

REPLAT OF TRACT #2 OF WESTON SUBDIVISION

BEING PART OF TRACT #2 OF WESTON SUBDIVISION, IN THE SOUTHEAST
QUARTER OF SECTION 3, TOWN 6 SOUTH, RANGE 4 EAST, ST. MARYS
TOWNSHIP, AUGLAIZE COUNTY, CITY OF ST. MARYS, OHIO

LEGAL DESCRIPTION

Being part of a 6.9389 acres tract as recorded in Official Records Volume 260 Page 799 (also known as Tract #2 of Weston Subdivision, Plat Cabinet A Page 134), located in the Southeast Quarter of Section 3, Town 6 South, Range 4 East, St. Marys Township, Auglaize County, City of St. Marys, Ohio, and bounded and described as follows:

Commencing at a Railroad Spike Found marking the Southeast Corner of Section 3;

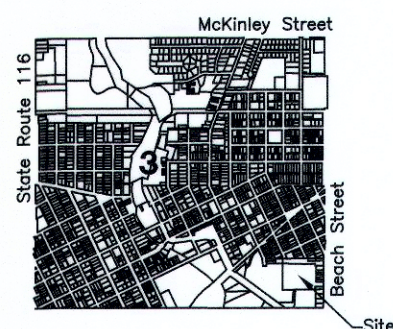
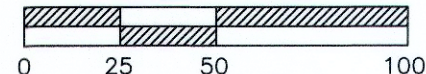
Thence N00°08'02"W along the East line of the Southeast Quarter of Section 3 and the approximate centerline of Beach Street, a distance of one thousand one hundred eighty-nine and fifty-nine hundredths feet (1189.59') to a point;

Thence South 89°55'59" West along the North line of a tract as recorded in Official Records Volume 669 Page 1972, a distance of one hundred seventy-seven and seventy-one hundredths feet (177.71') to an Iron Pin Found, marking the True Point of Beginning;
Thence South 00°07'02" East a distance of ninety-three and ten hundredths feet (93.10') to an Iron Pin Set;
Thence South 89°08'36" West a distance of one hundred thirty-two and forty-one hundredths feet (132.41') to an Iron Pin Set;
Thence North 88°32'10" West a distance of three hundred seventy-five and five hundredths feet (375.05') to an Iron Pin Set;
Thence North 01°27'50" East a distance of one hundred twenty-five and zero hundredths feet (125.00') to an Iron Pin Set;
Thence South 88°32'10" East along the South line of a tract as recorded in Official Records Volume 253 Page 13, a distance of three hundred seventy-two and fifty-two hundredths feet (372.52') to an Iron Pin Found;
Thence North 89°08'36" East along the South line of a tract as recorded in Official Records Volume 253 Page 13, a distance of one hundred thirty-one and forty-eight hundredths feet (131.48') to an Iron Pin Set;
Thence South 00°08'41" East along the South line of a tract as recorded in Official Records Volume 253 Page 13, a distance of thirty-one and ninety-one hundredths feet (31.91') to the TRUE POINT OF BEGINNING, containing 1.451 acres more or less.

Previous Deed Reference: Official Records Volume 260 Page 799

Description based on a survey by Craig W. Mescher, Registered Surveyor No. 8237 in August 2025, on file with the Auglaize County Engineer's.

SCALE: 1" = 50'



VICINITY MAP

- NUMBER OF LOTS: 7
- TOTAL AREA OF PLAT = 1.451 AC.
- EASEMENTS AS SHOWN ON THE PLAT.
- FRONT SETBACK: 25'
- SIDE SETBACK: 8'
- REAR SETBACK: 25'
- PROPERTY IS ZONED:
- "R-3, Single Family Residential"

LEGEND

- RR Spike Found
- Iron Pin Found
- Iron Pin Set
- Mag Nail Set
- Mag Nail Found
- Con Mon. Found
- Monument Box Found

Surveyors Clause:
This plat represents an actual survey performed on August 18, 2025.

I hereby certify that this plat is true and accurate to the best of my knowledge by Craig W. Mescher Registered Surveyor No. 8237, on August 19, 2025.

Craig W. Mescher
Professional Surveyor #8237

PROJECT # S25078.00

ACCESS
Engineering Solutions

1200 IRMSCHER BLVD., SUITE B, CELINA, OH 45822

www.accessengllc.com | 419-586-1430



BASIS OF BEARINGS

Weston Subdivision - Plat Cabinet A Page 134.

REFERENCES

J & D.A. Barrington Subdivision of Outlot 61.
Weston Subdivision - Plat Cabinet A Page 134.
Weston Street Right-of-Way Survey by Michael L. Weadock PS #6199 in June of 1980.
Weston Subdivision Survey by Michael L. Weadock PS #6199 in November of 1980.
Kohler Survey by John W. Jauert PS #6920 in April of 1991.
All Deeds on record.

PLAT AUTHORIZATION AND DEDICATION

KNOWN ALL MEN BY THESE PRESENTS;
We the undersigned owners of the within described land, have caused the area encompassed by this plat to be surveyed, platted, and to be known as Replat of Tract #2 of Weston Subdivision, and do hereby certify that the said plat is a true representation of the same.

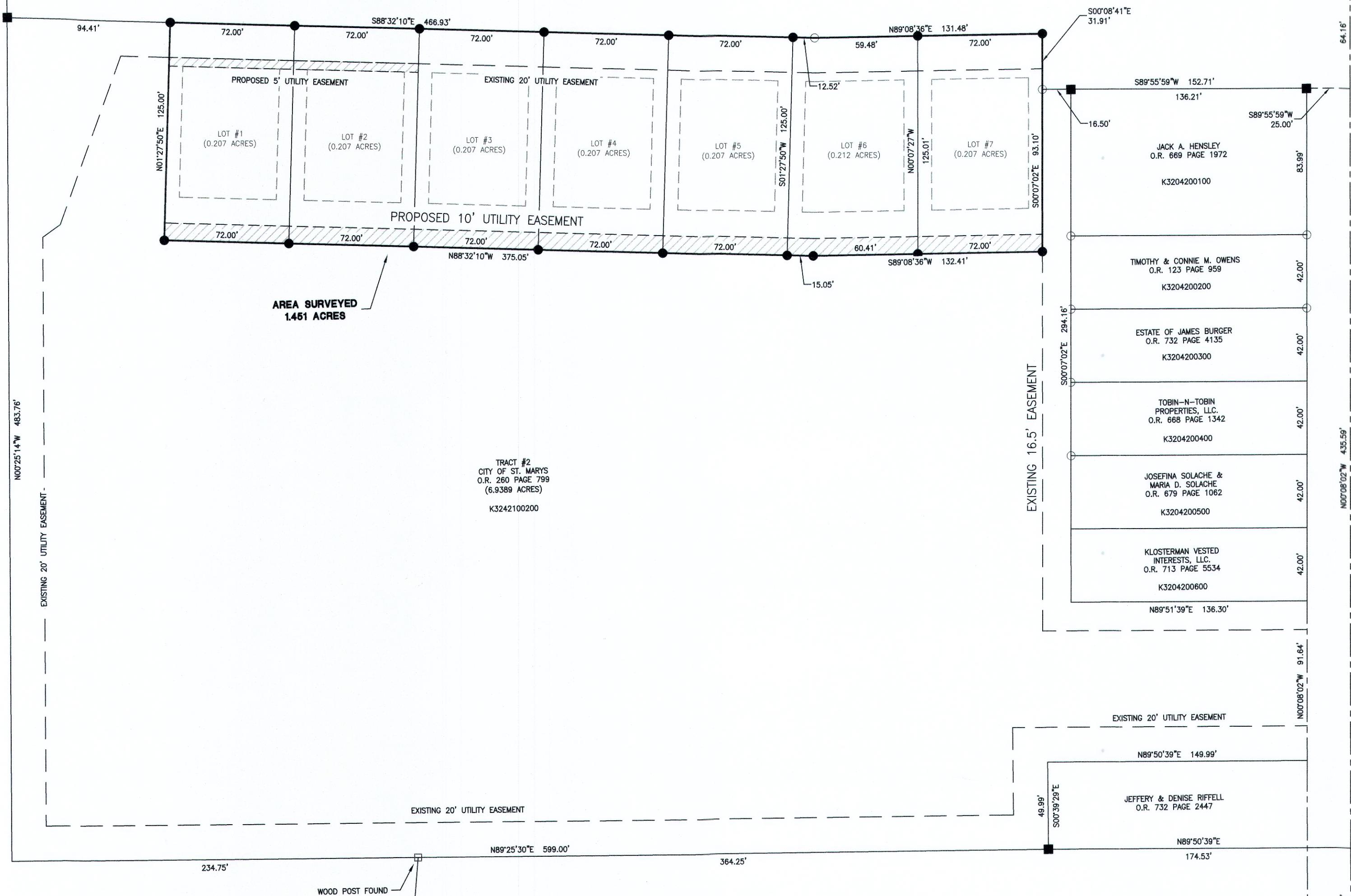
All utility easements and building setback lines shall be strictly adhered to as shown on the plat.

City of St. Marys, Owner

Date

WESTON STREET

CITY OF ST. MARYS
O.R. 253 PAGE 13
(1.49 ACRES)



ST. MARYS PLANNING COMMISSION

This plat was inspected and approved by us this
16th day of SEPTEMBER, 2025.

Chairperson

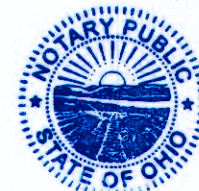
ACKNOWLEDGMENT

STATE OF OHIO
COUNTY OF AUGLAIZE:

The foregoing instrument was acknowledged before me this 23rd
day of September, 2025 by the City of St. Marys, Owner.

Andrea Ciampaglio
Notary

June 3, 2027
My commission expires:



ANDREA CIAMPAGLIO
Notary Public, State of Ohio
My Comm. Expires June 3, 2027

AUDITOR

Transferred and numbered this 25 day of Sept
2025.

Auglaize County Auditor

SOUTHEAST CORNER
OF SECTION 3

RECORDER'S CERTIFICATE

Filed this 25 day of September, 2025, at 1:35 o'clock.
Recorded this 25 day of September, 2025.

Plat Cabinet E, Slide 716.

Emily K. Schlenker
Auglaize County Recorder

202500004546 Pages: 1
Filed for Record in AUGLAIZE County, Ohio
Emily K. Schlenker, Recorder
09/25/2025 01:35 PM Recording Fees: \$43.20
PLAT CABINET PLAT E / p76 - p76