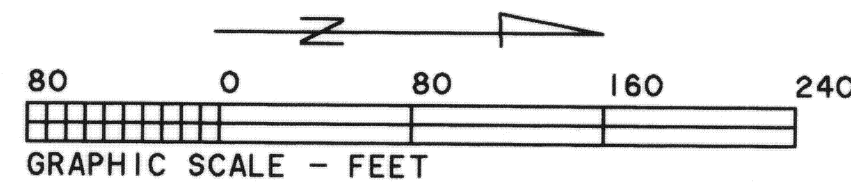


MADISON PLACE CONDOMINIUMS NO. 1

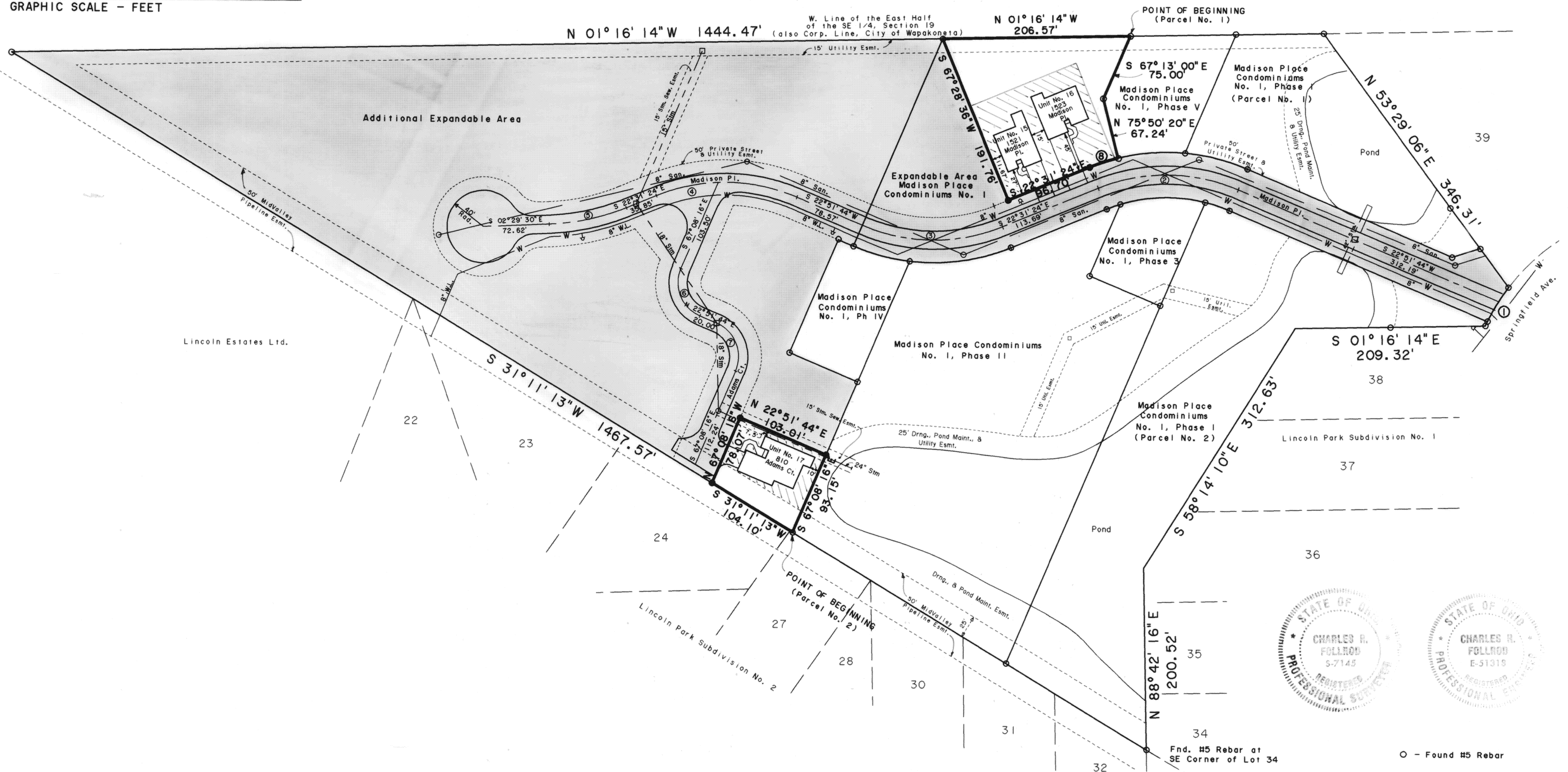
Phase VI

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

Sheet 1 of 10



John Kohler, Trustee
Deed Volume OR 385, Page 712



CURVE	RADIUS	LENGTH	DELTA	CHORD	CH. BEARING
C-1	230.00'	49.81'	12° 24' 30"	49.71'	S 59° 16' 53" E
C-2	200.00'	158.43'	45° 23' 08"	154.32'	S 00° 10' 10" W
C-3	200.00'	158.43'	45° 23' 08"	154.32'	S 00° 10' 10" W
C-4	200.00'	158.43'	45° 23' 08"	154.32'	S 00° 10' 10" W
C-5	250.00'	87.40'	20° 01' 54"	86.96'	S 12° 30' 25" E
C-6	40.00'	62.83'	90° 00' 00"	56.57'	N 67° 51' 44" E
C-7	40.00'	62.83'	90° 00' 00"	56.57'	N 67° 51' 44" E
C-8	225.00'	32.84'	8° 21' 45"	32.81'	S 18° 20' 32" E

- - Found #5 Rebar
- - Set #5 Rebar
- ▨ - Limited Common Area
- - Expandable Area

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

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

MADISON PLACE CONDOMINIUMS NO. 1

Phase VI

MADISON PLACE CONDOMINIUMS NO. 1, PHASE VI 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 VI, four pages of floor plans, three pages of elevation views of the building 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.
Filed for record this 15 day of December, 2004 at 12:57 P.M. o'clock
M. in the office of the Auglaize County Recorder and recorded in Plat Cabinet C on Slide
384-393 Inst # 9948

Fee: \$432.00
Chris Billings
RECORDER, Auglaize County, Ohio

For DECLARATIONS see O.R. Volume 518 Page 270

DESCRIPTION
(Madison Place Condominiums No. 1, Phase VI)
Parcel No. 1

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 Southwest corner of Madison Place Condominiums No. 1, Phase V as recorded in the Auglaize Co. Recorder's Office thence the following courses:

- S67°13'00"E with the south line of said Madison Place Condominiums No. 1, Phase V, 75.00' to a found #5 rebar;
- N75°50'20"E with the south line of said Madison Place Condominiums No. 1, Phase V, 67.24' to a found #5 rebar;
- Southeasterly on a curve to the left an arc distance of 32.84' said curve having a radius of 225.00', a delta angle of 08°21'45", and an L.C. of S18°20'32"E, 32.81' to a set #5 rebar;
- S22°31'24"E, 96.70' to a set #5 rebar;
- S67°28'36"W, 191.76' to a found #5 rebar;
- N01°16'14"W, 206.57' to the POINT OF BEGINNING.

The above described parcel contains 0.565 acres more or less, subject to all legal highways and easements of record.

Parcel No. 2

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 Madison Place Condominiums No. 1, Phase II as recorded in the Auglaize Co. Recorder's Office thence the following courses:

- S31°11'13"W, 104.10' to a set #5 rebar;
- N67°08'16"W, 78.07' to a set #5 rebar;
- N22°51'44"E, 103.01' to a set #5 rebar;
- S67°08'16"E, 93.15' to the POINT OF BEGINNING.

The above described parcel contains 0.202 acres more or less, subject to all legal highways and easements of record.

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

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 Southwest corner of Madison Place Condominiums No. 1, Phase V as recorded in the Auglaize Co. Recorder's Office thence the following courses:

- S67°13'00"E with the south line of said Madison Place Condominiums No. 1, Phase V, 75.00' to a found #5 rebar;
- N75°50'20"E with the south line of said Madison Place Condominiums No. 1, Phase V, 67.24' to a found #5 rebar;
- Northeasterly on a curve to the right with the east line of said Madison Place Condominiums No. 1, Phase V and the east line of Parcel No. 1 in Madison Place Condominiums No. 1, Phase I, an arc distance of 145.39' said curve having a radius of 225.00', a delta angle of 37°01'23", and an L.C. of N04°21'02"E, 142.87' 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 Lot No. 39 in Lincoln Park Subdivision No. 1, 53.27' to a found #5 rebar;
- 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 the west line of Parcel No. 2, and the west line of Madison Place Condominiums No. 1, Phase III, and the west line of Madison Place Condominiums No. 1, Phase II, 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' to a found #5 rebar;
- S22°31'24"E with the west line of Madison Place Condominiums No. 1, Phase II, 113.69' to a found #5 rebar;
- Southwesterly on a curve to the right with the west line of Madison Place Condominiums No. 1, Phase II and the west line of Madison Place Condominiums No. 1, Phase IV, 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' to a found #5 rebar;
- S22°51'44"W with the west line of Madison Place Condominiums No. 1, Phase IV, 17.87' to a found #5 rebar;
- S67°08'16"E with the south line Madison Place Condominiums No. 1, Phase IV, 136.00' to a found #5 rebar;
- N22°51'44"E with the east line of Madison Place Condominiums No. 1, Phase IV, 81.51' to a found #5 rebar;
- S67°08'16"E with the south line Madison Place Condominiums No. 1, Phase II, 180.49' to a found #5 rebar;
- S31°11'13"W, 1009.84' to a found #5 rebar;
- N01°16'14"W, 1231.73' to the POINT OF BEGINNING.

The above described parcel contains 7.954 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, 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 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';

3. 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';

4. S22°31'24"E, 113.69';

5. 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';

6. S22°51'44"W, 78.57';

7. Southwesterly on a curve to the left an arc distance of 62.10', said curve having a radius of 175.00', a delta angle of 20°19'52", and an L.C. of S12°41'48"W, 61.77';

8. S67°08'16"E, 86.94';

9. Northeasterly on a curve to the left an arc distance of 23.56', said curve having a radius of 15.00', a delta angle of 90°00'00", and an L.C. of N67°51'44"E, 21.21';

10. N22°51'44"E, 20.00';

11. Northeasterly on a curve to the right an arc distance of 102.10', said curve having a radius of 65.00', a delta angle of 90°00'00", and an L.C. of N67°51'44"E, 91.92';

12. S67°08'16"E, 123.57';

13. S31°11'13"W, 50.53';

14. N67°08'16"W, 116.26';

15. Southwesterly on a curve to the left an arc distance of 23.56', said curve having a radius of 15.00', a delta angle of 90°00'00", and an L.C. of S67°51'44"W, 21.21';

16. S22°51'44"W, 20.00';

17. Southwesterly on a curve to the right an arc distance of 102.10', said curve having a radius of 65.00', a delta angle of 90°00'00", and an L.C. of S67°51'44"W, 91.92';

18. S50°18'17"W, 43.89';

19. Southeasterly on a curve to the right an arc distance of 96.14', said curve having a radius of 275.00', a delta angle of 20°01'54", and an L.C. of S12°30'25"E, 95.66';

20. S02°29'27"E, 10.17';

21. Southeasterly on a curve to the left an arc distance of 22.39', said curve having a radius of 25.00', a delta angle of 51°19'04", and an L.C. of S28°09'02"E, 21.65';

22. Southwesterly on a curve to the right an arc distance of 271.31', said curve having a radius of 55.00', a delta angle of 282°38'08", and an L.C. of S87°30'30"W, 68.75';

23. Northeasterly on a curve to the left an arc distance of 22.39', said curve having a radius of 25.00', a delta angle of 51°19'04", and an L.C. of N23°10'02"E, 21.65';

24. N02°29'27"W, 10.17';

25. Northwesterly on a curve to the left an arc distance of 78.66', said curve having a radius of 225.00', a delta angle of 20°01'54", and an L.C. of N12°30'24"W, 78.26';

26. N22°31'24"W, 35.85';

27. 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';

28. N22°51'44"E, 78.57';

29. 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';

30. N22°31'24"W, 113.69';

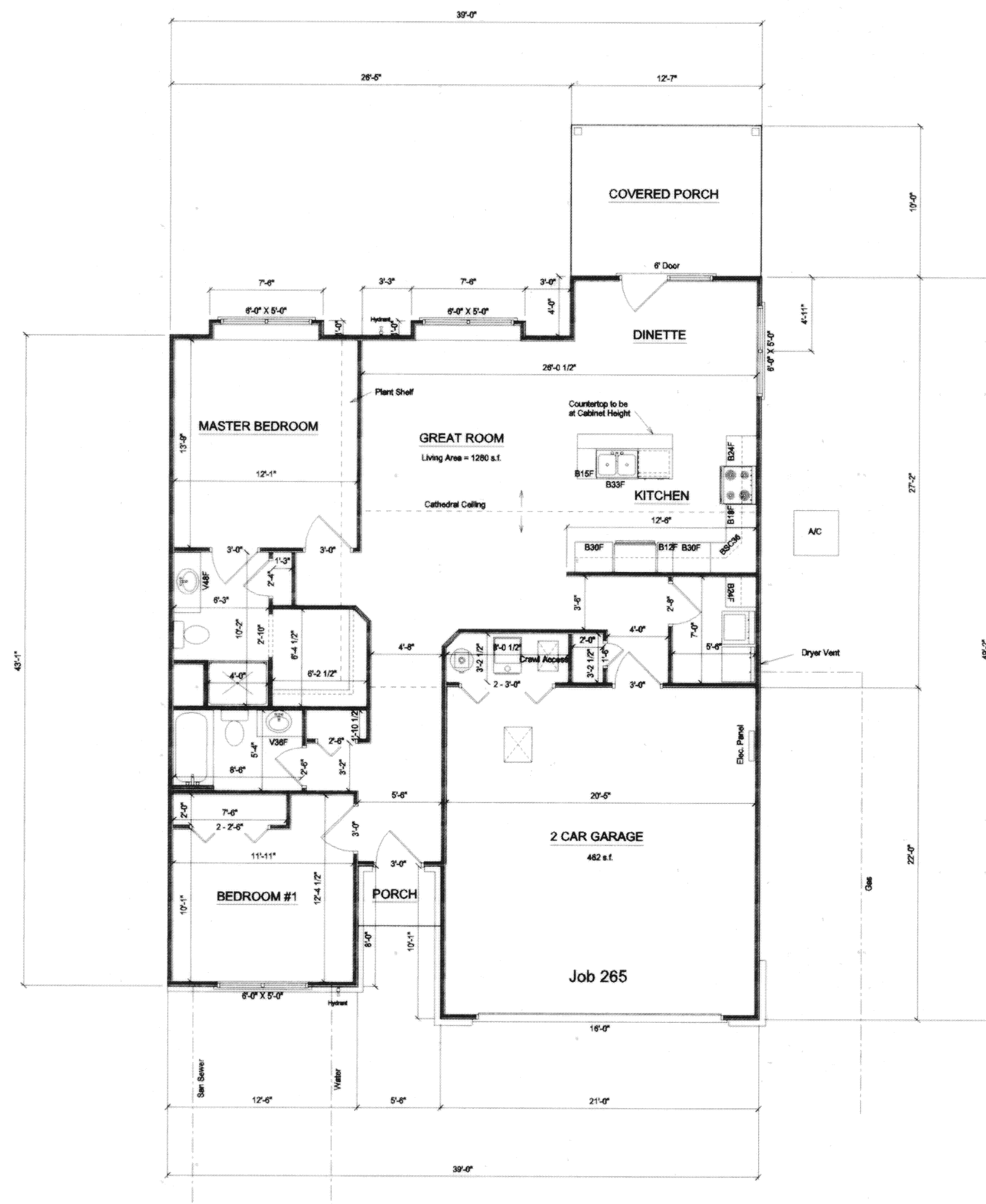
31. Northeasterly on a curve to the right an arc distance of 178.23', said curve having a radius of 225.00', a delta angle of 45°23'08", and an L.C. of N00°10'10"E, 173.61';

32. N22°51'44"E, 245.78';

33. N17°49'44"W, 32.26';

34. N53°29'06"E with the south line of Lot No. 39, 53.27' to the POINT OF BEGINNING.

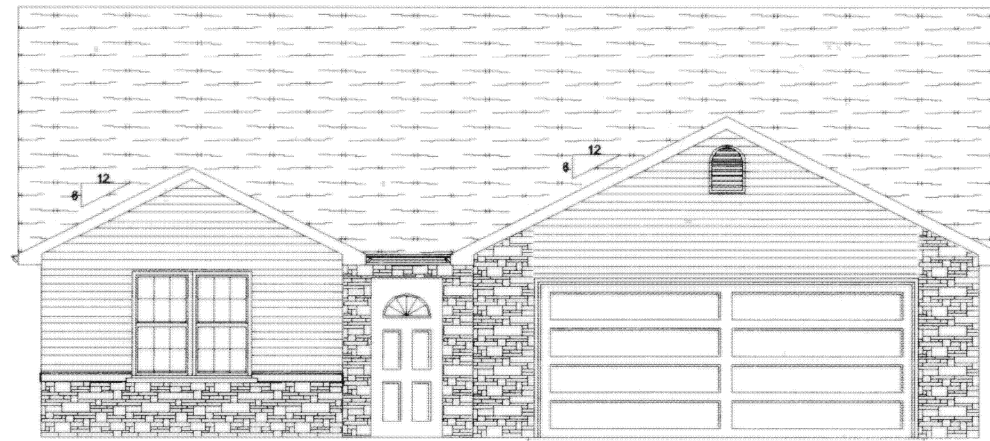
The above described parcel contains 1.939 acres more or less, subject to all legal highways and easements of record.



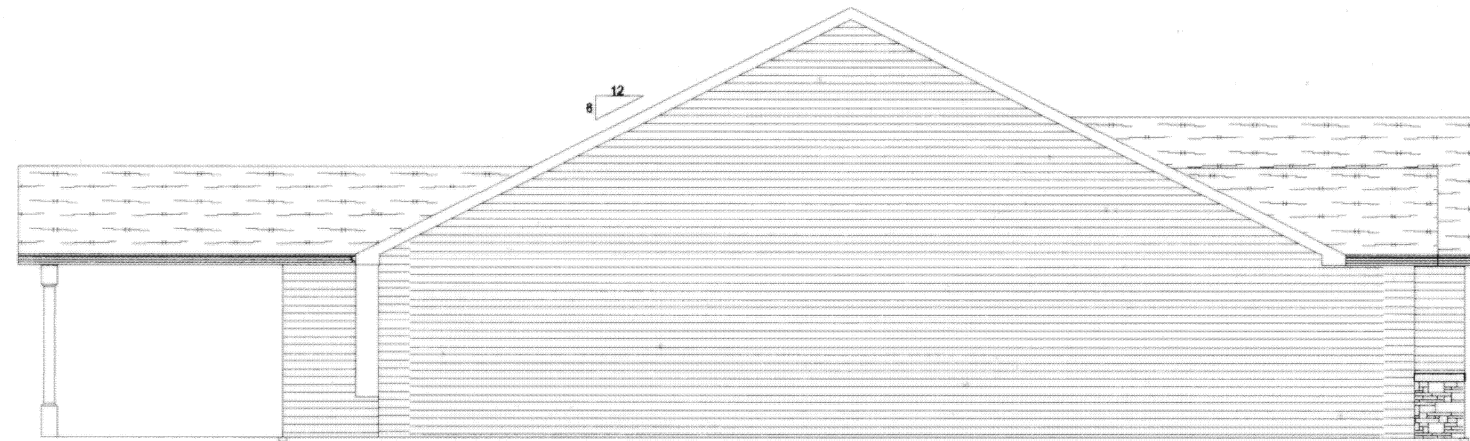
Unit No. 15
1521 Madison Pl.

- Notes:
1. The framer is to install cabinet blocking.
 2. The framer shall install sheeting in the attic above garage.

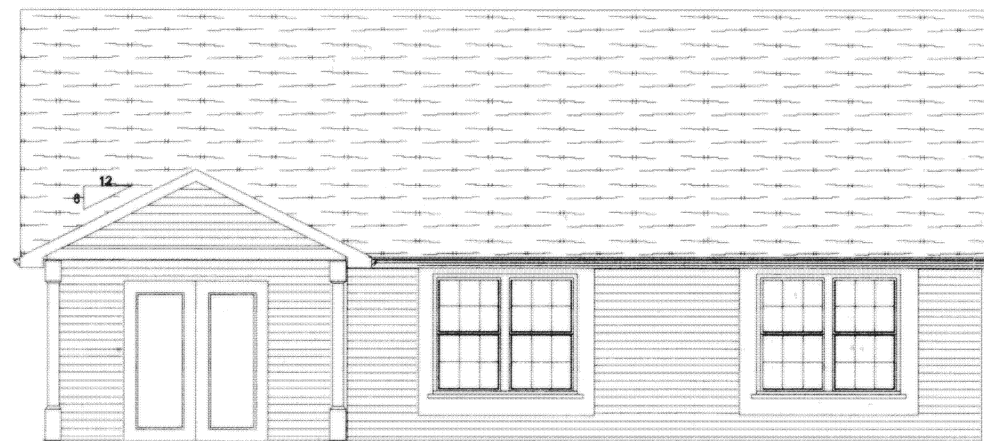
Madison Place Condominiums
Job 265
SCALE: 1/8" = 1'-0"
7-18-94



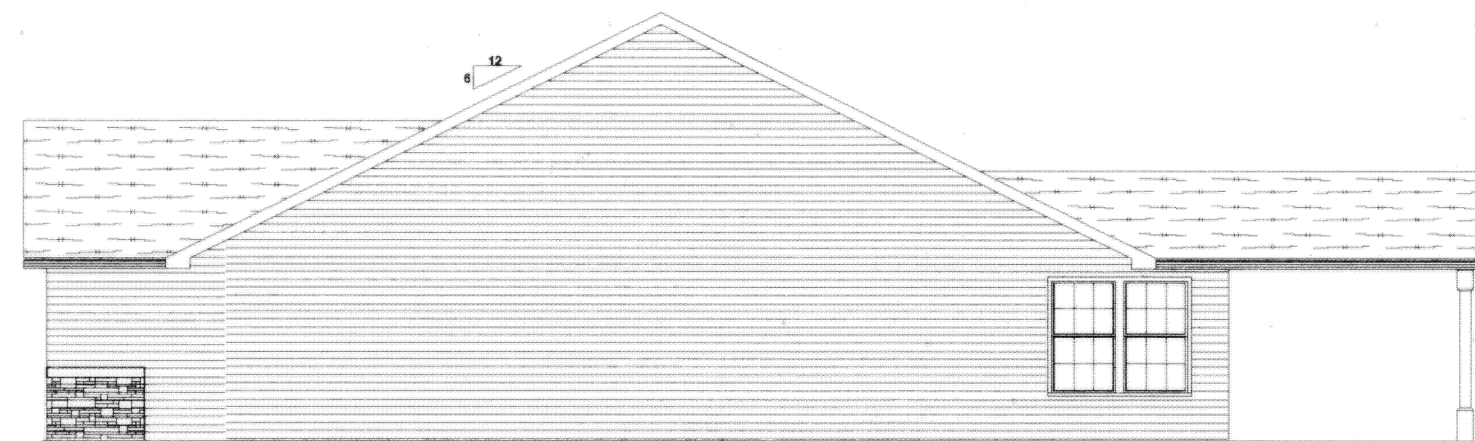
FRONT ELEVATION



LEFT ELEVATION



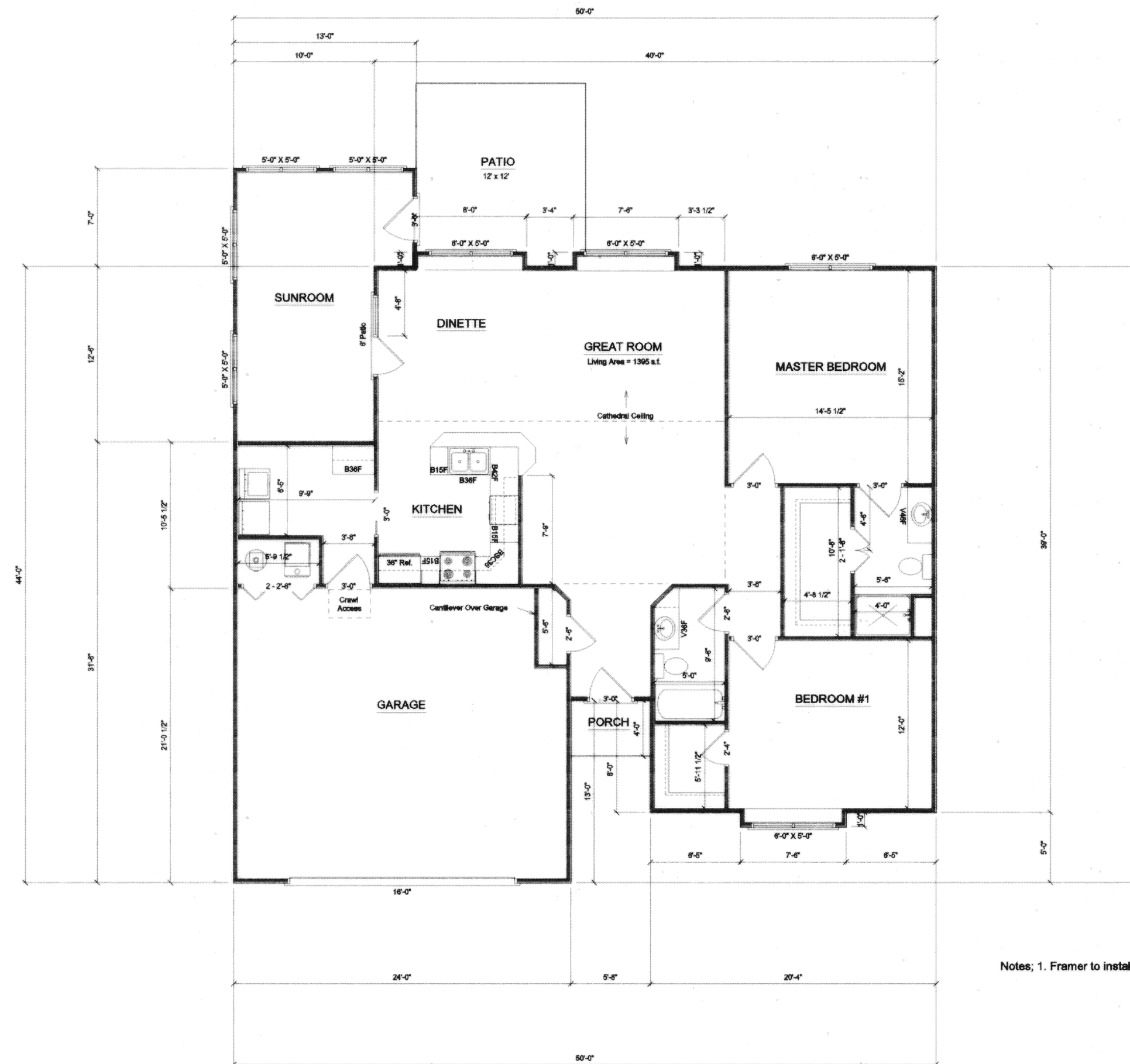
REAR ELEVATION

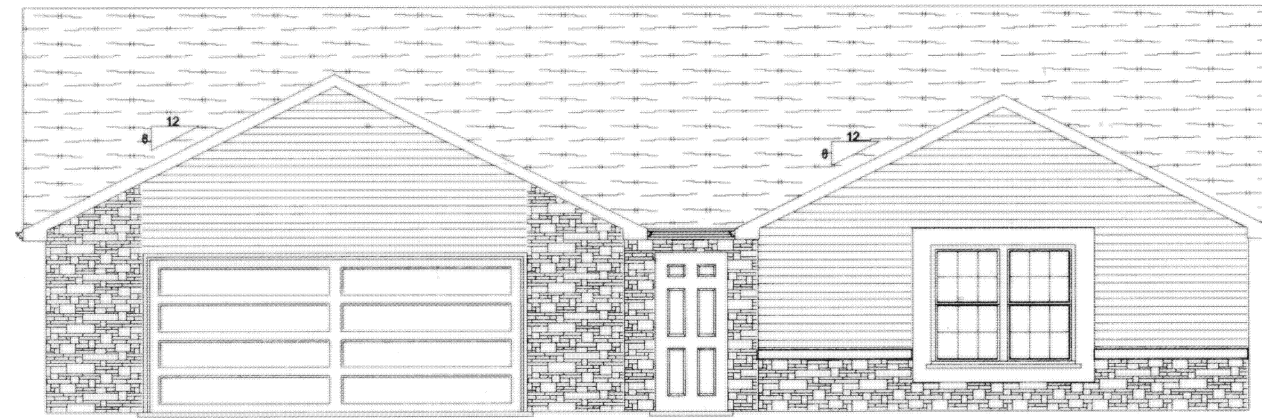


RIGHT ELEVATION

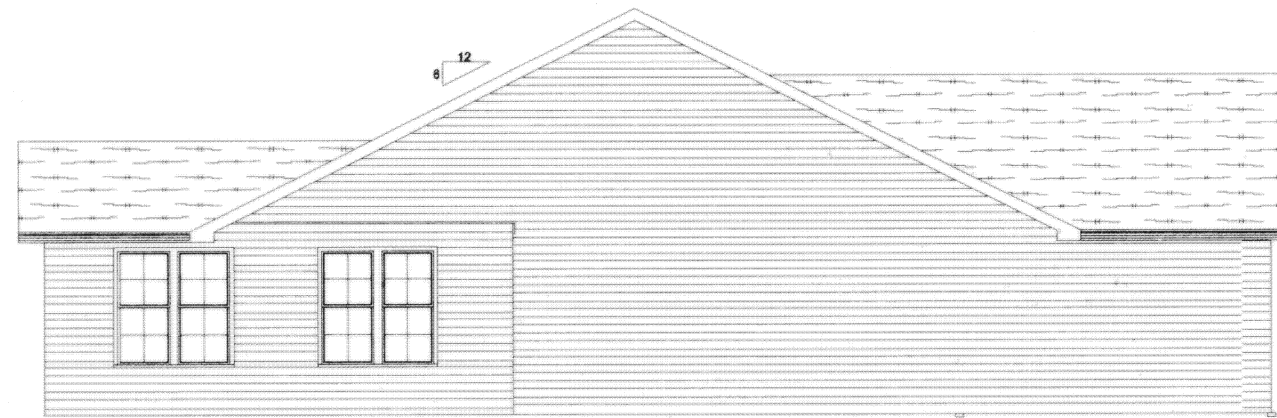
Unit No. 15
1521 Madison Pl.

Madison Place Condominiums
Job 265
SCALE: 1/8" = 1'-0"
7-19-04

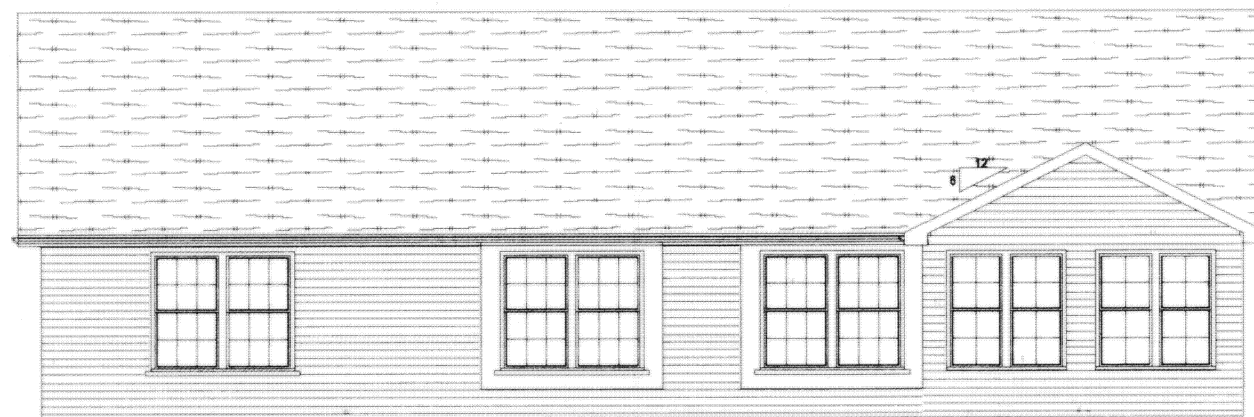




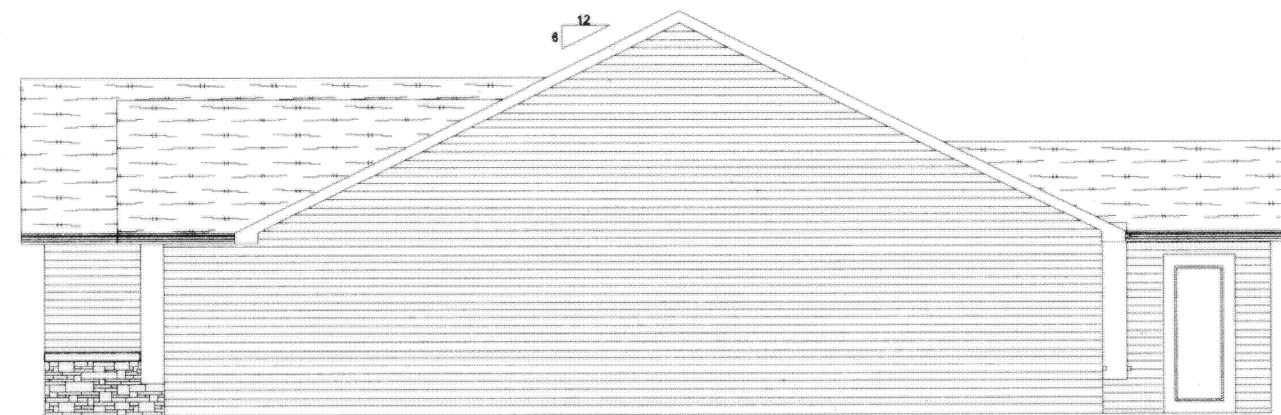
FRONT ELEVATION



LEFT ELEVATION



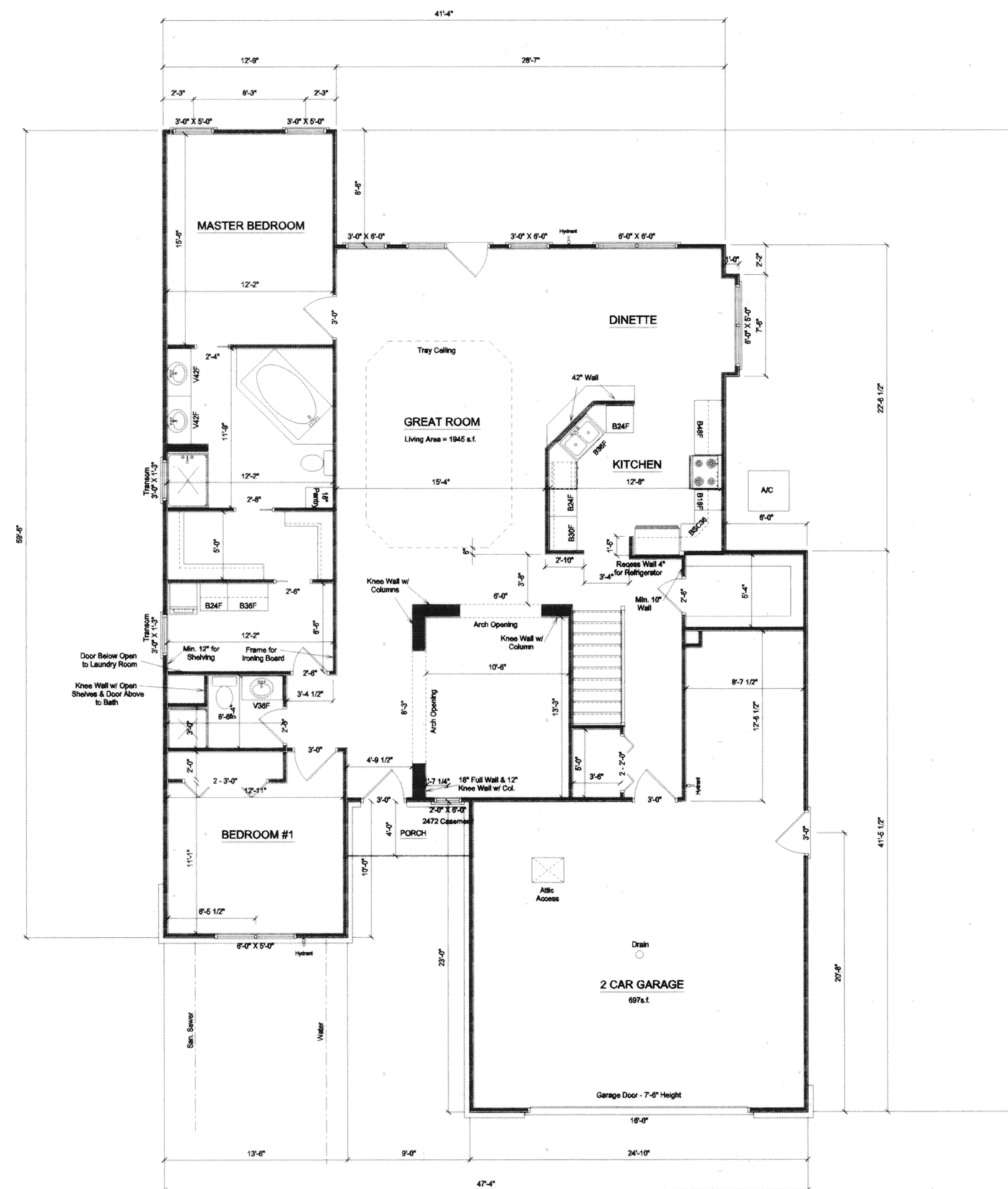
REAR ELEVATION



RIGHT ELEVATION

Unit No. 16
1523 Madison Pl.

Madison Place Condominiums
1523 Madison Pl.
Job 264
SCALE: 1/8" = 1'-0"
8-25-04
Revised 9-15-04

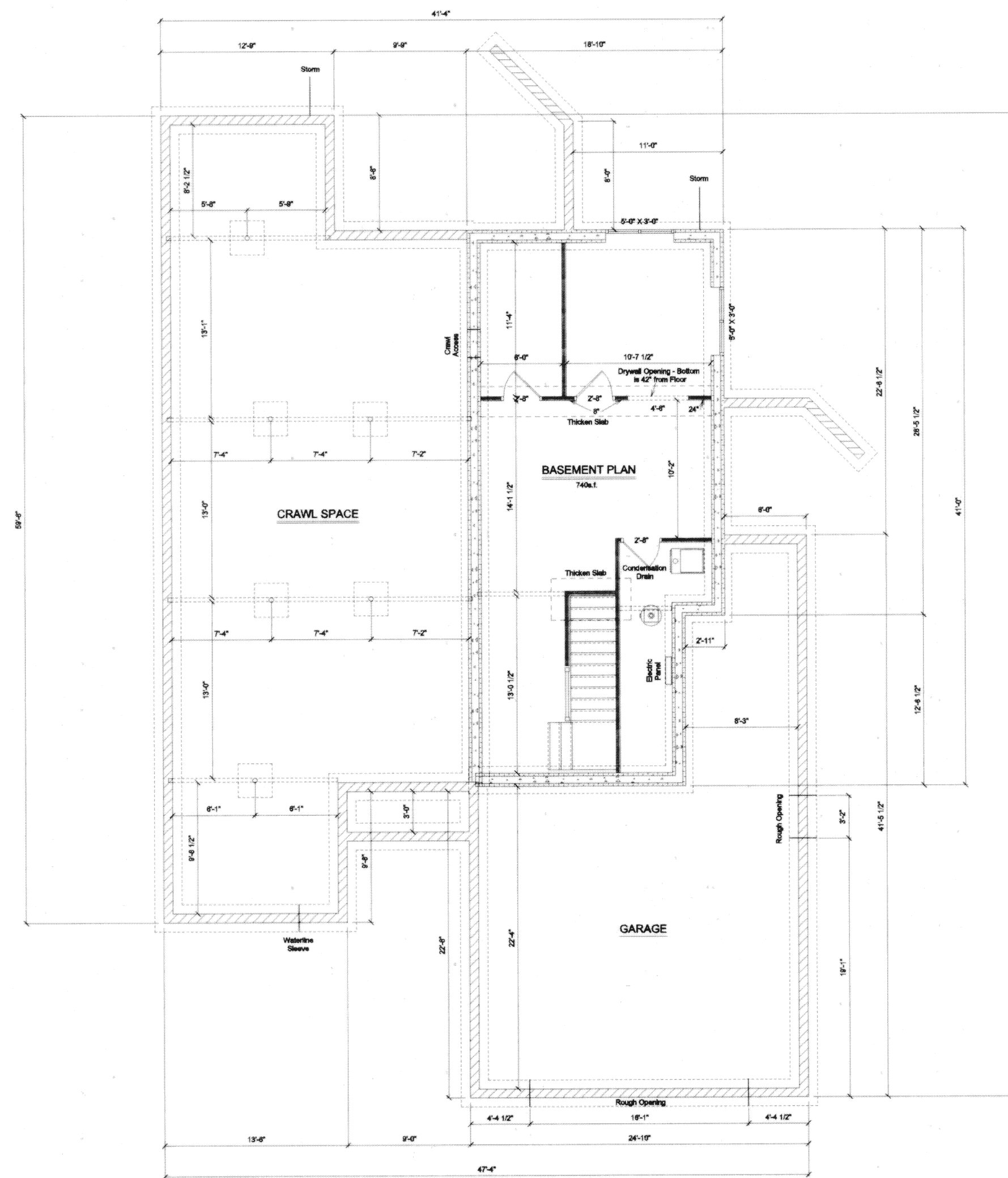


Unit No. 17
810 Adams Ct.

Notes:

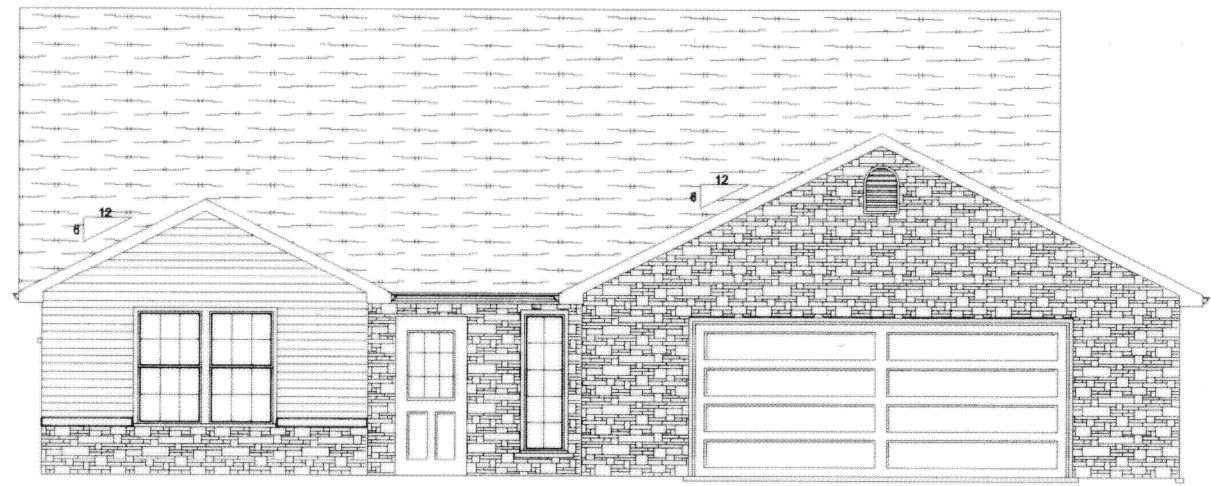
1. The framer is to install cabinet blocking.
2. The framer shall install sheeting in the attic above garage.
3. 2x6 walls shall be constructed adjacent to the washer and dryer.

Madison Place Condominiums
Job 266
 SCALE: 1/8" = 1'-0"
 8-31-04



Unit No. 17
810 Adams Ct.

Madison Place Condominiums
Job 266
SCALE: 1/8" = 1'-0"
8-31-04



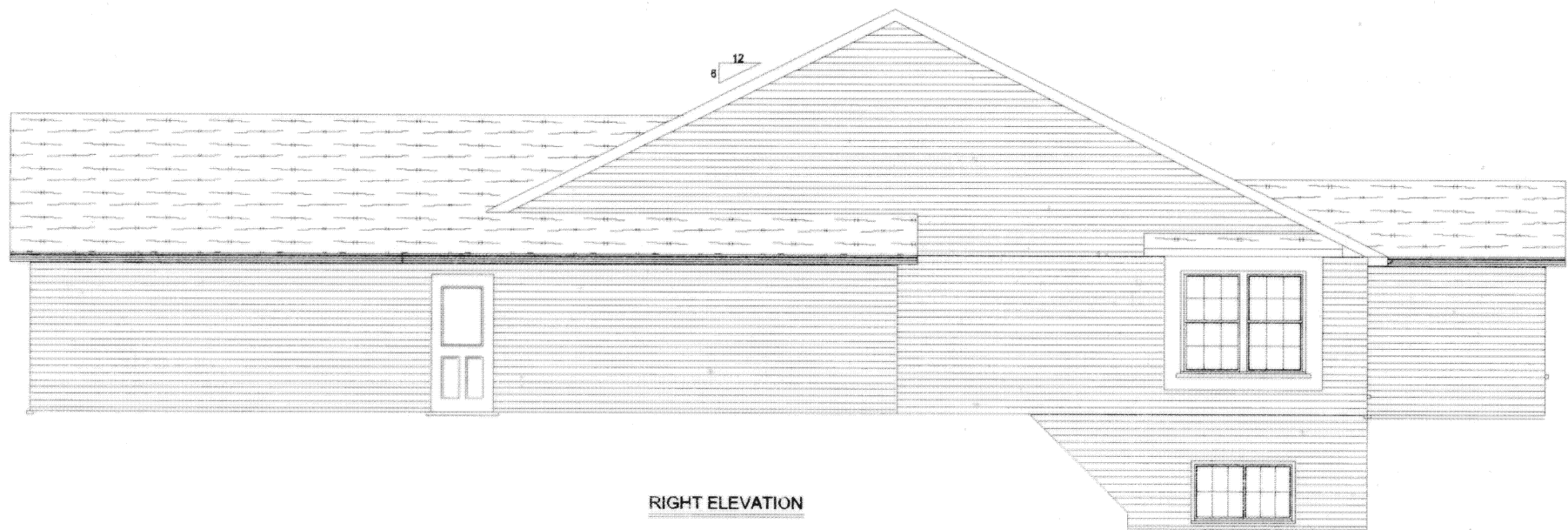
FRONT ELEVATION



LEFT ELEVATION



REAR ELEVATION



RIGHT ELEVATION

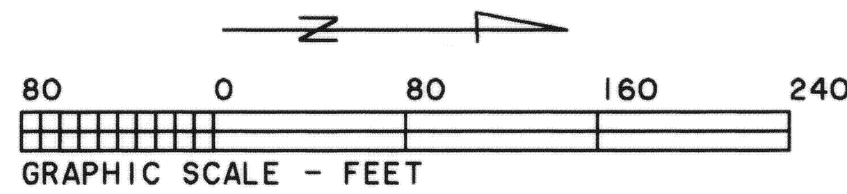
Unit No 17
810 Adams. Ct.

Madison Place Condominiums
Baker Residence
SCALE: 1/8" = 1'-0"

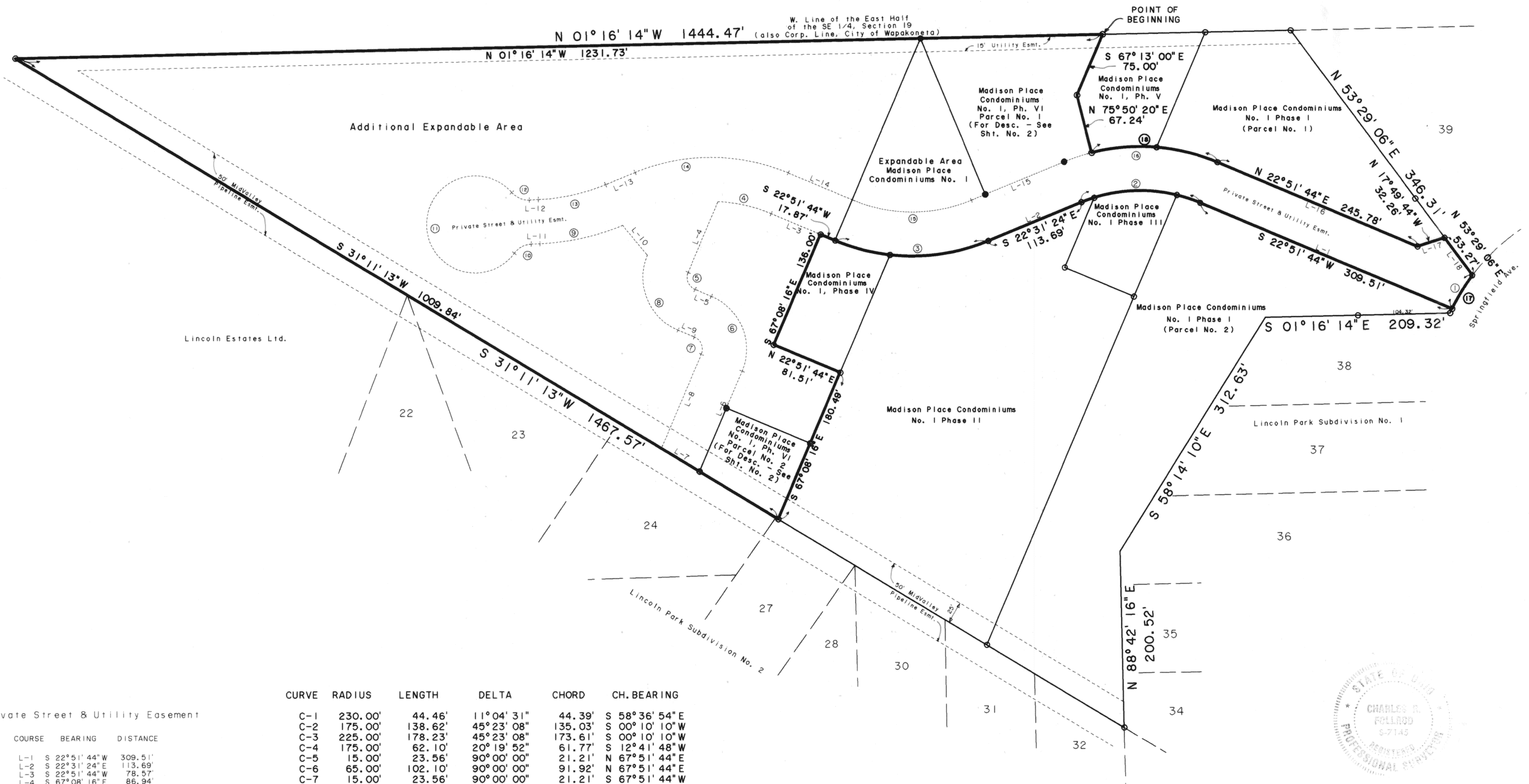
MADISON PLACE CONDOMINIUMS NO. 1

Phase VI

Survey of Dedicator's Land



John Kohler, Trustee
Deed Volume OR 385, Page 712



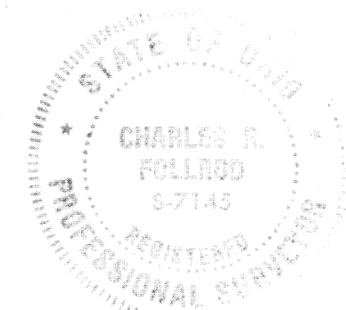
Private Street & Utility Easement

COURSE BEARING DISTANCE

L-1	S 22°51'44\"W	309.51'
L-2	S 22°31'24\"E	113.69'
L-3	S 22°51'44\"W	78.57'
L-4	S 67°08'16\"E	86.94'
L-5	N 22°51'44\"E	20.00'
L-6	S 67°08'16\"E	123.57'
L-7	S 31°11'13\"W	50.53'
L-8	N 67°08'16\"W	116.26'
L-9	S 22°51'44\"W	20.00'
L-10	S 50°18'17\"W	43.89'
L-11	S 02°29'27\"E	10.17'
L-12	N 02°29'27\"W	10.17'
L-13	N 22°31'24\"W	35.85'
L-14	N 22°51'44\"E	78.57'
L-15	N 22°31'24\"W	113.69'
L-16	N 22°51'44\"E	245.78'
L-17	N 17°49'44\"W	32.26'
L-18	N 53°29'06\"E	53.27'

CURVE	RADIUS	LENGTH	DELTA	CHORD	CH. BEARING
C-1	230.00'	44.46'	11°04'31\"	44.39'	S 58°36'54\"E
C-2	175.00'	138.62'	45°23'08\"	135.03'	S 00°10'10\"W
C-3	225.00'	178.23'	45°23'08\"	173.61'	S 00°10'10\"W
C-4	175.00'	62.10'	20°19'52\"	61.77'	S 12°41'48\"W
C-5	15.00'	23.56'	90°00'00\"	21.21'	N 67°51'44\"E
C-6	65.00'	102.10'	90°00'00\"	91.92'	N 67°51'44\"E
C-7	15.00'	23.56'	90°00'00\"	21.21'	S 67°51'44\"W
C-8	65.00'	102.10'	90°00'00\"	91.92'	S 67°51'44\"W
C-9	275.00'	96.14'	20°01'54\"	95.66'	S 12°30'25\"E
C-10	25.00'	22.39'	51°19'04\"	21.65'	S 28°09'02\"E
C-11	55.00'	271.31'	282°38'08\"	68.75'	S 87°30'30\"W
C-12	25.00'	22.39'	51°19'04\"	21.65'	N 23°10'02\"E
C-13	225.00'	78.66'	20°01'54\"	78.26'	N 12°30'24\"W
C-14	225.00'	178.23'	45°23'08\"	173.61'	N 00°10'10\"E
C-15	175.00'	138.62'	45°23'08\"	135.03'	N 00°10'10\"E
C-16	225.00'	178.23'	45°23'08\"	173.61'	N 00°10'10\"E
C-17	230.00'	49.81'	12°24'30\"	49.71'	S 59°16'53\"E
C-18	225.00'	145.39'	37°01'23\"	142.87'	N 04°21'02\"E

○ - Found #5 Rebar
○ - Set #5 Rebar



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

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