56'-21" W. along the centerline of said 15 foot wide easement for a distance of 170.46 feet to a Point, said Point being situated at the intersection of said centerline of a 15 foot wide easement with the South line of said Permanent Parcel G22-025-010-09;

Thence proceeding into a 4.384 Acre tract of land being referenced as Permanent Parcel G22-025-009-04 having a deed reference of Official Records (OR) Book 439, Page 1632, with a bearing of S. 55°-46'-18" W. along the centerline of said 15 foot wide easement for a distance of 97.60 feet to an existing inspection riser set in-line over the top of a 6 inch diameter schedule 35-PVC sewer pipe;

Thence continuing into said Permanent Parcel G22-025-009-04 with a bearing of S. 45°-44'-58" W. along the centerline of said 15 foot wide easement for a distance of 116.64 feet to a Point;

Thence continuing into said Permanent Parcel G22-025-009-04 with a bearing of N. 83°-00'-32" W. along the centerline of said 15 foot wide easement for a distance of 137.33 feet to a Point, said Point being the end of said 6 inch diameter schedule 35-PVC sewer pipe which outlets into an open ditch that drains to the Auglaize River and the PLACE OF TERMINATION.

The above described 15 foot wide perpetual easement for drainage purposes contains in all 0.191 Acre of land, with 0.133 Acre being situated in Permanent Parcel G22-025-009-04, and 0.058 Acre being situated in Permanent Parcel G22-025-010-09. The above described tract of land is subject to any or all legal easements, reservations, or restrictions of record upon said premises.

The basis of bearings used for this description were determined from prior surveys of record, whereas the East line of the Southeast Quarter of said Section 25, Moulton Township, and the legal centerline of Ramga Road (Township Road #130) was assumed to bear S. 00°-30'-00" W.

This legal description was prepared from an actual field survey performed by Ted K. Schnell, Professional Land Surveyor #7216, on June 28<sup>th</sup> and 29<sup>th</sup> of 2021. A survey plat of this field survey intended to identify the centerline of the 15 foot wide perpetual easement is recorded with the Auglaize County Engineer's Map Office. Refer to SURVEY MOU-25-10.

Grantor's Deed References:

Permanent Parcel G22-025-009-04: Official Records (OR) Book 439, Page 1632, a 4.384 Acre tract of land.

Permanent Parcel G22-025-010-09: Official Records (OR) Book 416, Page 257, a 5.028 Acre tract of land.

Prepared By:

*Ted K. Schnell*

Ted K. Schnell  
Professional Engineer 51963 (Ohio)  
Professional Surveyor 7216 (Ohio)

