

# **BASIS FOR BEARINGS:**

ALL BEARINGS SHOWN ARE FOR PROJECT USE ONLY.  
BEARINGS ARE BASED ON THE OHIO STATE PLANE  
COORDINATE SYSTEM, NORTH ZONE, NAD 83 (2011)  
GEOID 12A.

## **ST. MARYS OUTPOST SITE**

Auglaize County, Ohio  
St. Marys Township  
Town 6 S., Range 4 E.  
NE 1/4 Section 6

### **MONUMENT LEGEND**

- EXISTING R/W MONUMENT BOX
- PROPOSED R/W MONUMENT BOX
- EXISTING CONCRETE MONUMENT
- RAILROAD SPIKE FOUND
- IRON PIN FOUND
- IRON PIN FOUND W/ ID CAP
- IRON PIN SET W/ ID CAP
- IRON PIPE FOUND



200  
100  
50  
0  
HORIZONTAL  
SCALE IN FEET

PID NO.  
**103222**

R/W DESIGNER  
R/W REVIEWER

**ST. MARYS OUTPOST SITE**

**FACD07 AUG  
St. Marys OP**

1  
1

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SECTION 31  
SECTION 6

A = 12.95' S 89° 09' 52" E

LOT #1  
DAN AND MARY WICKER  
O.R. 588 PG. 1425

LOT #2-3  
TIMOTHY D. RASAWEHR  
O.R. 401 PG. 575

LOT #4  
PAUL J. HARSHBARGER  
O.R. 538 PG. 291

LOT #5  
LARRY J. COATS  
O.R. 590 PG. 439

LOT #6-7  
STEVEN M. AND JILL K. TRIPLETT  
O.R. 659 PG. 2523

LOT #8-9  
DEREK A. AND ALYSIA M. DUNLAP  
O.R. 671 PG. 2481

NICHOLAS R. BUSCHUR, TRUSTEE  
O.R. 579 PG. 820

PAUL J. HARSHBARGER  
O.R. 538 PG. 291

EXISTING LINE PER  
SURVEY BOOK F,  
PAGE 146-146A

P.I. Sta. 21+53.27  
Δ = 02° 07' 16" (RT)  
Dc = 01° 00' 00"  
R = 5,729.58'  
T = 106.07'  
L = 212.11'  
E = 0.98'  
C = 212.10'  
C.B. = S 87° 43' 37" E

P.I. Sta. 29+25.75  
Δ = 11° 55' 01" (RT)  
Dc = 05° 00' 00"  
R = 1,145.92'  
T = 119.60'  
L = 238.34'  
E = 6.22'  
C = 237.91'  
C.B. = S 80° 42' 28" E

POINT OF COMMENCEMENT  
PIN FOUND IN MONUMENT BOX  
142.23' NORTH OF THE CENTER OF  
SEC. 6 ON THE HALF SECTION LINE  
PER PLAT BOOK A, PAGE 71

NORFOLK AND WESTERN RAILROAD  
ORIGINALLY ACQUIRED BY DEED  
BOOK 149, PAGE 565

Δ = 13° 56' 56" (RT)  
Dc = 01° 00' 57"  
R = 5,639.65'  
T = 689.91'  
L = 1,373.00'  
C = 1,369.61'  
C.B. = S 73° 31' 10" E

ANGLE IRON POST FOUND  
N 13° 27' 00" W 2.61'  
FROM IP SET

PARCEL #K3103703700  
PAUL J. HARSHBARGER  
O.R. 538 PG. 291

KRISTY M. MILLER AND  
JAY A. NELSON  
O.R. 618 PG. 1353

SCOTT D. AND MARY E. KOGGE  
O.R. 638 PG. 2134

CONCRETE MONUMENT  
FOUND DAMAGED

CAPPED IP FOUND  
S 45° 37' 36" E 2.25'  
FROM IP SET

NOTES:  
DURNELL DRIVE, VILLA MARIA LANE, AND QUEEN'S  
PLACE HAVE BEEN VACATED PER ORD. NO. 17-494 PFR  
THE COUNTY COMMISSIONERS OFFICE NOVEMBER 30, 2017.

COVENANTS SHOWN ON PLAT BOOK B, PAGE 65.

TOTAL ACREAGE IN AREA = 16.339

THE CENTERLINE OF SR 703 AND SR 364 WERE RE-ESTABLISHED  
USING PHYSICAL MONUMENTATION FOUND FROM ODOT  
RIGHT-OF-WAY PLANS MER/AUG-703-6.14/0.00 AND AUG-364-15.14.  
DURNELL'S VILLA MARIA ACRES AND OTHER PROPERTY LINES  
WERE RE-ESTABLISHED USING FOUND MONUMENTATION AND  
PB B, PG 65 AND 85, BINKLEY SURVEY IN BOOK S, PG 615, AND  
REINHART SURVEYS IN BOOK F, PG 146-146A.

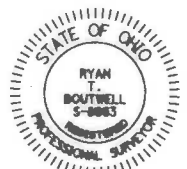
I HEREBY CERTIFY THAT THIS PLAT IS A TRUE  
DELINERATION OF A SURVEY MADE BY THE OHIO  
DEPARTMENT OF TRANSPORTATION IN 2018 AND  
WAS PERFORMED IN ACCORDANCE WITH OAC CHAPTER  
4733-37 STANDARDS FOR BOUNDARY SURVEYS.

THE ESTABLISHMENT OF THE PROPERTY LINES AND  
EXISTING RIGHT OF WAY LINES SHOWN ON THIS  
PLAN AS OF THIS DATE WERE PERFORMED BY ME  
OR UNDER MY DIRECT SUPERVISION.

BY *Ryan T. Boutwell*

Ryan T. Boutwell, Professional Land Surveyor No. 8663, Date: 2/9/19

Auglaize Co. Tax Map  
Survey Book T, Page 181



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Ver. Date 02/05/18

PID 103222

**PARCEL 1-WD  
FACD07 AUG ST. MARYS OP  
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE  
IN THE FOLLOWING DESCRIBED PROPERTY  
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

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[Surveyor's description of the premises follows]

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Situate in the State of Ohio, Auglaize County, St. Marys Township, also being in the northeast quarter of Section 6, Town 6 South, Range 4 East, and being all of parcels K3103701000 and K3103701100, also being a part of parcel K3103703700, said parcel of land conveyed to Paul J. Harshbarger as recorded in Official Record 538, Page 291, said part of land also being all of Lots 10-19, 22-35, and Part Lots 20, 21, and 36 of Durnell's Villa Maria Acres Subdivision, Lots #1-11 recorded in Plat Book B, Page 65 (Phase 1) and Lots #12-36 recorded in Plat Book B, Page 85 (Phase 2), also being parts of Durnell Drive (40' R/W), Queen's Place (40' R/W), and Villa Maria Lane (40' R/W) streets vacated by Ordinance No. 17-494 on November 30, 2017 (all references to Plats, Deeds, etc. refer to the Auglaize County Recorder's Office unless noted otherwise) and being more particularly described as follows:

Commencing at an iron pin found inside a monument box in the centerline of Koenig Road (50' R/W), said pin being on the half-section line and 142.23 feet North from the center of Section 6 as shown on Plat Book A, Page 71;

Thence along the centerline of said Koenig Road and half-section line, North 00° 50' 08" East 2148.64 feet to a point on the centerline of State Route 364 (50' R/W), passing an iron pin set inside a monument box set at 1619.04 feet marking the centerline intersection of State Route 703 (R/W varies) and said State Route 364;

Thence leaving said centerline and half section line, South 89° 09' 52" East 20.06 feet to an iron pin set at the southwest corner of said Lot #35 and the Grantor's westerly property line, said pin also being the TRUE POINT OF BEGINNING for the hereinafter described tract:

Thence along the West line of said Lot #35, property line, and parallel with the said centerline of State Route 364, North 00° 50' 08" East 228.74 feet to an iron pin set on the South line of a tract

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of land conveyed to Norfolk & Western Railroad as originally acquired by Deed Book 149, Page 565;

Thence along the South line of said Norfolk & Western Railroad and the Grantor's northerly property line along a curve to the right having a Radius of 5639.65 feet, Central Angle of  $13^{\circ} 56' 56''$ , Arc Length of 1,373.00 feet, a Chord Length of 1369.61 feet and a Chord Bearing of South  $73^{\circ} 31' 10''$  East to an iron pin set in the West line of a tract of land conveyed to Kristy M. Miller and Jay A. Nelson and described in O.R. 618, PG. 1353 and the Grantor's easterly property line (witnessed by an angle iron found North  $13^{\circ} 27' 00''$  West 2.61 feet);

Thence along said Miller and Nelson tract line and property line, South  $01^{\circ} 22' 07''$  West 697.54 feet to an iron pin set (witnessed by a capped iron pin found South  $45^{\circ} 37' 36''$  East 2.25 feet), said pin being the southeast corner of said Lot #11 and Grantor's southeast property corner;

Thence along the South line of said Lot #11, Lot #10, and southerly property line, North  $74^{\circ} 44' 53''$  West 230.54 feet to an iron pin set in the centerline of said vacated Villa Maria Lane;

Thence along the centerline of said vacated Villa Maria Lane, North  $01^{\circ} 21' 08''$  East 200.01 feet to an iron pin set;

Thence along the North line of said Phase One of Durnell's Villa Maria Acres, North  $74^{\circ} 44' 53''$  West 976.72 feet to an iron pin set in the Grantor's easterly line;

Thence parallel with the centerline of said State Route 364, North  $00^{\circ} 50' 08''$  East 217.56 feet to an iron pin set on the South line of said Lot #36, said pin also being on a North line of Lot #21, said South line also being a South line of a tract of land conveyed to Nicholas Buschur, Trustee, as recorded in O.R. 579, PG. 820;

Thence with the South line of said Buschur tract, said Lot #36, and a North line of said Lot #21, South  $89^{\circ} 09' 52''$  East 12.95 feet to an iron pin set at a southeast corner of said Buschur tract, also being on the South line of Lot #36 and a North line of Lot #21;

Thence along easterly property line of said Buschur tract and property line, North  $00^{\circ} 50' 11''$  East 120.00 feet to an iron pin set in the centerline of said vacated Durnell Drive, said pin also being the northeast corner of said Buschur tract;

Thence along the North line of said Buschur tract, property line, and centerline of said Durnell Drive, North  $89^{\circ} 09' 52''$  West 157.88 feet to the TRUE POINT OF BEGINNING.

Containing 16.339 total acres, more or less.

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All iron pins set will be 30 inches in length by  $\frac{3}{4}$  inch in diameter with a 2 inch diameter aluminum cap stamped "OHIO DEPARTMENT OF TRANSPORTATION".

Subject to all legal highways, easements, restrictions, and conditions of record at the time of recording of the instrument.

The basis of bearings are based on the Ohio State Plane Coordinate System, North Zone, NAD 83 (2011), Geoid 12A.

As recorded in the Auglaize County Engineer's Record of Land Surveys as Survey Book T, Page 181.

Prior Deed Reference: O.R. 538, PG. 291.

This description is based upon a field survey conducted by the Ohio Department of Transportation under the supervision of Ryan T. Boutwell, Registered Surveyor, Ohio License Number 8663, in January 2018.

Ryan T. Boutwell 2-9-18

Ryan T. Boutwell, P.S.  
Ohio License Number 8663

