

5001

WEST LINE OF SECTION 17 (ESTABLISHED BY SOUTHWOOD SHORES SUB-DIV.)
N. 01° 10' 31" E. 2048.92'

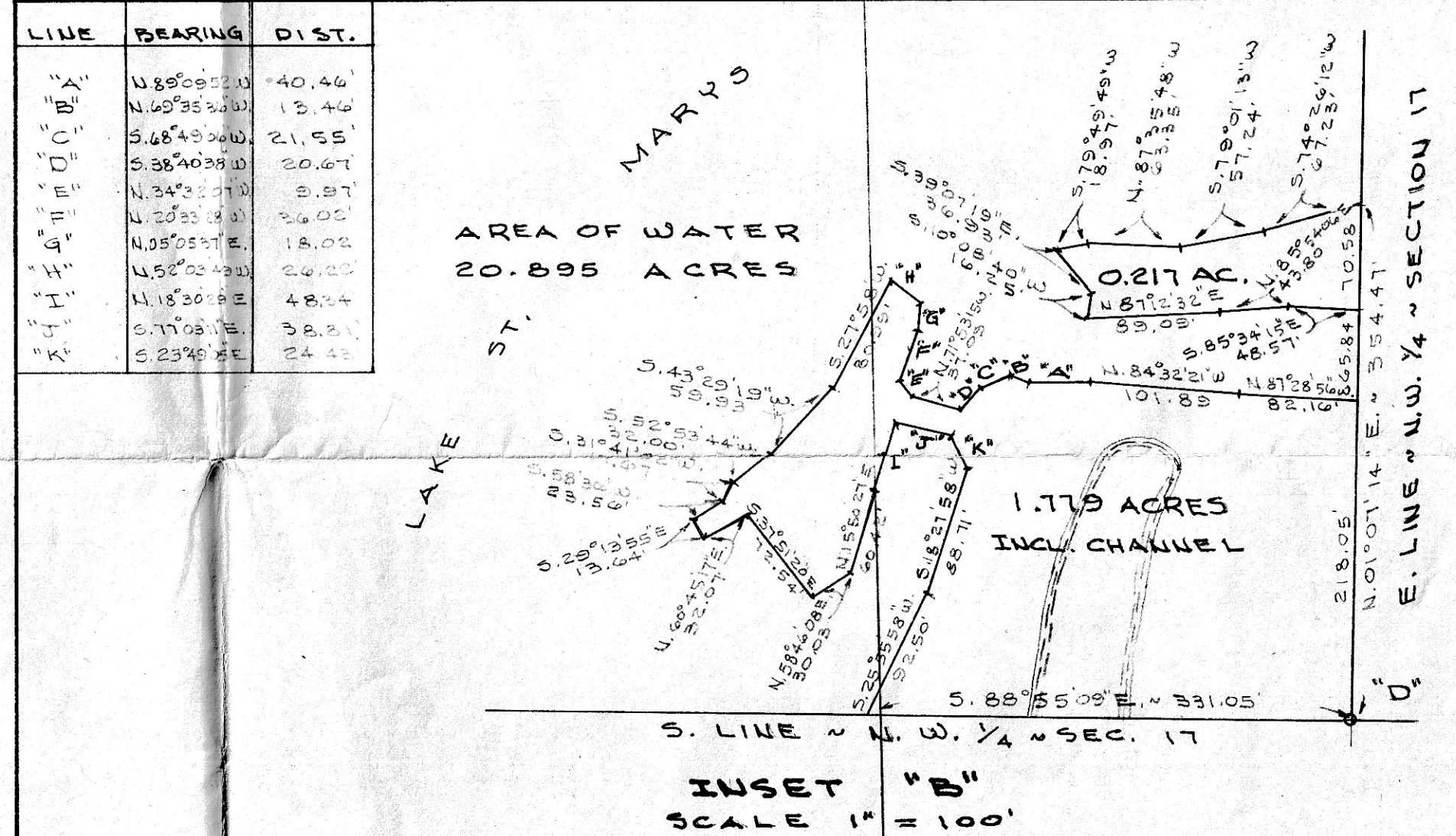
SOUTHWOOD SHORES

(SEE NOTE N-1)

CURVE DATA

BERNARD WILKER
VOL. 207, PG 368

LINE	BEARING	DIST.
1	N. 89° 55' 02" W.	40.46'
2	N. 69° 55' 02" W.	15.46'
3	S. 68° 45' 02" W.	21.55'
4	S. 68° 45' 02" W.	20.67'
5	N. 54° 30' 02" W.	2.57'
6	N. 54° 30' 02" W.	20.05'
7	N. 54° 30' 02" W.	18.05'
8	N. 54° 30' 02" W.	20.05'
9	N. 54° 30' 02" W.	48.84'
10	S. 71° 05' 02" W.	38.51'
11	S. 71° 05' 02" W.	24.41'



- NOTES
- 1) THE WEST LINE OF THE EAST HALF OF THE SOUTHWEST QUARTERS IS 4.3 FEET WEST OF THE LINE OF OCCUPANCY. THERE IS A POSSIBILITY OF TITLE BY ADVERSE POSSESSION.
 - 2) THE TRIANGLE FORMED AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER IS CLEARLY DEEDED TO OTTERBEIN HOMES BY DEED RECORDED IN O.R. NO. 20, PAGE 109. IT IS INCLUDED AS A PART OF LOT NUMBER 36 OF ALLEMAN'S SUBDIVISION. (PLAT BOOK 8, PAGE 41.) ALLEMAN ACQUIRED A QUIT CLAIM DEED FROM THE OWNER OF THE NORTH HALF OF THE SOUTHWEST QUARTER THAT LIES EAST OF THE ROAD. (VOLUME 150, PAGE 279.) - THE POSSIBILITY OF TITLE BY ADVERSE POSSESSION EXISTING.
 - 3) JAMES R. CLARK'S DEED (VOLUME 44, PAGE 859) DESCRIBES A DISTANCE 298.4 FEET TO BE AT THE WATER LINE OF YOUNGS CHANNEL PROPOSED EXTENSION. THIS SURVEYOR FINDS AN IRON BAR AT 297.72 FEET. THIS POINT IS NOT AT THE WATERS EDGE NOR WOULD AN EXTENSION OF THE LINE REACH YOUNGS CHANNEL. MY CALL OF I.E. 03°04'41"W, 30.62 FEET IS AN ARBITRARY CALL TO GET FROM THAT IRON BAR TO YOUNGS CHANNEL. LEGAL ADVICE IS RECOMMENDED.
 - 4) ALL MEASUREMENTS ARE TAKEN TO THE RECORD LINE AND NOT TO THE MONUMENTATION WHERE THE TWO DIFFER AS WITH POINT "1".
 - 5) REFERENCE IS MADE TO SURVEYS BY FRANK COMBS DATED FEBRUARY, 1926, RECORDED IN SURVEY BOOK 4, PAGE 42, AND DATED JULY, 1955 RECORDED IN PLAT BOOK "B", PAGE 38. REFERENCE IS ALSO MADE TO A SURVEY BY SAMUEL CRAIG IN SURVEY BOOK 2, PAGE 25.
 - 6) THE LINE BETWEEN STATE OF OHIO MONUMENTS SET ON THE JENNINGS LAWRENCE SURVEY TITLED T-92 AND P-10 WAS ASSURED TO BEAR SOUTH 89°55'34" WEST ALL OTHER BEARINGS WERE CALCULATED FROM ANGLES TURNED.
 - 7) THERE ARE 31 PARCELS LISTED IN THE DEED TO OTTERBEIN HOMES AS EXCEPTIONS THAT DO NOT APPEAR ON THE TAX MAP AS BEING OWNED BY ANYONE OTHER THAN OTTERBEIN HOMES. THE FIRST TWO ARE TO LESTER BOWERSOCK RECORDED IN DEED VOLUME 143, PAGE 194. THE THIRD ONE IS TO V.R. ALMAN BY DEED DATED JULY 29, 1946. THE AREAS OF THESE THREE TRACTS ARE INCLUDED IN THE AREA SHOWN ON THIS SURVEY AS BELONGING TO OTTERBEIN HOMES. LEGAL DETERMINATION IS RECOMMENDED.

SURVEYED BY
GORDON L. GEESELIN
REGISTERED SURVEYOR
NO. 5372



BOUNDARY SURVEY
FOR OTTERBEIN HOMES IN SECTION 17, TOWNSHIP
6 SOUTH, RANGE 4 EAST (ST. MARYS TOWNSHIP), AUGLAIZE
COUNTY, OHIO.
MARCH 27, 1987

