PARK PLACE SUBDIVISION RE-PLAT S 00° 44' 36" E - 1305.88' from NE Cor. W 1/2; E 1/2 NE Cor., W 1/2, E 1/2, SW 1/4, Section 4 INGRESS/EGRESS SW 1/4, Section 4 **FASEMENT TO SR 703** PART OF THE (OR VOL. 236, PG. 353) N 89°15'04" E SOUTHWEST QUARTER OF SECTION 4, T-6-S, 321.41 N 89°15'04" E - 50.00 R-4-E, ST. MARYS TOWNSHIP, AUGLAIZE COUNTY, OHIO 665.43 N 89°10'39" E LEGAL DESCRIPTION - POINT OF BEGINNING This plat is subject to restrictions found in the Declaration of Covenants, Easements, Restrictions and Assessment Lien Recorded in Volume 323 Page(s) 932 of the official records of Auglaize County, Ohio. Commencing at the northeast corner of the west half of the east half of the southwest quarter of Section 4. T-6-S. R-4-E. St. Marys Township, Auglaize County, Ohio 200. and more particularly described as follows: thence, S 00° 44′ 36" E for a distance of 1305.88 feet to a point; thence, S 89° 180.23' 15' 04" W, for a distance of 321.41 feet to the POINT OF BEGINNING; 703 Limited Partnership 0.R. Vol. 228, Pg. 449 We hereby consent to the Dedication of this plat as evidenced by the thence, S 00° 44' 36" E for a distance of 200.00 feet to a 5/8" re-rod w/cap (found); signature of the June Vour duly authorized officer. Officer: Community thence, N 89° 15' 04" E for a distance of 234.09 feet to a point; Z First Bank & Trust thence, S 00° 00' 07" E for a distance of 80.55 feet to a point; thence. S 40° 26' 05" W for a distance of 73.45 feet to a point of curve; DEDICATION IN WITNESS WHEREOF, PARK PLACE LIMITED PARTNERSHIP, the Dedicator, by THE BRAHMA thence, along said curve which is concave to the north, having a radius of 25.00 feet, a central angle of 52° 22' 55", a chord which bears S 64' 34' 25" E and measures 22.07 feet, for a total arc length of 22.86 feet to a point; GROUP, INC., an Ohio corporation, its' general partner has by NORTON M. FRANK, JR., its President, thereunto duly authorized by resolution of its board of directors, hereby accepts this plat of Phase 1 & 2 as depicted. thence. S 02° 16' 11" E for a distance of 50.02 feet to a point of curve: _day of *November* 1998 321.41 N 89"15'04" E thence, along said curve which is concave to the southeast, having a radius of 25.00 feet, a central angle of 89° 45' 00" and a chord which bears S 44° 21' 37" W and measures 35.28 feet, for a total arc length of 39.16 feet to a point; PARK PLACE LIMITED PARTNERSHIP, 82.32 108.06 126.45' LOT 100 by THE BRAHMA GROUP, INC. C it's General Partner 3,849 sf thence, S 00° 30′ 53" E for a distance of 25.71 feet to a point; Norton M. Frank Jr., thence, N 89° 29' 07" E for a distance of 52.00 feet to a point; LOT 99 87.98, thence, S 00° 30' 53" E for a distance of 115.00 feet to a 5/8" re-rod w/cap S 73°00′53" **ACKNOWLEDGEMENT** (found); 10,624. sf STATE OF OHIO thence, N 89° 29' 07" E for a distance of 51.25 feet to a point; COUNTY OF AUGLAIZE BE IT REMEMBERED, that on this **28** day of **November**, 1998, before me, a Notary Public in and for said state, personally came PARK PLACE LIMITED PARTNERSHIP the owner of the heron plat by THE BRAHMA GROUP, INC., an Ohio corporation, it's general partner, by thence, S 00° 30′ 53" E for a distance of 121.55 feet to a 5/8" re-rod w/cap (found); LOT 1 9,912. sf thence, S 89° 29' 07" W for a distance of 51.25 feet to a point; NORTON M. FRANK, JR., its President, who acknowledged the signing thereof to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation pursuant to suthority of its Board of Directors and the voluntary act and deed of PARK PLACE LIMITED PARTIFICATION WHEREOF, I have hereunto subscribed my name and affixed my seal on this care and year proresaid. $\triangle = 52^{\circ}22'55''$ thence, S 00° 30′ 53" E for a distance of 47.50 feet to a point; R = 25.00'L = 22.86thence, N 89° 29' 07" E for a distance of 51.25 feet to a point; N 89°29'07" Ch.Bg= S 64'34'25" E Chord= 22.07' thence, S 00° 30′ 53" E for a distance of 85.36 feet to a 5/8" re-rod w/cap 116.14 Notary Public, State of Ohio thence, S 48° 55' 27" E for a distance of 72.34 feet to a point; PROVAL AND ACCEPTANCE LOT 2 IN MITHESS WHEREOF, the undersigned owners of land within the hereon re-plat do hereby thence, N 89° 29' 07" E for a distance of 50.00 feet to a point; 6770 sf LOT 8 5. and approve said re-plat for the uses and purposes herein designated. N 89°29'07" E 115.91 day of November 1998 thence, S 00° 30′ 53" E for a distance of 39.16 feet to a point; 50°r $\triangle = 89^{\circ}45'00''$ 30.00 thence, N 89° 29' 07" E for a distance of 54.00 feet to a point; R = 25.00'L = 39.163 thence, N 00° 30' 53" W for a distance of 117.41 feet to a 5/8" re-rod w/cap Ch.Bg= S 89°45'00" W 65.00 RIVE N 89°29'07" E Chord= 35.28' thence, N 89° 29' 07"E for a distance of 50.92 feet to a point; LOT 3 8,656. sf 59.00 thence, S 00° 30' 53" E for a distance of 59.89 feet to a point; 65.00' LOT 23 SOR thence, N 89° 29' 07" E for a distance of 102.43 feet to a point; 6,372. sf thence, N 00° 30′ 53" W for a distance of 4.59 feet to a point of curve; MIND 30.00 3.00 85.51 thence, along said tangent curve which is concave to the southeast, having a radius any Lauth of 30.00 feet, a central angle of 89° 45′ 53", a chord which bears N 44° 22' 118.51 LOT 9 04" E and measures 42.34 feet, for a total arc length of 47.00 feet to a point thence, N 89° 15' 00" E for a distance of 20.96 feet to a 5/8" re-rod w/cap Amy Sauch N 89°29'07" E 7,004. sf 59.00 44.25 thence, S 00° 30' 53" E for a distance of 59.00 feet to a 5/8" re-rod w/cap PHASE 1 62.00 N 89°29'07" E 118.27' **ACKNOWLEDGEMENT** STATE OF OHIO PHASE 2 103.25 65.00' COUNTY OF AUGLAIZE 115.27 thence, N 89° 15' 00" E for a distance of 338.97 feet to a 5/8" re-rod w/cap Public in and for said state, personally came the above signed owners who acknowledged **LOT 24** 5,885. sf Mar thence, S 00° 30′ 55" E for a distance of 473.54 feet to a 5/8" re-rod w/cap the signing of this re-plat to be their voluntary acts and deed. LOT 5 IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my seal on 103.25 7,606. sf LOT 10 4: LOT 10 52.00 51.25 40' 00" W for a distance of 342.24 feet to a 5/8" re-rod w/cap 115.01 121 Notary Public, State of Ohio 90.01 thence, N 61° 48' 56" W along the northerly right-of-way line of the Norfolk & Commission of the City of St. Marys hereby certifies that PHASE 1 & 2 of the **LOT 25** 6,190. sf Western Railway, for a distance of 787.69 feet to a 5/8" re-rod w/cap (found); thence. N 00° 44' 36" W for a distance of 967.40 feet to a 5/8" re-rod w/cap hereon plat was approved by said Commission on the 70.00 8 19 LOT 6 N 89°29'07" 51.25 8,712. sf 70.00 S 89°29'07" This plat is subject to and shall receive the benefit of a general utility easement which has been granted to The City of St. Marys, West Ohio Gas Com-AUDITOR'S CERTIFICATE This plat was filed for transfer this ____ day of N 89°29'07" E pany, General Telephone Company and Warner Cable Company as well as evidenced 89.62 by Official Record Volume 236, Page 353. 52.00 114.62 PARK PLACE LIMITED PARTNERSHIP O.R. VOL. 151, PG. 449 O.R. VOL. 228, PG. N. -O.R. VOL. 228, PG. N. -103.25 LOT 11 Karyn Schumann, County Auditor $\triangle = 89^{\circ}45'53''$ N 89°29'07" E 6,889. sf R = 30.00'RECORDER'S CERTIFICATE L = 47.00'LOT 7 LOT 26 Number: 7,332. sf Ch.Bg= S 44*22'04" W Chord= 42.34' ¬ 6,904. sf Filed for record in the Auglaize County Recorder's Office on this N 89°29'07" E 114.36 65.00 N 88°24'47" E N 89"15'00" E N 89'29'07" E 179.36 52.01 N 89°29'07" E S 00°30'53" Ann Billings, County Recorder 3.38' N 89**°**29'07" 50.00' MON TION Al of Phas 6688 102.43 -N 89°29'07" 70.96 LOT 27 \$ 62:24:11. 338.97 N 89"15'00" E 46.65 183.93 108.39 LOT 12 8,462. sf LOT 58 6,302. sf ! **LOT 64** 10,367, sf LOT 45 LOT 65 5,876. sf 7,902. sf 89'29'07 L=74.39 109.17 LOT 13 6,994. sf **LOT 39** N 82°37'56" L=80.46 LOT 16 127.85 LOT 63 7,807. st 16,594. sf S 61.48'56" LOT 67. L=66.248,979. sf LOT 59 **LOT 14** 7,095. sf LOT 17 9,050. sf N 88'40'00" E LOT 18 LOT 60 12,605. sf =44.45' 104.23 7,755. sf 7,954, sf LOT 15 7,175. sf LOT 19 PHASE TWO: 7.531 acres LOTS 5, 6, 7, 10-21, 7,848. sf 24-27, 39c15 123.01 LOT 62 PHASE THREE: 3.293 acres 18,115. sf LOTS 45, 58-67 LOT 20 LOT 61 9,192. sf 10,831. sf ALL LOTS ARE SUBJECT TO LOT 21 DECLARATION OF COVENANTS 7,763. sf 👸 120.61⁸ 87°34'15" E Z EASEMENTS, RESTRICTIONS, AND 168.02 270,77 ASSESSMENTS - RECORDED IN 288.63 N 88°40'00" E O. R. 323, PG. 932 N 87'34'15Y W 275.16 STORM WATER RETENTION AREA ONLY GRAPHIC SCALE 1.187 acres NORTH THIS PLAT RELATES (IN FEET) TO THE SUBDIVISION OF 1 inch = 50 ft. PHASE 1 AND PHASE 2 286.06 56.18 16.00' 342.24 N 88°40'00" E WINDSOR DRIVE & CURVE DATA **BEARING** DELTA RADIUS LENGTH **TANGENT** CHORD CURVE NOTE: ALL STREETS IN THE PARK PLACE 72°16'17" 70.00 88.29 82.56 S 36°52'44" E 51.11 N 36°45'01" W 82.77 72°31'45" 51.33' 69.97 88.57 C2 SUBDIVISION ARE PRIVATE OWNERSHIP S 31°09'54" E 61'18'03" 88.04 51.17 C3 86.35 92.39 N 58'50'06" E 118'41'57" AND ARE NOT PUBLIC STREETS. 174.02 141.75 144.53 R/W CURVE DATA 84.00' DELTA TANGENT CHORD **BEARING** LENGTH RADIUS CURVE 118°41'57" N 58°50'06" E 51.62 50.63 30.00' 62.15 61°18'03" S 31°09'54" E 23.70 40.78 c10 40.00 42.80 S 44°22'04" W 89°45'53" 30.00 47.00 29.88 42.34 58 c11 59°03'45" 83.79 N 73°00'02" W 87.62 48.15 85.00 61 c15 LEGEND JAMES W. GEESLIN, PS 7764 S 46°45'12" W 61°25'47" 86.83 50.50 85.00' 62 c14 63°15'40" \bullet = 5/8" X 30" Iron Bar (set) **JAMES** S 15**°35'32"** E 89.15 85.00 93.85 52.35 63 c13 07-09-95 - DWG #95-167rev 50°08'42" 72.04 S 72"17'43" | 39.77 74.39 64 c12 85.00 o = Iron pin (found) GEESLIN 162°58'33" 128.57 S 55°02'33" W 11/20/98 - DWG #95-167rev. 434.30 66 c17 65.00 184.89 7764 70°55'20" 46.30 75.42 S 61°54'24" E 65.00 80.46 67 c16 GEESLIN SURVEYING 46"12'45" 36.29 19.20 35.32 S 49°54'31" E 45.00 c18 100 DENOTES PHASE 3 112.04 S 36°52'44" E 72°16'17" 69.36 119.83 95.00 810 E. Market Street c19 N 41°37'39" W 62'46'29" 57.94 98.92 104.05 94.97 c20 Celina, OH 45822 99

72°31'45"

80°31'29"

89°45'00"

(419) 586-6155

N 36'45'01" W

S 50°30'09" E

S 44°21'37" W

53.20

32.31

35.28

32.99

21.17

24.89

56.92

35.14

39.16

44.97

25.00

25.00'

c21

c22

c23

8/1

99