

FRANK THOMAS SURVEY - TWO PARCEL SPLITS

Two Parcel Splits out of Lots 1, 2, and 3, Block 19, of the East Addition to the City of St. Marys, (see Plat Book 1B, Page 46), being split out of Permanent Parcel # K32-015-183-00, and also includes that portion of the vacated right-of-way of Weston Street per City Ordinance 2023-07, being a part of Lot 8 of the J. & D.A. Barrington Subdivision (see Plat Book 1B, Page 252) of Outlot 61 to the City of St. Marys, and also being situated in the Southeast Quarter of Section 3, St. Marys Township, Town-6-South, Range-4-East, Auglaize County, Ohio

PARCEL #1
0.157 Acre
6,858.65 sq.ft.

PARCEL #2
0.217 Acre
9,452.24 sq.ft.

PRIOR REFERENCES

Frank & Donna Thomas
Parcel K32-015-183-00
Vol OR 720 Pg 2379

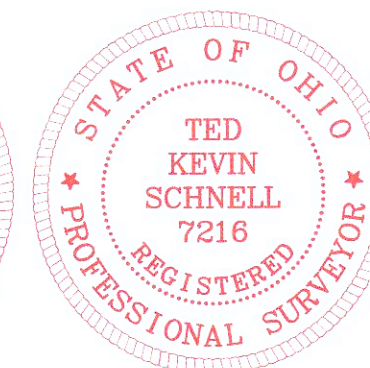
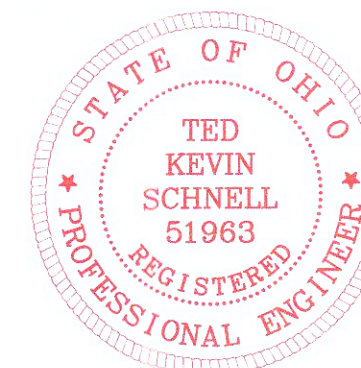
SURVEYOR'S CERTIFICATION

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 the 16th day of September, 2023.

Ted K. Schnell

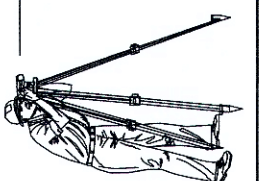
Ted K. Schnell
Professional Engineer #51963 (Ohio)
Professional Surveyor #7216 (Ohio)

09-18-2022
date



FRANK THOMAS SURVEY - TWO PARCEL SPLITS

Ted K. Schnell P.E. P.S.
913 Fieldstone Court Wapakoneta, Ohio 45895
Voice: (419) 738-4758 Cell: (419) 230-7896
e-mail: kschnell17216@gmail.com



No.	Revision/Issue	Date

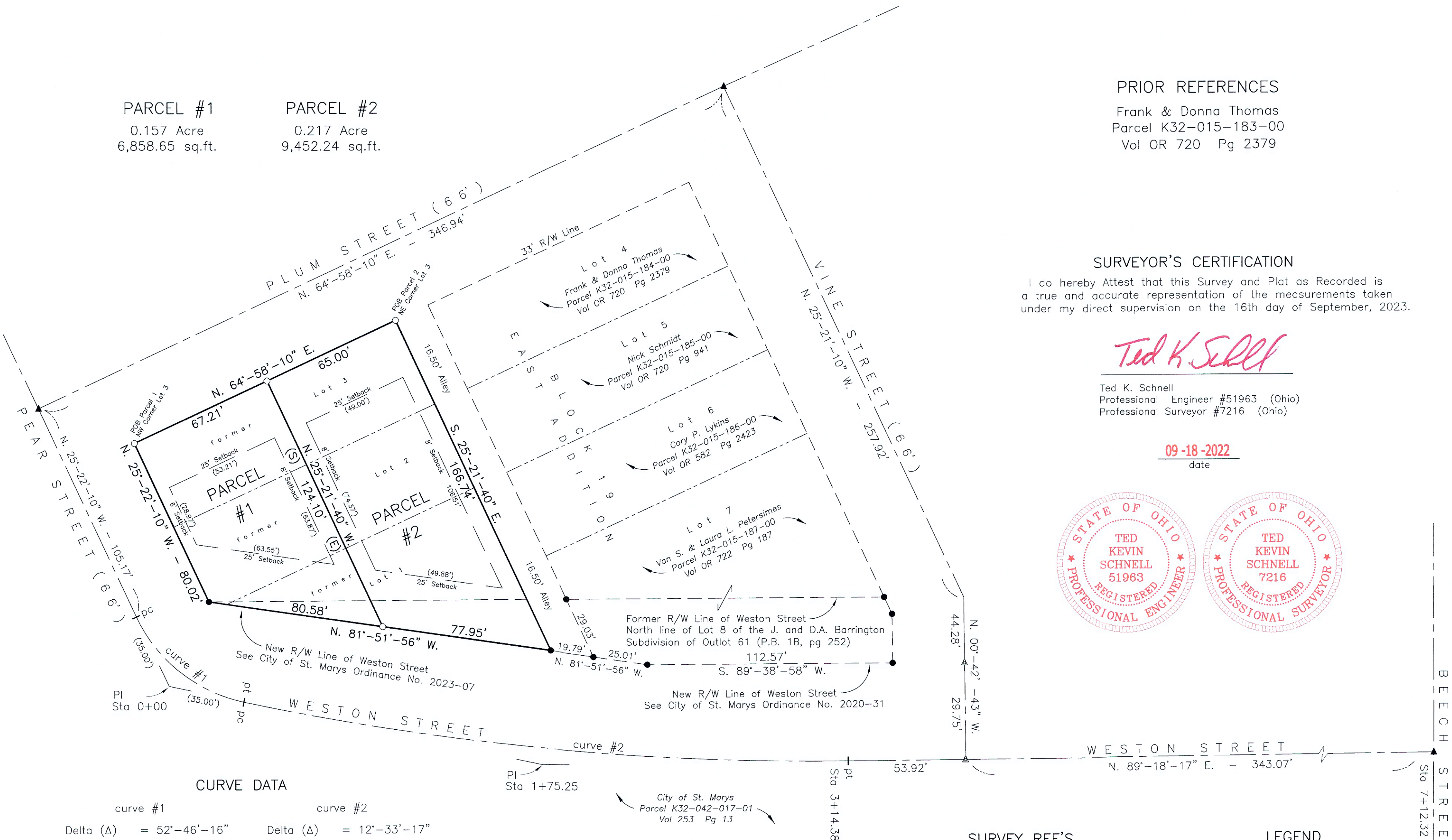
Project Name
SURVEY OF TWO
PARCEL SPLITS
FOR FRANK THOMAS

Project Location
SPLITS FROM LOTS 1, 2, & 3
OF THE J. & D.A. BARRINGTON
SUBDIVISION OF OUTLOT 61
CITY OF ST. MARYS, OHIO

Project F. THOMAS	Sheet 1 5
Date 09-18-2023	Scale SHOWN

See attached 4 pages of legal descriptions

STM-3-38



CURVE DATA

curve #1	curve #2
Delta (Δ) = 52°-46'-16"	Delta (Δ) = 12°-33'-17"
Radius (R) = 70.55'	Radius (R) = 1,274.99'
Tangent (T) = 35.00'	Tangent (T) = 140.25'
Length (L) = 64.98'	Length (L) = 279.38'

NOTES: Refer to the City of St. Marys Engineering Department Plan and Profile sheets for Weston Street (D-154) for curve data, centerline alignment, and centerline stationing

This Survey Plat and Description is Recorded as Survey
STM-3-38, Auglaize County Engineer's Map Office.

BEARING BASIS

Basis of Bearings used for this Survey were determined from the previous survey by Mike Weadock (June 1980) such that the centerline of Vine Street in Blocks 18 and 19 of the East Addition to the City of St. Marys bears N. 25°-21'-10" W.

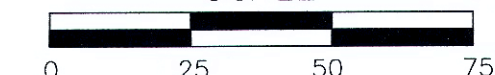
SURVEY REF'S

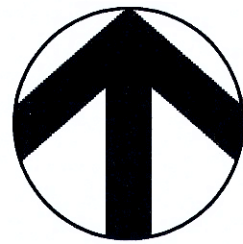
Mike Weadock (City of St. Marys)
Survey H-446 (City Records)
Survey G-426 (County Map Office)
Timothy A. Burkholder
Survey X-H-1258 (City Records)
Right-of-Way Vacation Plat
Ted K. Schnell PE, PS
Survey STM-3-30 (County Map Office)
Right-of-Way Vacation Plat
Ted K. Schnell PE, PS
Survey STM-3-36 (County Map Office)

LEGEND

▲ P.K. Nail (found)
▲ Mag Nail (found)
● Iron Pin (found)
○ Iron Pin (set)

SCALE





FRANK THOMAS SURVEY - TWO PARCEL SPLITS

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CORRECTION PLAT

See correction note as shown herein to revise the location of two centerline dimensions along Vine Street immediately North of Weston Street

PARCEL #1
0.157 Acre
6,858.65 sq.ft.

PARCEL #2
0.217 Acre
9,452.24 sq.ft.

PRIOR REFERENCES

Frank & Donna Thomas
Parcel K32-015-183-00
Vol OR 720 Pg 2379

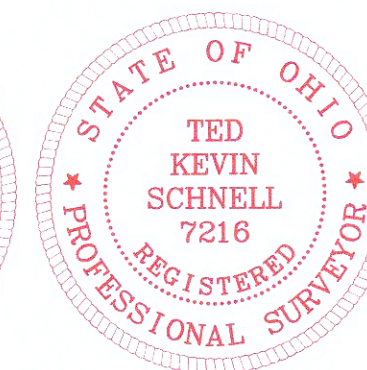
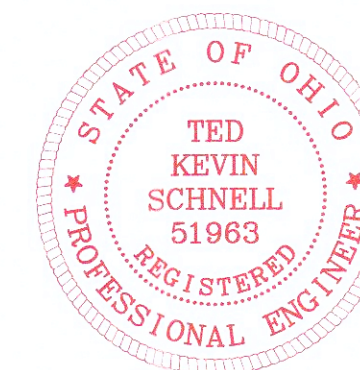
SURVEYOR'S CERTIFICATION

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 the 16th day of September, 2023.

Ted K. Schnell

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

01-12-2024
date of correction



NOTE: CORRECTION

These two dimensions were erroneously flip-flopped at the time of the preparation of the original survey plat (see STM-3-38). This survey plat is intended to correct the true location of these dimensions. These corrected dimensions do not impact the overall accuracy of the original survey and legal descriptions.

CURVE DATA

curve #1	curve #2
Delta (Δ) = 52°-46'-16"	Delta (Δ) = 12°-33'-17"
Radius (R) = 70.55'	Radius (R) = 1,274.99'
Tangent (T) = 35.00'	Tangent (T) = 140.25'
Length (L) = 64.98'	Length (L) = 279.38'

NOTES: Refer to the City of St. Marys Engineering Department Plan and Profile sheets for Weston Street (D-154) for curve data, centerline alignment, and centerline stationing

This Survey Plat and Description is Recorded as Survey **STM-3-38**, Auglaize County Engineer's Map Office.

BEARING BASIS

Basis of Bearings used for this Survey were determined from the previous survey by Mike Weadock (June 1980) such that the centerline of Vine Street in Blocks 18 and 19 of the East Addition to the City of St. Marys bears N. 25°-21'-10" W.

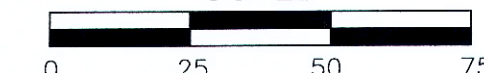
SURVEY REF'S

Mike Weadock (City of St. Marys)
Survey H-446 (City Records)
Survey G-426 (County Map Office)
Timothy A. Burkholder
Survey X-H-1258 (City Records)
Right-of-Way Vacation Plat
Ted K. Schnell PE, PS
Survey STM-3-30 (County Map Office)
Right-of-Way Vacation Plat
Ted K. Schnell PE, PS
Survey STM-3-36 (County Map Office)

LEGEND

- ▲ P.K. Nail (found)
- ▲ Mag Nail (found)
- Iron Pin (found)
- Iron Pin (set)

SCALE

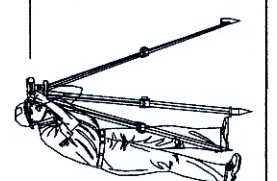


TITLE

FRANK THOMAS SURVEY - TWO PARCEL SPLITS

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
	01-12-2024	

Project Name
SURVEY OF TWO
PARCEL SPLITS
FOR FRANK THOMAS
CORRECTION PLAT

Project Location
SPLITS FROM LOTS 1, 2, & 3
OF THE J. & D.A. BARRINGTON
SUBDIVISION OF OUTLOT 61
CITY OF ST. MARYS, OHIO

Project
F. THOMAS
Date
09-18-2023
01-12-2024
Scale
SHOWN

Sheet
1
1

STM-3-38rev

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



Surveyor's Description of PARCEL #1

The following described parcel of land is a part of Lots 1, 2, and 3, Block 19, of the East Addition to the City of St. Marys (see Plat Book 1b, Page 46) being split out of Permanent Parcel #K32-015-183-00, and also includes a portion of the vacated right-of-way of Weston Street per City of St. Marys Ordinance 2023-07, being a part of Lot 8 of the J. & D.A. Barrington Subdivision (see Plat Book 1B, Page 252) of Outlot 61 to the City of St. Marys, and being situated in the Southeast Quarter of Section 3, St. Marys Township, Town-6-South, Range-4-East, Auglaize County, Ohio;

Commencing for reference at an Iron Pin (set) being situated at the Northwestern corner of Lot 3, Block 19, of said the East Addition to the City of St. Marys and the PLACE OF BEGINNING;

Thence with a bearing of N. 64°-58'-10" E. along the Northerly line of said Lot 3, and the Southerly right-of-way line of Plum Street, for a distance of 67.21 feet to an Iron Pin (set);

Thence with a bearing of S. 25°-21'-40" E. for a distance of 124.10 feet to an Iron Pin (set);

Thence with a bearing of N. 81°-51'-56" W. along the Northerly right-of-way line of Weston Street as revised per City Ordinance No. 2023-07, for a distance of 80.58 feet to an Iron Pin (found);

Thence with a bearing of N. 25°-22'-10" W. along the Easterly right-of-way line of Pear Street, for a distance of 80.02 feet to an Iron Pin (set) and the original PLACE OF BEGINNING.

Containing in all, 0.157 Acre of land (6,858.65 square feet). 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 a prior survey by Mike Weadock for the City of St. Marys as recorded in Survey Book G, Page 426, Auglaize County Engineer's Map Office, and also being recorded as Survey H-446, City of St. Marys Engineering Department, whereas the centerline of Vine Street in Blocks 18 and 19 of said East Addition to the City of St. Marys bears N. 25°-21'-10" W.

This legal description was prepared from an actual field survey performed by Ted K. Schnell, Professional Land Surveyor #7216, on September 16, 2023. A survey plat of this field survey is recorded with the Auglaize County Engineer's Map Office, and with the City of St. Marys Engineering Department. Survey References are:

Survey #STM-3-38, Auglaize County Engineer's Map Office.

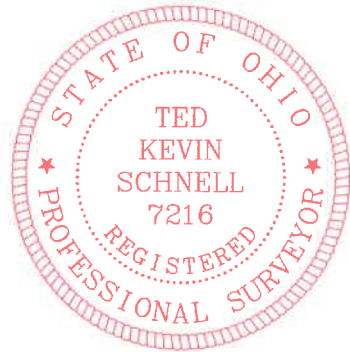
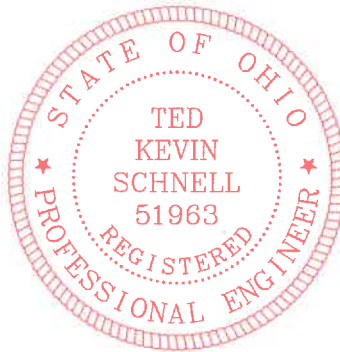
Grantor's Prior Deed References: Deed Volume 720, Page 2379, Auglaize County Recorder's Office.

Prepared By:

Ted K. Schnell

09-18-2023

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 of PARCEL #2

The following described parcel of land is a part of Lots 1, 2, and 3, Block 19, of the East Addition to the City of St. Marys (see Plat Book 1b, Page 46) being split out of Permanent Parcel #K32-015-183-00, and also includes a portion of the vacated right-of-way of Weston Street per City of St. Marys Ordinance 2023-07, being a part of Lot 8 of the J. & D.A. Barrington Subdivision (see Plat Book 1B, Page 252) of Outlot 61 to the City of St. Marys, and being situated in the Southeast Quarter of Section 3, St. Marys Township, Town-6-South, Range-4-East, Auglaize County, Ohio;

Commencing for reference at an Iron Pin (set) being situated at the Northeasterly corner of Lot 3, Block 19, of said East Addition to the City of St. Marys, and the PLACE OF BEGINNING;

Thence with a bearing of S. 25°-21'-40" E. along the Westerly line of a 16.50 foot wide public alley, for a distance of 166.74 feet to an Iron Pin (found);

Thence with a bearing of N. 81°-51'-56" W. along the Northerly right-of-way line of Weston Street as revised per City Ordinance No. 2023-07, for a distance of 77.95 feet to an Iron Pin (set);

Thence with a bearing of N. 25°-21'-40" W. for a distance of 124.10 feet to an Iron Pin (set);

Thence with a bearing of N. 64°-58'-10" E. along the Northerly line of said Lot 3, and the Southerly right-of-way line of Plum Street, for a distance of 65.00 feet to an Iron Pin (set) and the original PLACE OF BEGINNING.

Containing in all, 0.217 Acre of land (9,452.24 square feet). 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 a prior survey by Mike Weadock for the City of St. Marys as recorded in Survey Book G, Page 426, Auglaize County Engineer's Map Office, and also being recorded as Survey H-446, City of St. Marys Engineering Department, whereas the centerline of Vine Street in Blocks 18 and 19 of said East Addition to the City of St. Marys bears N. 25°-21'-10" W.

continued

This legal description was prepared from an actual field survey performed by Ted K. Schnell, Professional Land Surveyor #7216, on September 16, 2023. A survey plat of this field survey is recorded with the Auglaize County Engineer's Map Office, and with the City of St. Marys Engineering Department. Survey References are:

Survey #STM-3-38, Auglaize County Engineer's Map Office.

Grantor's Prior Deed References: Deed Volume 720, Page 2379, Auglaize County Recorder's Office.

Prepared By:

Ted K. Schnell

09-18-2023

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

