

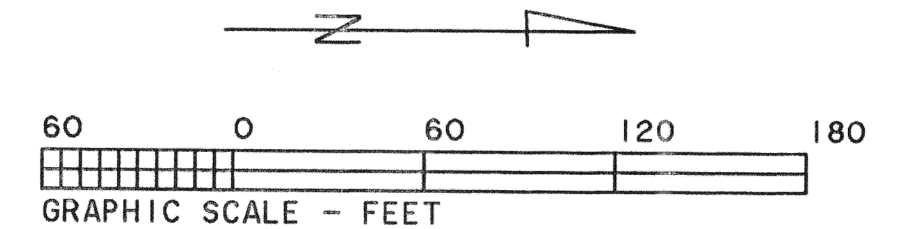
# MADISON PLACE CONDOMINIUMS NO. 1

## Phase II

Part of the East Half of the SE 1/4 of Section 19, Duchouquet Twp., T5S, R6E  
Auglaize Co., City of Wapakoneta, Ohio

Herbert & Dora Kohler  
Deed Volume OR 144, Page 1056

W. Line of the East Half  
of the SE 1/4, Section 19  
(also Corp. Line, City of Wapakoneta)



MADISON PLACE CONDOMINIUMS NO. 1, PHASE II consists of a part of the East half of the SE 1/4 of Section 19, Duchouquet Twp., T5S, R6E, Auglaize Co., City of Wapakoneta, Ohio.

This set of drawings attached hereto consisting of a Plat Plan of MADISON PLACE CONDOMINIUMS NO. 1, PHASE II, three pages of floor plans, three pages of elevation views of the buildings and one page showing the survey of the dedicator's land, show insofar as graphically possible (1) the particulars of the buildings in the condominiums, including but not limited to the layout, location designation and dimensions of each of the units therein; and (2) the layout, location and dimensions of the common areas and facilities and limited common areas and facilities and the expandable area. The undersigned being a Professional Surveyor and Professional Engineer hereby certify that said drawings show the building as constructed, as graphically possible.

*Charles R. Follrod*  
Professional Surveyor No. 7145  
Charles R. Follrod, P.S.  
R & A Engineers Inc.

*Charles R. Follrod*  
Professional Engineer No. 51318  
Charles R. Follrod, P.E.  
R & A Engineers Inc.

No. 5 day of November, 1999 at 8:27 o'clock  
A.M. in the office of the Auglaize County Recorder and recorded in Plat Cabinet C on Slide 215.

Fee: \$ 172.80

*Ann Bellinger*  
RECORDER, Auglaize County, Ohio

For DECLARATIONS see O.R. Volume 381 Page 559.

DESCRIPTION  
(Madison Place Condominiums No. 1, Phase II) *Karyn Schumann*

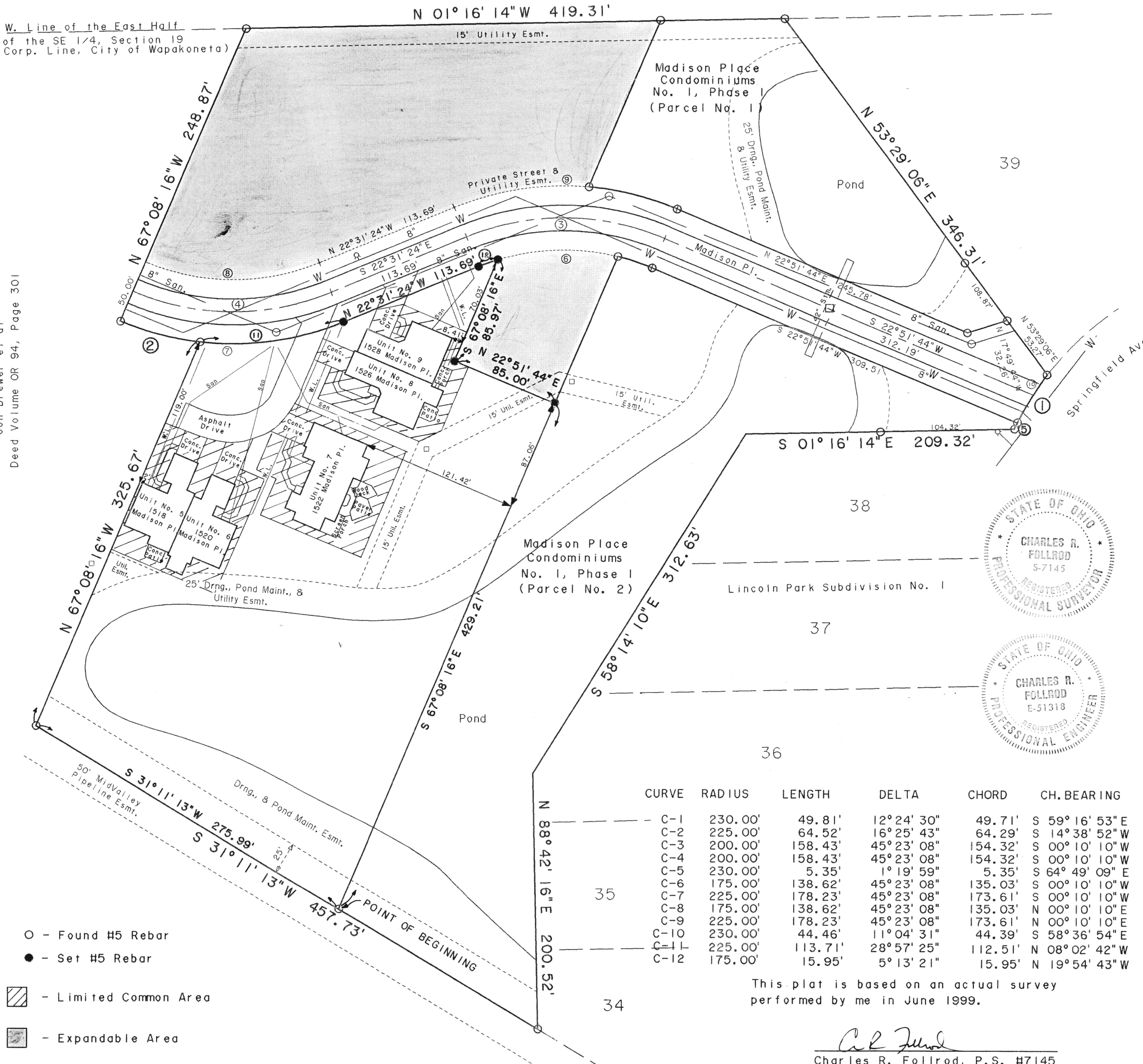
Being a parcel of land in the East Half of the SE 1/4 of Section 19, T5S, R6E, in Duchouquet Twp., Auglaize County, Ohio, also being in the City of Wapakoneta and more particularly described as follows:

BEGINNING at a found #5 rebar at the southeast corner of Parcel No. 2 in Madison Place Condominiums No. 1, Phase I as recorded in the Auglaize Co. Recorder's Office thence the following courses:

- S31°11'13"W, 275.99' to a found #5 rebar;
- N67°08'16"W, 325.67' to a found #5 rebar;
- Northwesterly on a curve to the left an arc distance of 113.71', said curve having a radius of 225.00' a delta angle of 28°57'25", and an L.C. of N08°02'42"W, 112.51' to a set #5 rebar;
- N22°31'24"W, 113.69' to a set #5 rebar;
- Northwesterly on a curve to the right an arc distance of 15.95', said curve having a radius of 175.00', a delta angle of 05°13'21", and an L.C. of N19°54'43"W, 15.95' to a set #5 rebar;
- S67°08'16"E, 85.97' to a set #5 rebar;
- N22°51'44"E, 85.00' to a set #5 rebar;
- S67°08'16"E, with the south line of said Parcel No. 2, 429.21' to the POINT OF BEGINNING.

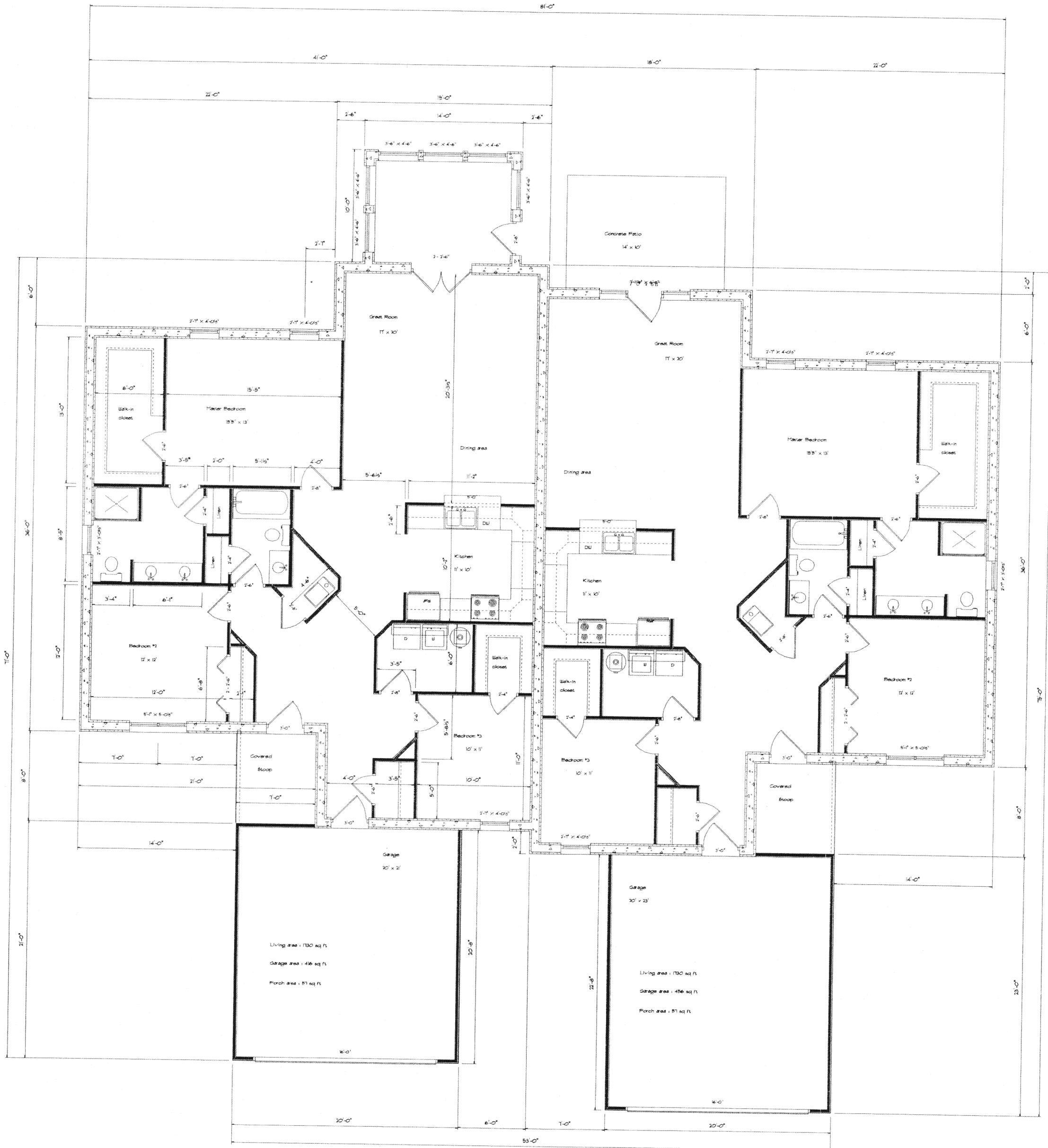
The above described parcel contains 2.562 acres more or less, subject to all legal highways and easements of record.

Jon Brewer et al  
Deed Volume OR 94, Page 301



This plat is based on an actual survey performed by me in June 1999.

*Charles R. Follrod*  
Charles R. Follrod, P.S. #7145







FRONT ELEVATION



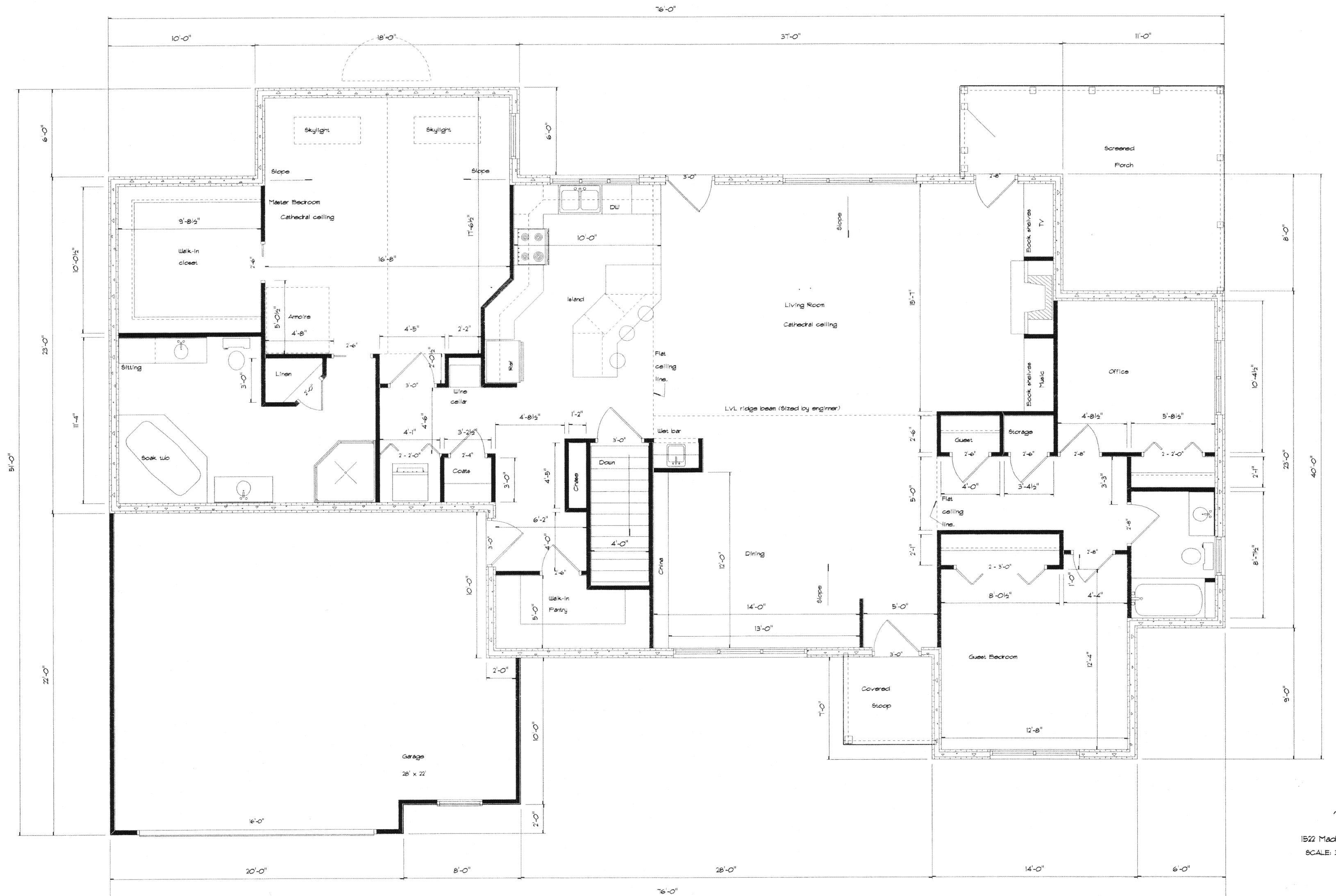
LEFT ELEVATION



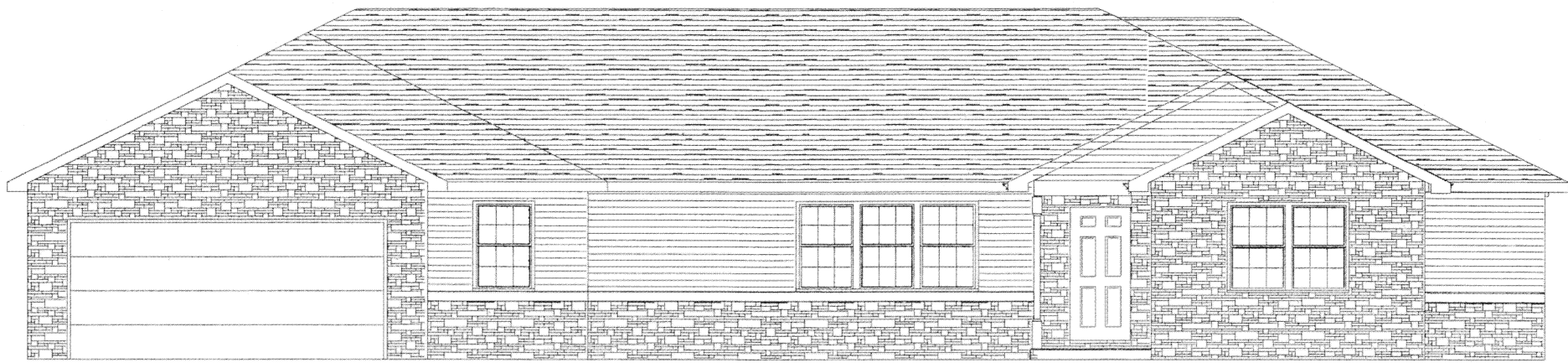
REAR ELEVATION



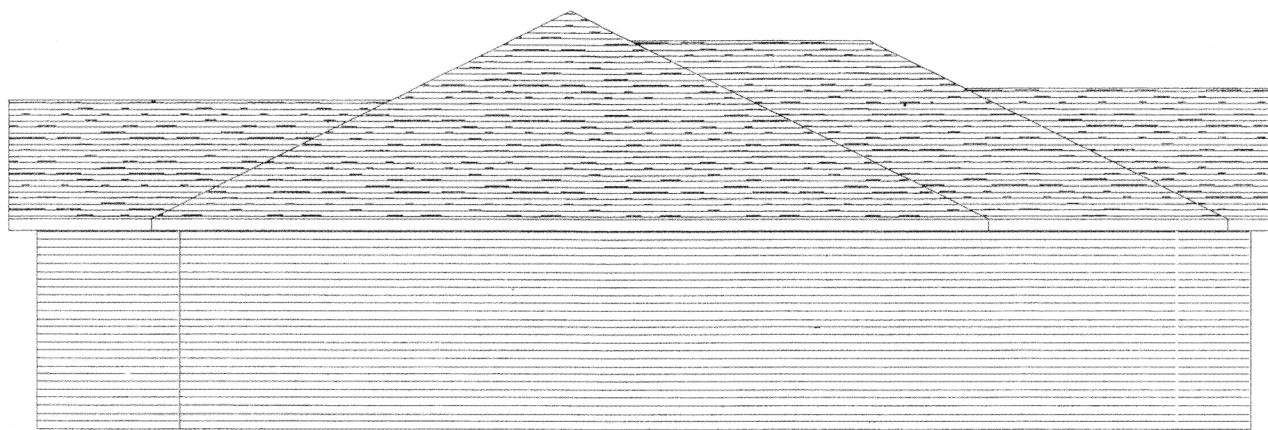
RIGHT ELEVATION







FRONT ELEVATION



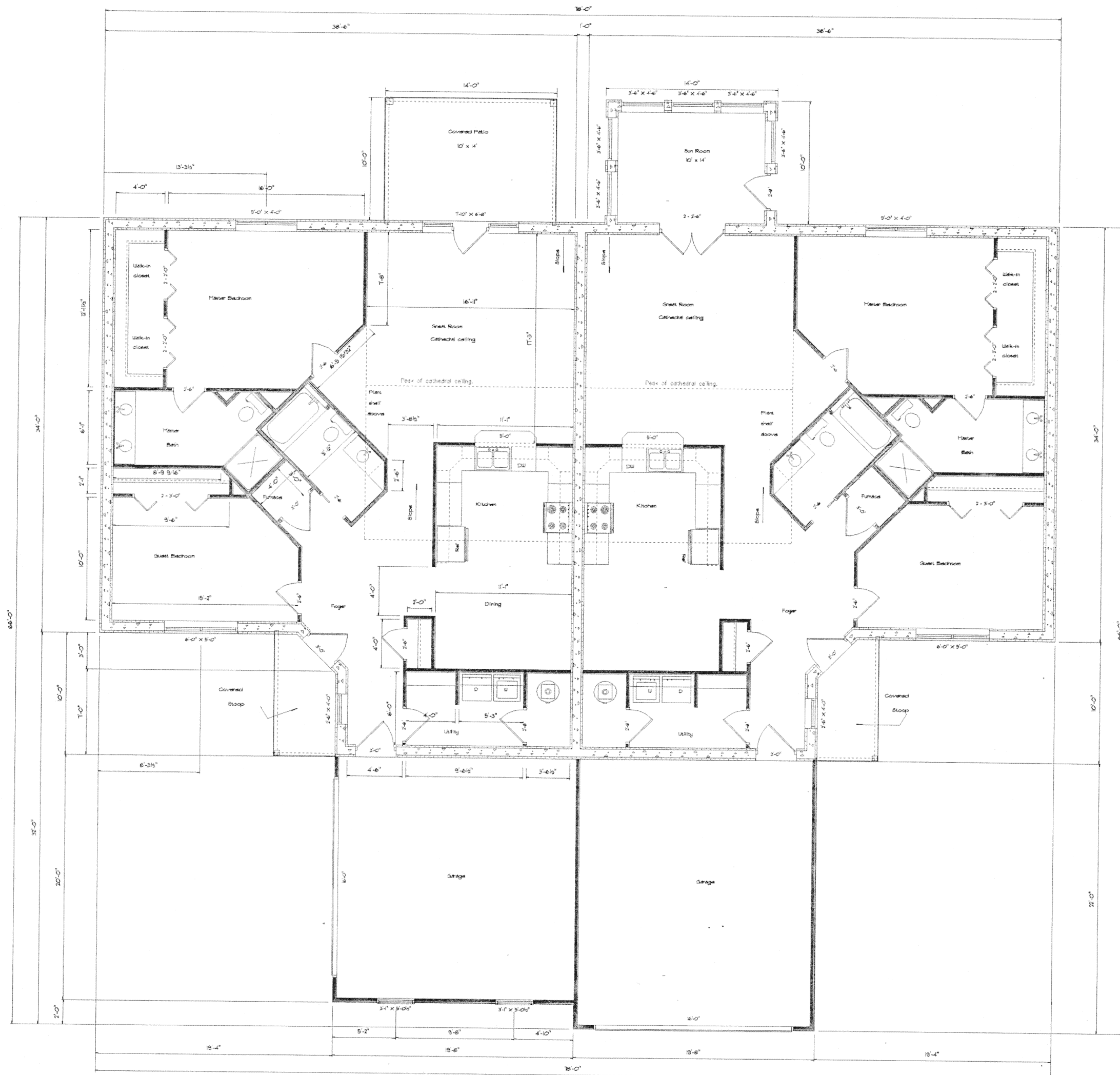
LEFT ELEVATION



REAR ELEVATION



RIGHT ELEVATION





FRONT ELEVATION



LEFT ELEVATION



REAR ELEVATION



RIGHT ELEVATION



# MADISON PLACE CONDOMINIUMS NO. 1

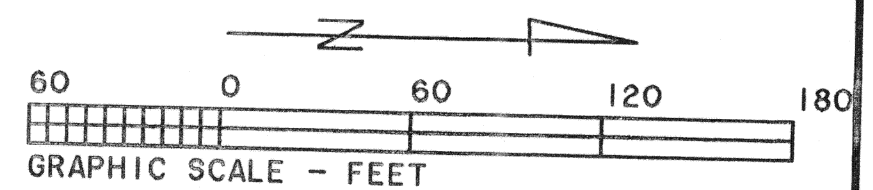
## Phase II

Sheet 8 of 8

### SURVEY OF DEDICATOR'S LAND

Herbert & Dora Kohler  
Deed Volume OR 144, Page 1056

W. Line of the East Half  
of the SE 1/4, Section 19  
(also Corp. Line, City of Wapakoneta)



#### DESCRIPTION (Madison Place Condominiums No. 1, Phase II Dedicator's Plat)

Being a parcel of land in the East Half of the SE 1/4 of Section 19, T38S, R6E, in Duchouquet Twp., Auglaize County, Ohio, also being in the City of Wapakoneta and more particularly described as follows:

BEGINNING at a found #5 rebar at the northeast corner of Lot No. 39 in Lincoln Park Subdivision No. 1 as recorded in the Auglaize Co. Recorder's Office thence the following courses:

- Southeasterly on a curve to the left with the south right-of-way line of Springfield Ave., an arc distance of 44.46', said curve having a radius of 230.00', a delta angle of 11°04'31", and an L.C. of S58°36'54"E, 44.39' to a found #5 rebar;
- S22°51'44"W with the west line of Parcel No. 2 in Madison Place Condominiums No. 1, Phase I, 309.51' to a found #5 rebar;
- Southwesterly on a curve to the left with said west line, an arc distance of 27.99', said curve having a radius of 175.00', a delta angle of 9°09'48", and an L.C. of S18°16'50"W, 27.96' to a found #5 rebar;
- S67°08'16"E with the south line of said Parcel No. 2, 554.21' to a found #5 rebar;
- S31°11'13"W, 275.99' to a found #5 rebar;
- N67°08'16"W, 325.67' to a found #5 rebar;
- Southwesterly on a curve to the right an arc distance of 64.52', said curve having a radius of 225.00', a delta angle of 16°25'43", and an L.C. of S14°38'52"W, 64.29' to a found #5 rebar;
- N67°08'16"W, 248.87' to a found #5 rebar on the west line of the East half of the SE 1/4 of Section 19;
- N01°16'14"W with said west line, 322.78' to a found #5 rebar on the south line of Parcel No. 1 in Madison Place Condominiums No. 1, Phase I;
- S67°08'16"E with said south line, 142.01' to a found #5 rebar;
- Northeasterly on a curve to the right with the east line of said Parcel No. 1, an arc distance of 71.20', said curve having a radius of 225.00', a delta angle of 18°07'50", and an L.C. of N13°47'49"E, 70.90' to a found #5 rebar;
- N22°51'44"E with said east line of Parcel No. 1, 245.78' to a found #5 rebar;
- N17°49'44"W with said east line of Parcel No. 1, 32.26' to a found #5 rebar;
- N53°29'06"E with the south line of said Lot No. 39, 53.27' to the POINT OF BEGINNING.

The above described parcel contains 4.875 acres more or less, subject to all legal highways and easements of record.

#### DESCRIPTION (Private Street & Utility Easement)

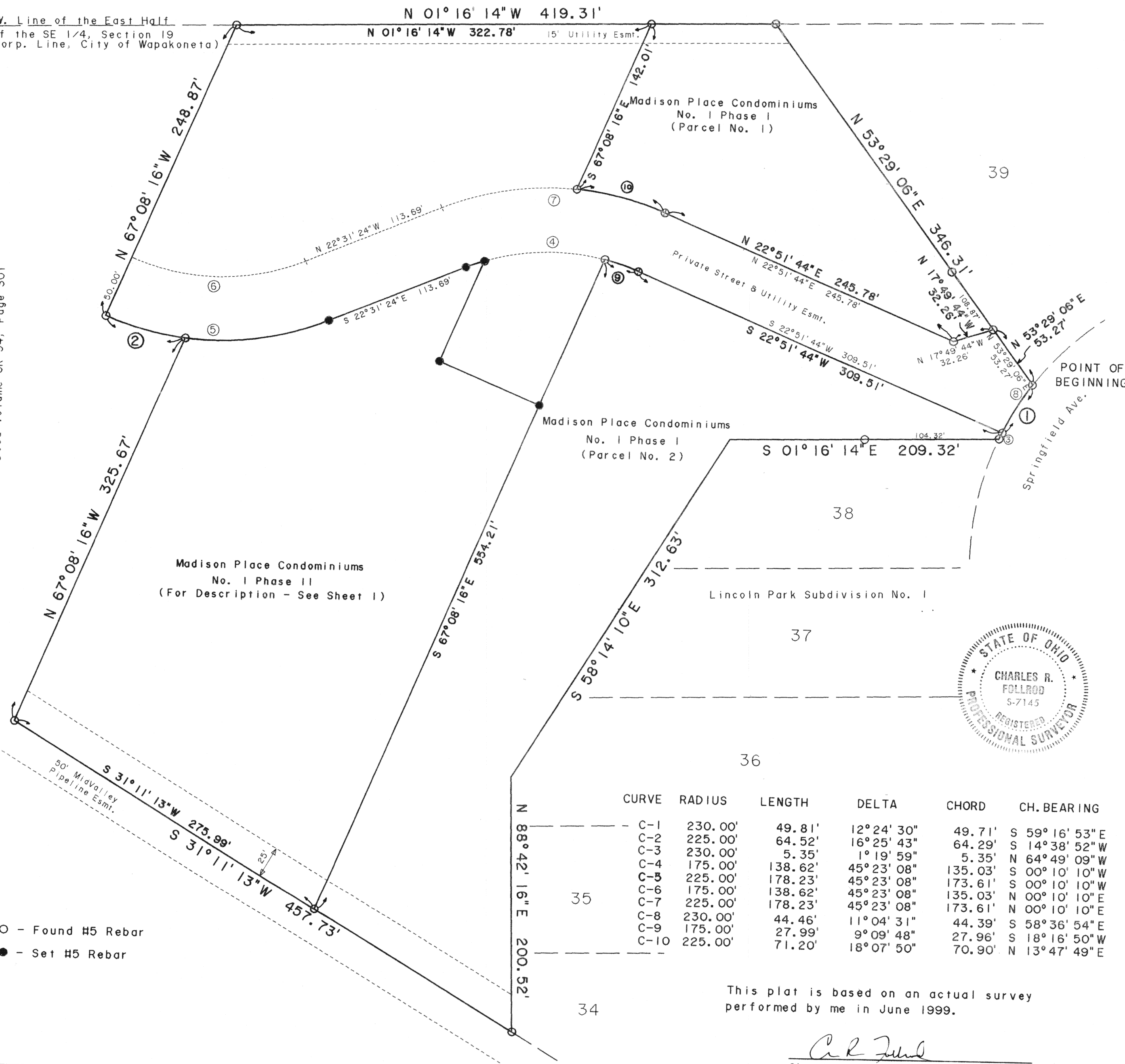
Being a parcel of land in the East Half of the SE 1/4 of Section 19, T38S, R6E, in Duchouquet Twp., Auglaize County, Ohio also being in the City of Wapakoneta and more particularly described as follows:

BEGINNING at a found #5 rebar at the northeast corner of Lot No. 39 in Lincoln Park Subdivision No. 1 as recorded in the Auglaize County Recorder's Office, thence the following courses:

- Southeasterly on a curve to the left with the south right-of-way line of Springfield Ave., an arc distance of 44.46', said curve having a radius of 230.00', a delta angle of 11°04'31", and an L.C. of S58°36'54"E, 44.39';
- S22°51'44"W, 309.51';
- Southwesterly on a curve to the left an arc distance of 138.62', said curve having a radius of 175.00', a delta angle of 45°23'08", and an L.C. of S00°10'10"W, 135.03';
- S22°31'24"E, 113.69';
- Southwesterly on a curve to the right an arc distance of 178.23', said curve having a radius of 225.00', a delta angle of 45°23'08", and an L.C. of S00°10'10"W, 173.61';
- N67°08'16"W, 50.00';
- Northeasterly on a curve to the left an arc distance of 138.62', said curve having a radius of 175.00', a delta angle of 45°23'08", and an L.C. of N00°10'10"E, 135.03';
- N22°31'24"E, 113.69';
- Northeasterly on a curve to the right an arc distance of 178.23', said curve having a radius of 225.00', a delta angle of 45°23'08", and an L.C. of N00°10'10"E, 173.61';
- N22°51'44"E, 245.78';
- N17°49'44"W, 32.26';
- N53°29'06"E with the south line of Lot No. 39, 53.27' to the POINT OF BEGINNING.

The above described parcel contains 0.867 acres more or less, subject to all legal highways and easements of record.

Jon Brewer et al  
Deed Volume OR 94, Page 301



This plat is based on an actual survey performed by me in June 1999.

Charles R. Follrod, P.S. H7145