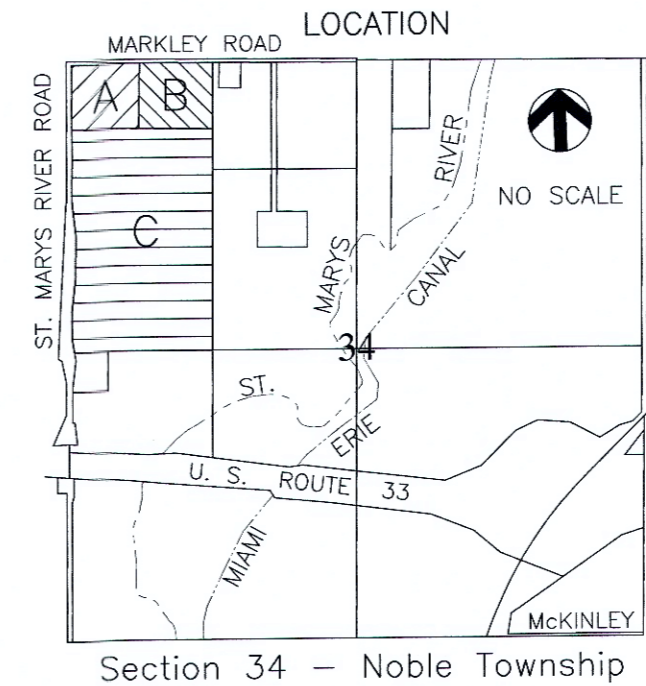


# SURVEY FOR THE CITY OF ST. MARYS, OHIO

Being three Parcel Splits situated in the West half of the Northwest Quarter of Section 34, Noble Township, Town-5-South, Range-4-East, Auglaize County, Ohio.



- LEGEND**
- △ Mag Nail (set)
  - ⊗ Gin Spindle (found)
  - 5/8" Iron Pin (set)
  - 5/8" Iron Pin (found)
  - ⊠ ODOT Concrete Monument (found)
  - Stone (found)
  - Monument Box (found)
  - ⊙ 10" Steel Post (found)

## NOTES

- The "Grantors" (City of St. Marys) of these Parcels A, B, and C, shall retain perpetual easements located behind the existing road right-of-ways of St. Marys River Road (County Road #41-A) and Markley Road (Township Road #150) as shown on this Survey Plat, specifically for the purposes of the installation of future public utility services.
- The Basis of Bearings used for this Survey assumed the West line of the Northwest Quarter of Section 34, Noble Township, and the legal centerline of St. Marys River Road (County Road #41-A), bears N. 01°-07'-04" E. and is consistent with the Auglaize County Engineer's global positioning survey and coordinate system.
- The centerline of Markley Road pavement is not centered on the North line of the Northwest Quarter of Section 34. The Monument Box (found) at the Northeast Corner of the Northwest Quarter of Section 34, Noble Township, contains a Stone (found) by the Auglaize County Engineer, and is situated in the Southerly road ditch of Markley Road.
- This survey is on file with the Auglaize County Engineer's Map Office, filed at SURVEY NOB-34-07.

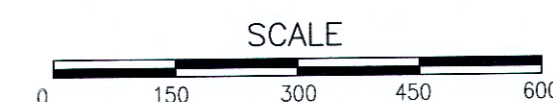
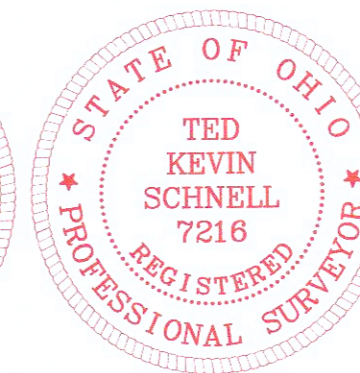
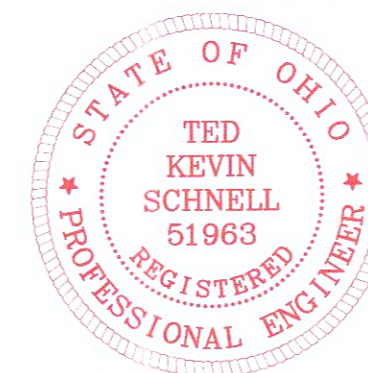
## SURVEYOR'S CERTIFICATION

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 November 7th, 9th, and 21st, 2022.

*Ted K. Schnell*

11/21/2022  
date

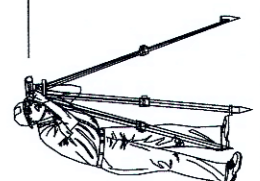
Ted K. Schnell  
Professional Engineer #51963 (Ohio)  
Professional Surveyor #7216 (Ohio)



PARCEL SPLITS FROM PARCEL H23-034-002-00

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

913 Fieldstone Court Wapakoneta, Ohio 45895  
Voice: (419) 738-4758 Cell: (419) 230-7896  
e-mail: kschnell7216@gmail.com



No.	Revision/Issue	Date

Project Name

PROPOSED 3 PARCEL SPLITS  
OFF OF PERMANENT PARCEL  
H23-034-002-00  
BY THE CITY OF ST MARYS

Project Location

THREE PARCEL SPLITS BEING  
A PART OF THE WEST HALF  
OF THE NORTHWEST QUARTER  
OF SECTION 34 NOBLE TWP  
T-5-S, R-4-E

Project  
CITY ST MARYS

Date  
11/21/22

Scale  
SHOWN

Sheet  
1  
8  
SEE 7 PAGES OF  
ATTACHED LEGALS

NOB-34-07

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



## SURVEYOR'S DESCRIPTION PARCEL A – 9.099 Acres

The following described parcel of land is a part of the West half of the Northwest Quarter of Section 34, Noble Township, Town-5-South, Range-4-East, Auglaize County, Ohio, and is more particularly described as follows:

Commencing for reference at an Iron Bar in a Monument Box (found) situated at the Northwest corner of the Northwest Quarter of said Section 34, Noble Township, and also being the intersection of the legal centerline of St. Marys River Road (County Road #41-A), with the legal centerline of Markley Road (Township Road #150), and the PLACE OF BEGINNING;

Thence with a bearing of S. 88°-51'-16" E. along the North line of the West half of the Northwest Quarter of said Section 34, Noble Township, and along the legal centerline of Markley Road (Township Road #150), for a distance of 655.87 feet to a Mag Nail (set);

Thence with a bearing of S 01°-15'-12" W. and parallel with the East line of the West half of the Northwest Quarter of said Section 34, Noble Township, for a distance of 605.00 feet to an Iron Pin (set), and passing thru an Iron Pin (set) for reference on the Southerly right-of-way line of Markley Road (Township Road #150), at a distance of 16.50 feet;

Thence with a bearing of N. 88°-51'-16" W. and parallel with the North line of the West half of the Northwest Quarter of said Section 34, Noble Township, and the legal centerline of Markley Road (Township Road #150), for a distance of 654.44 feet to a Mag Nail (set), and passing thru an Iron Pin (set) for reference on the Easterly right-of-way line of St. Marys River Road (County Road #41-A), at a distance of 629.44 feet;

Thence with a bearing of N. 01°-07'-04" E. along the West line of the Northwest Quarter of said Section 34, Noble Township, and along the legal centerline of St. Marys River Road (County Road #41-A), for a distance of 605.00 feet to an Iron Bar in a Monument Box (found) and the original PLACE OF BEGINNING.

The above described Parcel of land is being referred to as Parcel A of a survey plat as filed with the Auglaize County Engineer's Map Office (See Survey NOB-34-07) and contains 9.099 Acres of land, of which, 0.586 Acre being previously dedicated for highway purposes.

continued

The above described Parcel of land shall be subject to a perpetual 5 foot wide easement along the entire West side of the Parcel, and shall be located parallel to and immediately East of the existing 25 foot right-of-way line of St. Marys River Road (County Road 41-A), and is also subject to a perpetual 13.50 foot wide easement along the entire North side of the Parcel, and shall be located parallel to and immediately South of the existing 16.50 foot right-of-way line of Markley Road (Township Road #150), both easements specifically to the benefit of the City of St. Marys for future installation of public utility services.

The above described Parcel of land is also subject to any or all legal easements, reservations, right-of-ways, or deed restrictions, if any, upon said premises.

Prior Deed References: Deed Volume: OR 700, Page 4328.

This parcel is being split out of permanent parcel #H23-034-002-00.

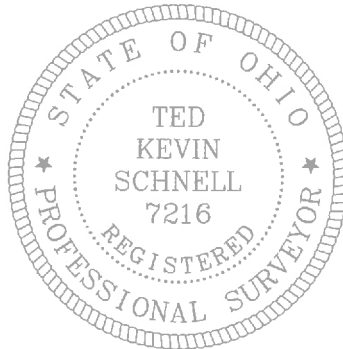
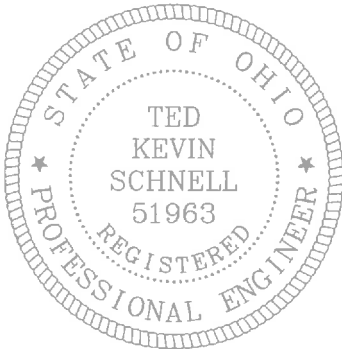
The basis of bearings used for this legal description assumed the West line of the Northwest Quarter of Section 34, Noble Township, and the legal centerline of St. Marys River Road (County Road #41-A), bears N. 01°-07'-04" E. and is consistent with the Auglaize County Engineer's global positioning survey and coordinate system.

This legal description was prepared from an actual field survey performed by Ted K. Schnell, Professional Land Surveyor #7216, on November 7<sup>th</sup>, 9<sup>th</sup>, and 21<sup>st</sup>, 2022. A survey plat of this field survey is filed with the Auglaize County Engineer's Map Office. See Survey NOB-34-07.

Prepared By:

*Ted K. Schnell*

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



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



## SURVEYOR'S DESCRIPTION PARCEL B – 9.375 Acres

The following described parcel of land is a part of the West half of the Northwest Quarter of Section 34, Noble Township, Town-5-South, Range-4-East, Auglaize County, Ohio, and is more particularly described as follows:

Commencing for reference at an Iron Bar in a Monument Box (found) situated at the Northwest corner of the Northwest Quarter of said Section 34, Noble Township, and also being the intersection of the legal centerline of St. Marys River Road (County Road #41-A), with the legal centerline of Markley Road, (Township Road #150);

Thence with a bearing of S. 88°-51'-16" E. along the North line of the West half of the Northwest Quarter of said Section 34, Noble Township, and along the legal centerline of Markley Road (Township Road #150), for a distance of 655.87 feet to a Mag Nail (set), and being the PLACE OF BEGINNING;

Thence continuing with a bearing of S. 88°-51'-16" E. along the North line of the West half of the Northwest Quarter of said Section 34, Noble Township, and along the legal centerline of Markley Road (Township Road #150), for a distance of 675.00 feet to a Gin Spindle (found);

Thence with a bearing of S. 01°-15'-12" W. along the East line of the West half of the Northwest Quarter of said Section 34, Noble Township, for a distance of 605.00 feet to an Iron Pin (set), and passing thru an Iron Pin (found) for reference on the Southerly right-of-way line of Markley Road (Township Road #150), at a distance of 16.50 feet;

Thence with a bearing of N. 88°-51'-16" W. and parallel with the North line of the West half of the Northwest Quarter of said Section 34, Noble Township, and the legal centerline of Markley Road (Township Road #150), for a distance of 675.00 feet to an Iron Pin (set);

Thence with a bearing of N. 01°-15'-12" E. and parallel with the East line of the West half of the Northwest Quarter of said Section 34, Noble Township, for a distance of 605.00 feet to a Mag Nail (set), and passing thru an Iron Pin (set) for reference on the Southerly right-of-way line of Markley Road (Township Road #150), at a distance of 588.50 feet, said Mag Nail (set) being the original PLACE OF BEGINNING.

continued

NOB-34-7c

The above described Parcel of land is being referred to as Parcel B of a survey plat as filed with the Auglaize County Engineer's Map Office (See Survey NOB-34-07) and contains 9.375 Acres of land, of which, 0.256 Acre being previously dedicated for highway purposes.

The above described Parcel of land shall be subject to a perpetual 13.50 foot wide easement along the entire North side of the Parcel, and shall be located parallel to and immediately South of the existing 16.50 foot right-of-way line of Markley Road (Township Road #150), specifically to the benefit of the City of St. Marys for future installation of public utility services.

The above described Parcel of land is also subject to any or all legal easements, reservations, right-of-ways, or deed restrictions, if any, upon said premises.


Prior Deed References: Deed Volume: OR 700, Page 4328.

This parcel is being split out of permanent parcel #H23-034-002-00.

The basis of bearings used for this legal description assumed the West line of the Northwest Quarter of Section 34, Noble Township, and the legal centerline of St. Marys River Road (County Road #41-A), bears N. 01°-07'-04" E. and is consistent with the Auglaize County Engineer's global positioning survey and coordinate system.

This legal description was prepared from an actual field survey performed by Ted K. Schnell, Professional Land Surveyor #7216, on November 7<sup>th</sup>, 9<sup>th</sup>, and 21<sup>st</sup>, 2022. A survey plat of this field survey is filed with the Auglaize County Engineer's Map Office. See Survey NOB-34-07.

Prepared By:

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



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



**SURVEYOR'S DESCRIPTION**  
**PARCEL C – 62.453 Acres**

The following described parcel of land is a part of the West half of the Northwest Quarter of Section 34, Noble Township, Town-5-South, Range-4-East, Auglaize County, Ohio, and is more particularly described as follows:

Commencing for reference at an Iron Bar in a Monument Box (found) situated at the Northwest corner of the Northwest Quarter of said Section 34, Noble Township, and also being the intersection of the legal centerline of St. Marys River Road (County Road #41-A), with the legal centerline of Markley Road, (Township Road #150);

Thence with a bearing of S.  $01^{\circ}07'04''$  W. along the West line of the Northwest Quarter of said Section 34, Noble Township, and along the legal centerline of St. Marys River Road (County Road #41-A), for a distance of 605.00 feet to a Mag Nail (set) and the PLACE OF BEGINNING;

Thence with a bearing of S.  $88^{\circ}51'16''$  E. and parallel with the North line of the West half of the Northwest Quarter of said Section 34, Noble Township, and the legal centerline of Markley Road (Township Road #150), for a distance of 1,329.44 feet to an Iron Pin (set), and passing thru an Iron Pin (set) for reference on the Easterly right-of-way line of St. Marys River Road (County Road #41-A), at a distance of 25.00 feet;

Thence with a bearing of S.  $01^{\circ}15'12''$  W. along the East line of the West half of the Northwest Quarter of said Section 34, Noble Township, for a distance of 2,049.36 feet to a Stone (found) at the Southeast corner of the West half of the Northwest Quarter of said Section 34, Noble Township;

Thence with a bearing of N.  $88^{\circ}54'47''$  W. along the South line of the West half of the Northwest Quarter of said Section 34, Noble Township, for a distance of 1,324.59 feet to an Iron Bar in a Monument Box (found) at the Southwest corner of the Northwest Quarter of said Section 34, Noble Township, and passing thru a 10" Steel Post (found) for reference at a distance of 0.80 feet, and also passing thru an Iron Pin (found) for reference on the Easterly right-of-way line of St. Marys River Road, (County Road #41-A) at a distance of 1,277.48 feet;

continued

N08-34-7e

Thence with a bearing of N. 01°-07'-04" E. along the West line of the Northwest Quarter of said Section 34, Noble Township, and along the legal centerline of St. Marys River Road (County Road #41-A), for a distance of 2,050.71 feet to a Mag Nail (set) and the original PLACE OF BEGINNING.

The above described Parcel of land is being referred to as Parcel C of a survey plat as filed with the Auglaize County Engineer's Map Office (See Survey NOB-34-07) and contains 62.453 Acres of land, of which, 1.789 Acres being previously dedicated for highway purposes.

The above described Parcel of land shall be subject to a perpetual 5 foot wide easement along a portion of the West side of the Parcel, and shall be located parallel to and immediately East of the existing 25 foot right-of-way line of St. Marys River Road (County Road 41-A), specifically to the benefit of the City of St. Marys for future installation of public utility services. The Easterly (rear) extent of the 5 foot wide easement being further described as follows:

Commencing for reference at an Iron Bar in a Monument Box (found) situated at the Northwest corner of the Northwest Quarter of said Section 34, Noble Township, and also being the intersection of the legal centerline of St. Marys River Road (County Road #41-A), with the legal centerline of Markley Road, (Township Road #150);

Thence with a bearing of S. 01°-07'-04" W. along the West line of the Northwest Quarter of said Section 34, Noble Township, and along the legal centerline of St. Marys River Road (County Road #41-A), for a distance of 605.00 feet to a Mag Nail (set);

Thence with a bearing of S. 88°-51'-16" E. and parallel with the North line of the West half of the Northwest Quarter of said Section 34, Noble Township, and the legal centerline of Markley Road (Township Road #150), for a distance of 30.00 feet to a Point, and passing thru an Iron Pin (set) for reference on the Easterly right-of-way line of St. Marys River Road (County Road 41-A), at a distance of 25.00 feet, said Point being the PLACE OF BEGINNING for the East (rear) line of said 5 foot wide easement;

Thence along the East (rear) line of said 5 foot wide easement with a bearing of S. 01°-07'-04" W. and parallel with the West line of the Northwest Quarter of said Section 34, Noble Township, and the legal centerline of St. Marys River Road (County Road #41-A), for a distance of 674.68 feet to an Iron Pin (found), said Iron Pin (found) being 30.00 feet left of Station 6+00 of the Ohio Department of Transportation (ODOT) right-of-way plans for the St. Marys River Road re-location project as per ODOT AUG-29-1.04 and AUG-33-2.71, sheet 628/635 and sheet 29/36, dated September 19, 1969, on file with the Auglaize County Engineer's Office. Said Iron Pin (found) being the PLACE OF ENDING of the Easterly (rear) line of said 5 foot wide easement.

The above described Parcel of land is also subject to any or all legal easements, reservations, right-of-ways, or deed restrictions, if any, upon said premises.

This parcel is being split out of permanent parcel #H23-034-002-00.

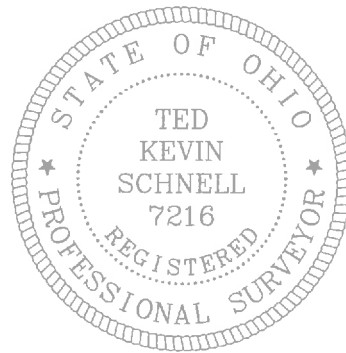
The basis of bearings used for this legal description assumed the West line of the Northwest Quarter of Section 34, Noble Township, and the legal centerline of St. Marys River Road (County Road #41-A), bears N. 01°-07'-04" E. and is consistent with the Auglaize County Engineer's global positioning survey and coordinate system.

This legal description was prepared from an actual field survey performed by Ted K. Schnell, Professional Land Surveyor #7216, on November 7<sup>th</sup>, 9<sup>th</sup>, and 21<sup>st</sup>, 2022. A survey plat of this field survey is filed with the Auglaize County Engineer's Map Office. See Survey NOB-34-07.

Prepared By:

*Ted K. Schnell*

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



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



SURVEYOR'S DESCRIPTION  
PARCELS A, B, and C COMBINED  
80.927 ACRES

The following described parcel of land is a part of the West half of the Northwest Quarter of Section 34, Noble Township, Town-5-South, Range-4-East, Auglaize County, Ohio, and is more particularly described as follows:

Commencing for reference at an Iron Bar in a Monument Box (found) situated at the Northwest corner of the Northwest Quarter of said Section 34, Noble Township, and also being the intersection of the legal centerline of St. Marys River Road (County Road #41-A), with the legal centerline of Markley Road, (Township Road #150) and the PLACE OF BEGINNING;

Thence with a bearing of S. 88°-51'-16" E. along the North line of the West half of the Northwest Quarter of said Section 34, Noble Township, and along the legal centerline of Markley Road (Township Road #150), for a distance of 1,330.87 feet to a Gin Spindle (found);

Thence with a bearing of S. 01°-15'-12" W. along the East line of the West half of the Northwest Quarter of said Section 34, Noble Township, for a distance of 2,654.36 feet to a Stone (found) at the Southeast corner of the West half of the Northwest Quarter of said Section 34, Noble Township;

Thence with a bearing of N. 88°-54'-47" W. along the South line of the West half of the Northwest Quarter of said Section 34, Noble Township, for a distance of 1,324.59 feet to an Iron Bar in a Monument Box (found) at the Southwest corner of the Northwest Quarter of said Section 34, Noble Township, and passing thru a 10" Steel Post (found) for reference at a distance of 0.80 feet, and also passing thru an Iron Pin (found) for reference on the Easterly right-of-way line of St. Marys River Road, (County Road #41-A) at a distance of 1,277.48 feet;

Thence with a bearing of N. 01°-07'-04" E. along the West line of the Northwest Quarter of said Section 34, Noble Township, and along the legal centerline of St. Marys River Road (County Road #41-A), for a distance of 2,655.71 feet to an Iron Bar in a Monument Box (found) and the original PLACE OF BEGINNING.

continued

The above described Parcel of land contains in all 80.927 Acres of land, of which, 2.631 Acres being previously dedicated for highway purposes. This Parcel of land is a combination of Parcels A, B, and C as referenced by a survey plat on file with the Auglaize County Engineer's Map Office (See Survey NOB-34-07).

The above described 80.927 Acre Parcel of land shall be subject to a perpetual 5 foot wide easement along a portion of the West side of this Parcel, and shall be located parallel to and immediately East of the existing 25 foot right-of-way line of St. Marys River Road (County Road 41-A), specifically to the benefit of the City of St. Marys for future installation of public utility services. The Easterly (rear) extent of the 5 foot wide easement being further described as follows:

Commencing for reference at an Iron Bar in a Monument Box (found) situated at the Northwest corner of the Northwest Quarter of said Section 34, Noble Township, and also being the intersection of the legal centerline of St. Marys River Road (County Road #41-A), with the legal centerline of Markley Road, (Township Road #150);

Thence with a bearing of S. 01°-07'-04" W. along the West line of the Northwest Quarter of said Section 34, Noble Township, and along the legal centerline of St. Marys River Road (County Road #41-A), for a distance of 30.00 feet to a Point;

Thence with a bearing of S. 88°-51'-16" E. and parallel with the North line of the West half of the Northwest Quarter of said Section 34, Noble Township, and the legal centerline of Markley Road (Township Road #150), for a distance of 30.00 feet to a Point, and passing thru a Point for reference on the Easterly right-of-way line of St. Marys River Road (County Road 41-A), at a distance of 25.00 feet, said Point at 30.00 feet being the PLACE OF BEGINNING for the East (rear) line of said 5 foot wide easement;

Thence along the East (rear) line of said 5 foot wide easement with a bearing of S. 01°-07'-04" W. and parallel with the West line of the Northwest Quarter of said Section 34, Noble Township, and the legal centerline of St. Marys River Road (County Road #41-A), for a distance of 1,249.68 feet to an Iron Pin (found), said Iron Pin (found) being 30.00 feet left of Station 6+00 of the Ohio Department of Transportation (ODOT) right-of-way plans for the St. Marys River Road re-location project as per ODOT AUG-29-1.04 and AUG-33-2.71, sheet 628/635 and sheet 29/36, dated September 19, 1969, on file with the Auglaize County Engineer's Office. Said Iron Pin (found) being the PLACE OF ENDING of the Easterly (rear) line of said 5 foot wide easement.

The above described 80.927 Acre Parcel of land shall also be subject to a perpetual 13.50 foot wide easement along the entire North side of the Parcel, and shall be located parallel to and immediately South of the existing 16.50 foot right-of-way line of Markley Road (Township Road #150), specifically to the benefit of the City of St. Marys for future installation of public utility services.

The above described Parcel of land is also subject to any or all legal easements, reservations, right-of-ways, or deed restrictions, if any, upon said premises.

This parcel is being referenced as permanent parcel #H23-034-002-00.

The basis of bearings used for this legal description assumed the West line of the Northwest Quarter of Section 34, Noble Township, and the legal centerline of St. Marys River Road (County Road #41-A), bears N. 01°-07'-04" E. and is consistent with the Auglaize County Engineer's global positioning survey and coordinate system.

This legal description was prepared from an actual field survey performed by Ted K. Schnell, Professional Land Surveyor #7216, on November 7<sup>th</sup>, 9<sup>th</sup>, and 21<sup>st</sup>, 2022. A survey plat of this field survey is filed with the Auglaize County Engineer's Map Office. See Survey NOB-34-07.

Prepared By:

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

