



96/20330

Description of 11.818 Acres

Situated in the State of Ohio, County of Fairfield, Greenfield Township, being part of the Northwest Quarter of Section 24, Township 15, Range 19, Congress Lands East of the Scioto, and being the same 11.79 acres conveyed to Judith K. Snyder as recorded in Deed Volume 452, Page 152 in the Fairfield County Recorder's Office and being more particularly described as follows:

Commencing at a railroad spike set at the Northeast corner of the Northwest Quarter of Section 24 and being in the centerline of Coonpath Road NW (County Road 31);

Thence along the centerline of Coonpath Road NW and the northerly line of Section 24, **North 87° 35' 41" West** for a distance of **1102.50 feet** to the **True Point of Beginning**;

Thence along the westerly line of a 24.19-acre tract of land conveyed to Richard W. Snyder and Judith K. Snyder by deed of record in Deed Volume 438, Page 505, **South 01° 57' 44" West** for a distance of **507.50 feet** to an iron pin set (passing an iron pin set at 30.00 feet);

Thence continuing along the westerly line of said 24.19-acre tract of land, **South 87° 47' 27" East** for a distance of **399.69 feet** to an 3/4" iron pipe found;

Thence continuing along the westerly line of said 24.19-acre tract of land, **South 02° 23' 27" West** for a distance of **707.15 feet** to an 3/4" iron pipe found on the northeasterly corner of an 8.93-acre tract of land conveyed to Richard D. Heimberger and Lilliam Heimberger by deed of record in Official Record 1516, Page 2118,

Thence along the northerly line of said 8.93-acre tract of land, **North 86° 56' 06" West** for a distance of **652.70 feet** to an iron pin set on the easterly line of a 20-acre tract of land conveyed to Richard D. Heimberger and Lilliam Heimberger by deed of record in Official Record 1516, Page 2118;

Thence along the easterly line of said 20 Acre tract of land and the easterly line of a 7.09-acre tract of land conveyed to Kristen Palonis and William P. Palonis by deed of record in Official Record 1680, Page 3132, **North 02° 31' 09" East** for a distance of **855.77 feet** to an iron pin set at the southwesterly corner of a 1.61-acre tract of land conveyed to Anthony E. Kordack and Denise S. Kordack by deed of record Deed Volume 652, Page 252;

Thence along the southerly line of said 1.61-acre tract of land, **South 87° 35' 43" East** for a distance of **200.34 feet** to a 3/4-inch iron pipe found at the southeasterly corner of said 1.61-acre tract;

Thence along the easterly line of said 1.61-acre tract, **North 01° 53' 07" East** for a distance of **350.00 feet** to a mag nail set on the centerline of Coonpath Road NW and the northerly line of Section 24 (passing an iron pin set at 320.00 feet)



Thence along said centerline and northerly section line, **South 87° 35' 41" East** for a distance of **50.00 feet** to the **True Point of Beginning**, containing **11.818 acres**, more or less, all of which is located in Auditor's Parcel Number 0130066500, subject however to all other legal rights of way, easements and agreements of record.

The bearings are based on ODOT VRS State Plane Coordinates, Ohio South Zone, NAD 83 (with 2007 Adjustment) with the centerline of Coonpath Road NW being North 87° 35' 41" West.

Iron pin set are 5/8" x 30" rebar topped by a yellow plastic cap stamped "PS NO. 7803 KORDA/NEMETH ENG."

This description is based on an actual field survey performed by or under the direct supervision of Daniel L. Quick, Register Surveyor 7803 in September 2021.

Daniel L. Quick, PS 7803
Korda/Nemeth Engineering, Inc.



10/11/21

Date

LEGAL DESCRIPTION AND PLAT
MEETS MINIMUM STANDARDS FOR
BOUNDARY SURVEYS. FAIRFIELD
COUNTY ENGINEER

BY DATE 10/14/21

LEGEND:

- ⊗ - Post found
- - 3/4" Ø Iron pipe fnd.
- ⊠ - 3/4" Sq. iron bar fnd.
- - 5/8"x30" Iron pin set
- ⊙ - 5/8" Iron pin found
- △ - Railroad spike found
- ▲ - Railroad spike set
- - Survey nail found
- - Survey nail set
- - Stone found
- Ⓜ - Monument box assembly found

Centerline/Section Line
R/W Right of Way Line
Adjoiner Parcel Line
Target Parcel Line

PLAT OF SURVEY

BEING PART OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 15, RANGE 19,
CONGRESS LANDS EAST OF THE SCIOTO, AND BEING THE SAME 11.79 ACRES CONVEYED
TO JUDITH K. SNYDER BY DEED VOLUME 452, PAGE 152,
GREENFIELD TOWNSHIP, FAIRFIELD COUNTY, STATE OF OHIO.

Basis of Bearings: the bearings shown upon this plat are based on ODOT VRS
State Plane Coordinates, Ohio South Zone, NAD 83 (with 2007 Adjustment) with
the centerline of Coonpath Road being N 87° 35' 41" W.

Scale 1" = 120 feet
0 30 60 120 240

POINT OF COMMENCEMENT
11.818 ACRE TRACT
NORTHEAST CORNER OF
NORTHWEST QUARTER
SECTION 24
SECTION 13
SECTION 24

POINT OF BEGINNING
11.818 ACRE TRACT

REFERENCES:

- 1) SURVEY BY ROBERT C. REEF DATED 5/3/71
- 2) SURVEY BY ROBERT C. REEF DATED 3/31/66
- 3) SURVEY BY THOMAS E TOBIN & ASSOC. DATED 6/5/79
- 4) SURVEY BY ROBERT C. REEF DATED 4/1/74
- 5) SURVEY BY LOUIS F. HAINES DATED 8/5/75
- 6) SURVEY BY ROBERT C REEF DATED 7/13/65
- 7) SURVEY BY TOBIN - MCFARLAND SURVEYING INC. DATED 6/25/97
- 8) SURVEY BY ROBERT C. REEF DATED 8/28/71
- 9) SURVEY BY TOBIN - MCFARLAND SURVEYING INC. DATED 4/28/99
- 10) SURVEY BY LOUIS F. HAINES DATED 4/28/76
- 11) DEEDS AS NOTED



KRISTEN PALONIS AND
WILLIAM P. PALONIS
O.R. 1680, PG. 3132
7.09 ACRES

RICHARD W. SNYDER AND
JUDITH K. SNYDER
D.V. 438, Pg. 505
24.19 ACRES
S 87°47'27" E 399.69'

RICHARD D. HEIMBERGER AND
LILLIAN HEIMBERGER
O.R. 1516, PG. 2118
20 ACRES

COONPATH ROAD NORTHWEST
JUDITH K. SNYDER
DV 452 PG 152
PARCEL NO. 0130066500
11.818 ACRES

RICHARD W. SNYDER AND
JUDITH K. SNYDER
D.V. 438, Pg. 505
24.19 ACRES

N 86°56'06" W 652.70'

RICHARD D. HEIMBERGER AND
LILLIAN HEIMBERGER
O.R. 1516, PG. 2118
8.93 ACRES



CERTIFICATION:

I hereby certify that this plat is a true and correct representation of a
survey performed under my responsible direction and supervision and is
correct to the best of my knowledge.

Daniel L. Quick
REGISTERED SURVEYOR NO.7803

10/11/21
DATE

Survey requested by: Charles Snyder

PLAT OF SURVEY

COONPATH ROAD NW

KORDA

Korda/Nemeth Engineering, Inc - Consulting Engineers
1650 Watermark Drive, Suite 200 - Columbus, Ohio 43215-7010
TEL 614-487-1650 FAX 614-487-3881 WEB www.korda.com

DATE	JOB#
Oct. 11, 2021	2021-7434
REVISED	DRAWN
	DRH
DWG.	CHK'D.
	DLQ

