

STATE OF OHIO
DEPARTMENT OF HIGHWAYS

LUC - 25 - 8.98

CITY OF TOLEDO, LUCAS COUNTY

RIGHT OF WAY ONLY

FEDERAL ROAD DIV	STATE	PROJECT
2	OHIO	U-385-8

LUCAS COUNTY
LUC - 25 - 8.98
LUC 24-25.48 - 26.79

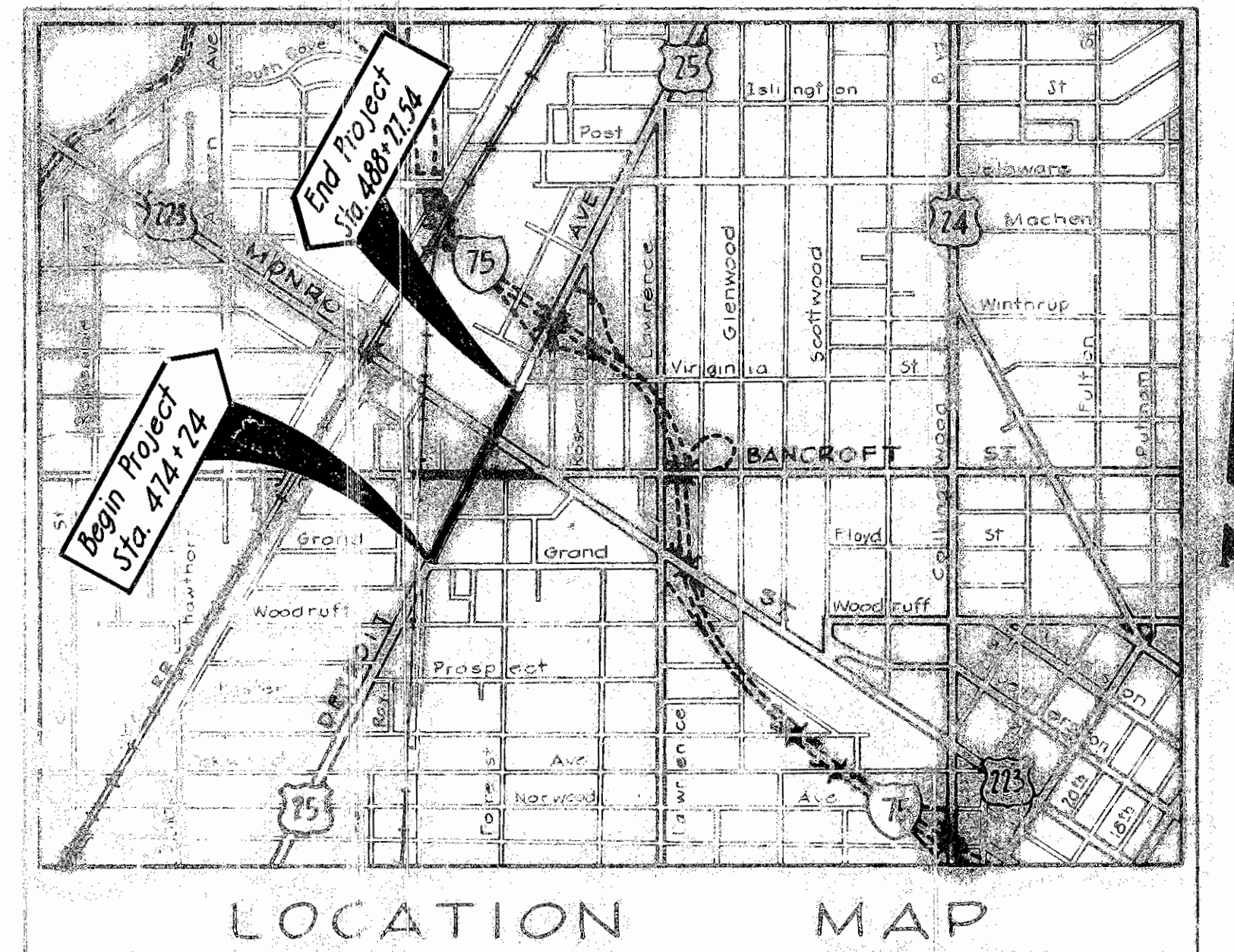
1969 SPECIFICATIONS

CONVENTIONAL SIGNS

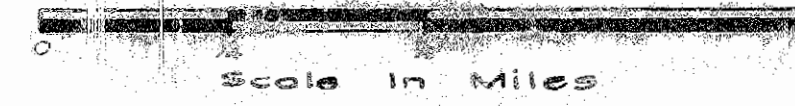
Section Line.....	Pole Lines.....	Telephone.....	power.....
Center Line.....	Underground Utilities.....	indicate.....	
Property Line.....	Trees or Stumps.....	existing O remove X	
Fence Line.....	Construction Limits.....		
Railroads.....	Existing Right-of-Way.....		
	Design Right-of-Way.....		
	Parcel Number.....	Ⓟ	R/W

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Portion to be Improved.....
Federal Roads.....
Proposed IR 75.....
Other Roads.....



SCALES

The Right-of-Way for this improvement will be provided by the State of Ohio

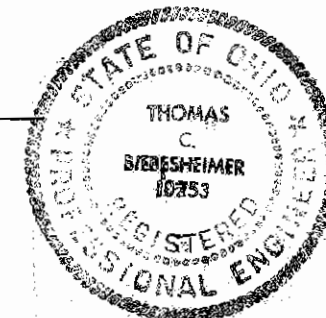
Approved _____
Date _____ Division Deputy Director

Approved _____
Date _____ Deputy Director of Right-of-Way

Approved _____
Date _____ Director of Highways

Plans Prepared By:
T.C. BIEBESHEIMER ENGINEERING CO.
Toledo, Ohio

BY: T.C. Biebesheimer
Registered Professional Engineer
DATE: Feb. 20th 1969 18253
Certificate No.



FILE NO.	LUCAS COUNTY	LUC-25-9.04
DATE OF SETTING		19
CONTRACT NO.		

DEPARTMENT OF TRANSPORTATION
BUREAU OF PUBLIC ROADS

APPROVED:

DIVISION ENGINEER _____ DATE _____

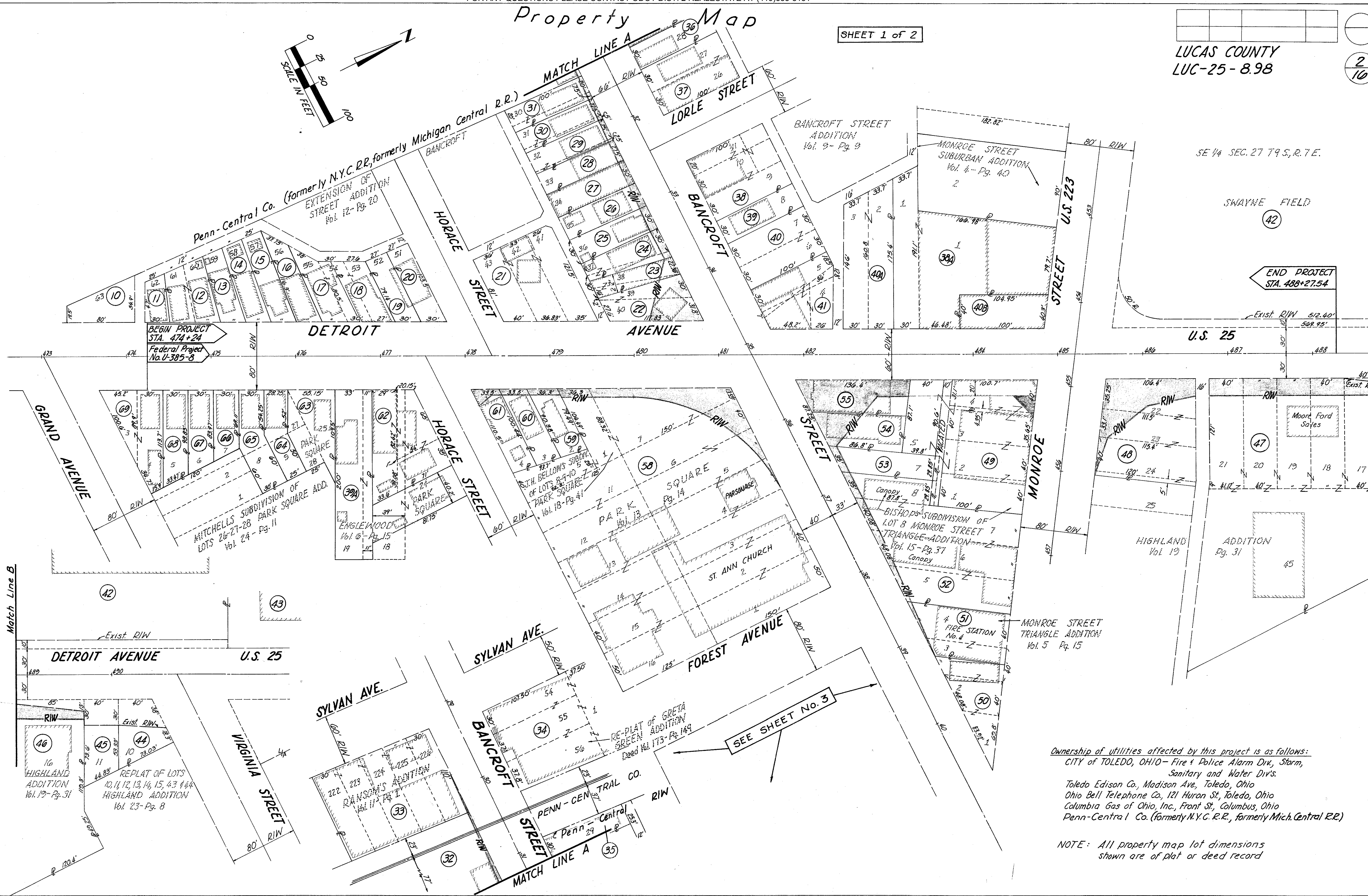
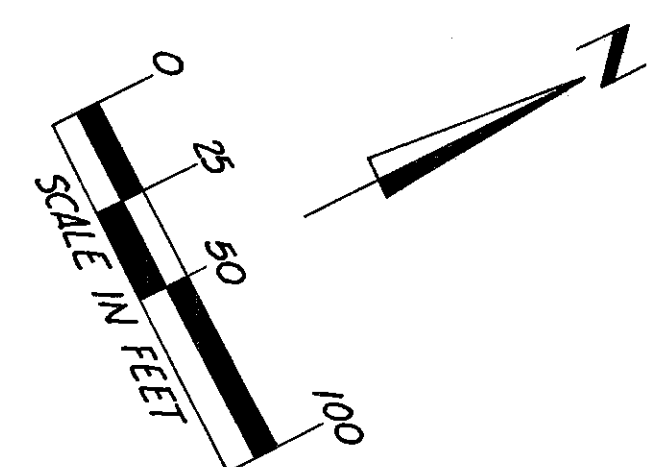
R-30218 #18 C-118

Property Map

SHEET 1 of 2

LUCAS COUNTY
LUC-25-8.98

2
10



BEGIN PROJECT
STA. 474+24
Federal Project
No. U-395-8

END PROJECT
STA. 488+27.54

Ownership of utilities affected by this project is as follows:
CITY of TOLEDO, OHIO - Fire & Police Alarm Div., Storm,
Sanitary and Water Div's.
Toledo Edison Co., Madison Ave., Toledo, Ohio
Ohio Bell Telephone Co., 121 Huron St., Toledo, Ohio
Columbia Gas of Ohio, Inc., Front St., Columbus, Ohio
Penn-Central Co. (Formerly N.Y.C. R.R., formerly Mich. Central R.R.)

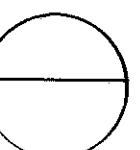
NOTE: All property map lot dimensions
shown are of plat or deed record

Property Map

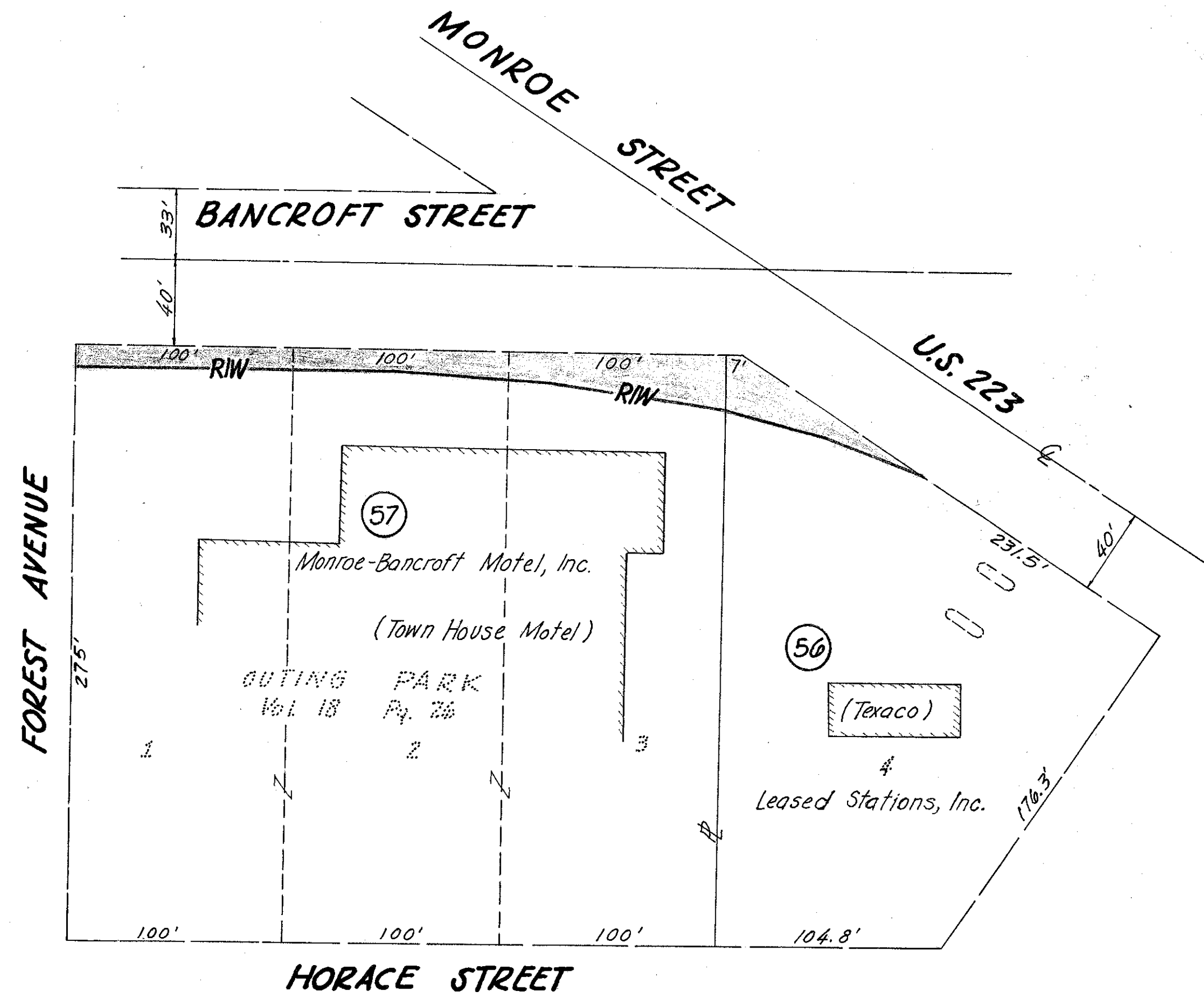
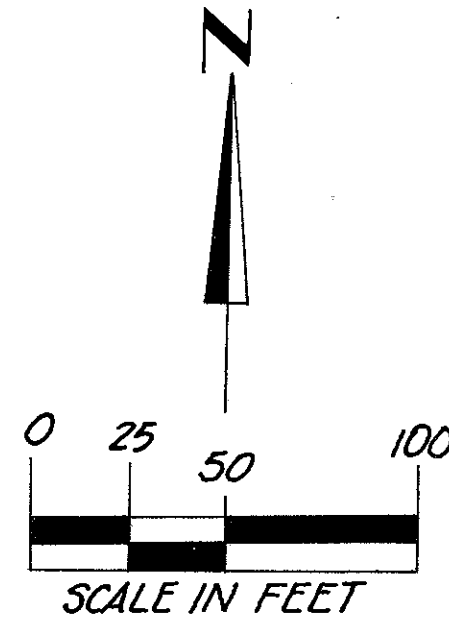
SHEET 2 of 2

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LUCAS COUNTY
LUC-25-8.98



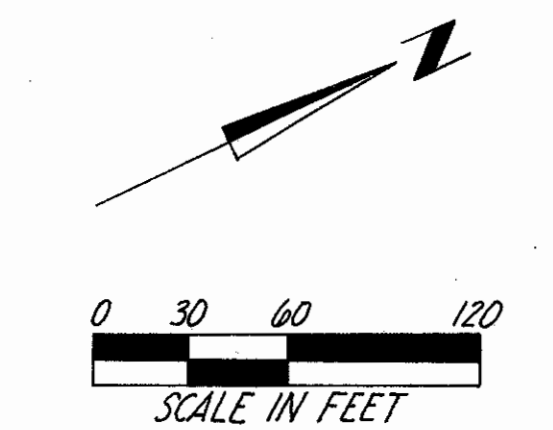
3/10



State of Ohio, Department of Highways
CENTERLINE SURVEY PLAT
 Detroit Avenue-U.S. 25 (Sec. 8.98)
 City of Toledo, Lucas Co., Ohio
 Sections 27 & 34, Town 9 South, Range 7 East

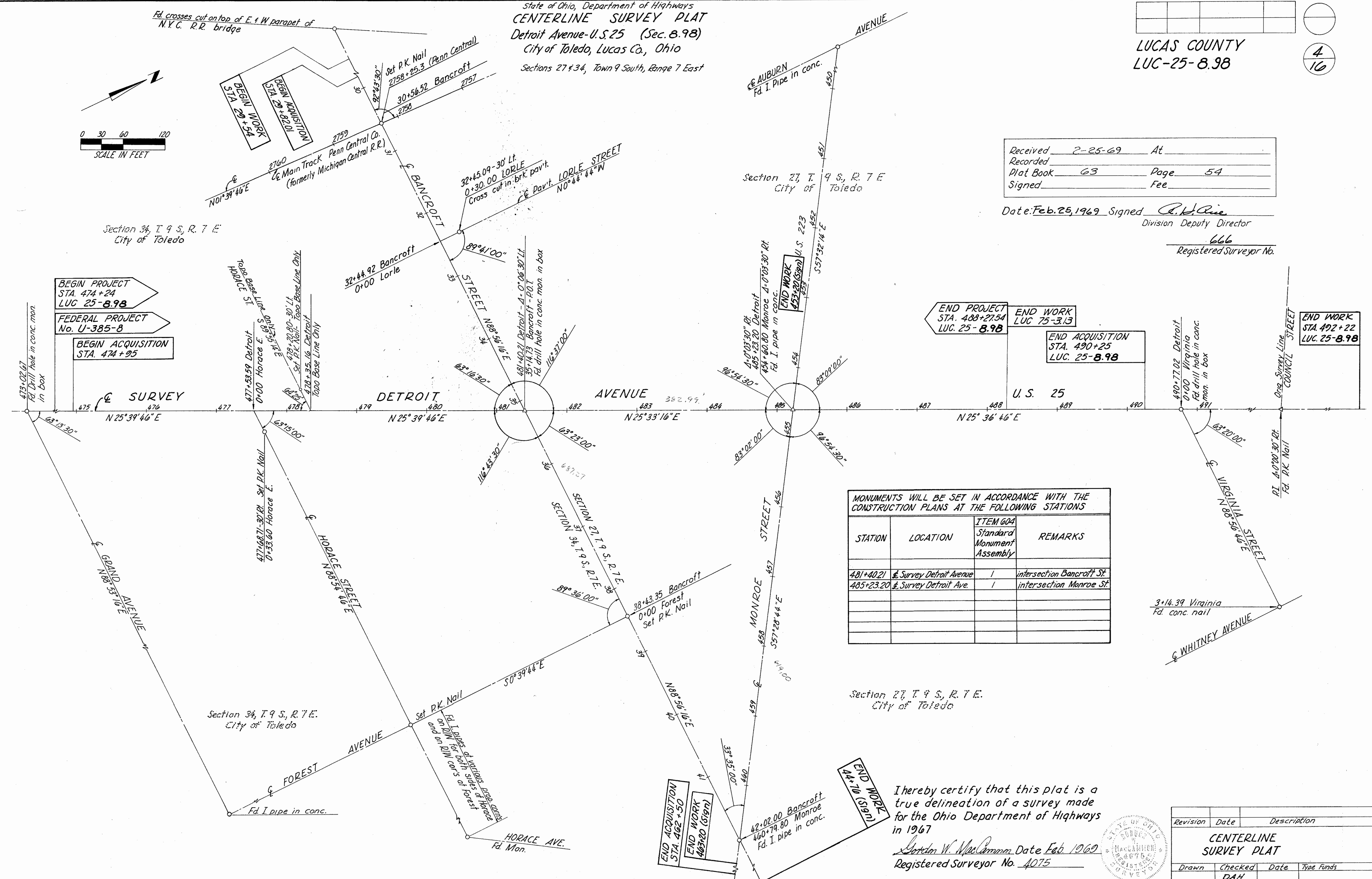
LUCAS COUNTY
 LUC-25-8.98

4
 16



Received 2-25-69 At _____
 Recorded _____
 Plat Book 63 Page 54
 Signed _____ Fee _____

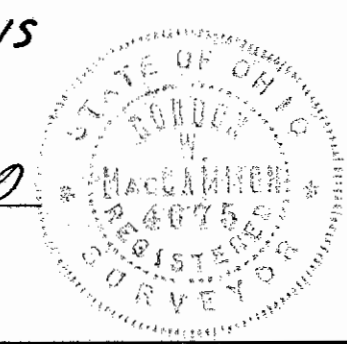
Date: Feb. 25, 1969 Signed R. H. Rice
 Division Deputy Director
666
 Registered Surveyor No.



MONUMENTS WILL BE SET IN ACCORDANCE WITH THE CONSTRUCTION PLANS AT THE FOLLOWING STATIONS

STATION	LOCATION	ITEM 604 Standard Monument Assembly	REMARKS
481+40.21	& Survey Detroit Avenue	1	intersection Bancroft St.
485+23.20	& Survey Detroit Ave.	1	intersection Monroe St.

I hereby certify that this plat is a true delineation of a survey made for the Ohio Department of Highways in 1967
 Gordon W. MacCammie Date Feb. 1969
 Registered Surveyor No. 4075



Revision	Date	Description

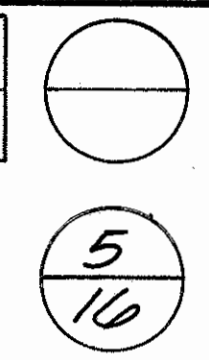
CENTERLINE SURVEY PLAT

Drawn	Checked	Date	Type Funds

SUMMARY OF ADDITIONAL RIGHT OF WAY REQUIRED

Sheet 1 of 3

LUCAS COUNTY
LUC-25-8.98



No. of owners to negotiate with = 36
No. of parcels requiring building removal = 8 (10 buildings)

PARCEL NO.	OWNER	DEED RECORD		DEED AREA SQ. FT.	TOTAL P.R.O. SQ. FT.	GROSS TAKE SQ. FT.	PRO. IN TAKE SQ. FT.	TO BE ACQUIRED		NET RESIDUE SQ. FT.		SHEET NO.	TYPE FUNDS	REMARKS
		VOL.	PAGE					LAND NET SQ. FT.	BUILDING	LEFT	RIGHT			
10	Hugh H. DRIGGS & Howard H. DRIGGS, Jr.	1504	431									8	URBAN	
11	Ramon GARCIA	1558	20									8		
12	Eby & Carrie JACKSON	1756	17									8		
13	Otto G. & Margie A. HEINZEROTH	1918	573									8		
14	Barbara Ann REASONOVER	1885	295									8		
15	Willie P. & Emma Mae TANKS	1758, 1758	423, 425									8		
		1758	424											
16	Beadie HOBBS	1746, 1882	151, 412									8		
17	Sylvester W. & Cecelia M. HOFFMAN	1855	184									8		
18	Nathan LEVEY	1087	317									8		
19	Alma DUQUETTE	1900	433									8		
20	Alma L. DUQUETTE	1124	573									8		
21	BONDED OIL COMPANY	890, 890	72, 73									8		
22	Kathryn SHAPIRO	1883, 1883	609, 610	*4530		2348		2348	YES	2182	8, 10, 12, 14			Removal of 1 Stb. Fr. Comm. bldg. & billboard
23	George J. GILSDORF	857, 1847	549, 520	2236		418		418	YES	1818	8, 10, 12, 14			Removal of 2 Stb. Brick Comm. bldg. (Plumbing & Heating)
23WA											8, 10, 12, 14			
24	Eileen BRYAN & John Patrick DUFFEY 1/2	1979	455	*3100		392		392		2714	10 & 12			construct steps, housewalk & regrade slopes
24 T	a.k.a. John P. DUFFY							185						
25	Fred D. & Alice W. CENTENNI	1294	67	*2992		301		301		2091	10 & 12			Entrance remodeling to enter into R/W negotiations
25WA-1											10 & 12			regrade slopes
25WA-2											10 & 12			regrade slopes
26	Elizabeth BARHYDT	1093, 1058	210, 333	*2992		274		274		2718	10 & 12			construct steps and regrade slopes
26 T								175			10 & 12			
27	Paul GRACE	1676	308	*2992		247		247	YES	2745	10 & 12			Removal of 1 Stb. Brick Comm. bldg. (Moving Co.)
27WA											10 & 12			
28	John & Eloise M. DULLELLA	1032	583	*2743		203		203	YES	2540	10 & 12			Removal of 2 Stb. Brick Comm. bldg. (Food Market)
28WA											10 & 12			
29	Benjamin L. Rhodes	1944	45	*2743		180		180		2503	10 & 12			construct housewalk & regrade slopes
29 T								94			10 & 12			
30	BLAIR REALTY and INVESTMENT COMPANY	1909	777	*2743		158		158		2585	10			construct housewalk & regrade slopes
30 T								117			10			
31	Frank K. MILEY	1956	3	*2743		135		135		2608	10			construct housewalk & regrade slopes
31 T								140			10			
32	PENN-CENTRAL CO. (formerly Mich. Central R.R.)							301						Highway Easement
32 T	(See Summary on Sheet No. 16)							126						Temporary Easement
33	ALLOY FOUNDERS, INC.	745, 859	109, 409	16,500		37		37		16,403	10			construct walk
33WA		Misc. 15	261								10			
34	ALLEN A. SMITH COMPANY	1271	252									10		
35	Leonard PACITTI	1751	527									10		
36	Ike LEVETON	459	305									10		
37WA	Benjamin R. ODLAND	920, 1057	188, 200									10		construct drive approach
38	BUECHE BUILDING COMPANY	1597, 1890	131, 308									10		
		1879	290											
38A		1597, 1597	121, 125									9	URBAN	

MAJOR PARCELS INVOLVED:
St. Ann's Catholic Church
Fort Industry Masonic Temple
Moore Ford Auto Sales
City of Toledo, Fire Station *4

* Area computations based on prorated or calculated distances

Note: Unless noted otherwise, residues are derived by subtracting GROSS TAKE from DEED AREA

Revision	Date	Description
5	6-22-71	Parcel 32 & 32T, Areas Added
4	5-13-70	Par. 24, Owner Change
3	1-23-70	Par. 33 Name Change
2	12-6-69	Par. 31 Owner Change
1	12-2-69	Par. 29 Owner Change

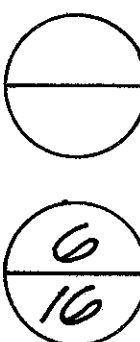
Summary of Additional Right of Way Required

Drawn	Checked	Date	Type Funds
	DAH	Feb 69	

SUMMARY OF ADDITIONAL RIGHT OF WAY REQUIRED

Sheet 2 of 3

LUCAS COUNTY
LUC-25-8.98



PARCEL NO.	OWNER	DEED RECORD		DEED AREA SQ. FT.	TOTAL P.R.O. SQ. FT.	GROSS TAKE SQ. FT.	PRO. IN TAKE SQ. FT.	TO BE ACQUIRED		NET RESIDUE SQ. FT.		SHEET NO.	TYPE FUNDS	REMARKS
		VOL.	PAGE					LAND NET SQ. FT.	BUILDING	LEFT	RIGHT			
39	Frances L. NICKELSEN	1845	183									10	URBAN	
39A T	Frances L. NICKELSEN, Reo, Robert FLOURNOY, Jr. L.C.	2169	365					458				8		construct drive approach, housewalk & regrade slopes
40	TOLEDO TRUST COMPANY	1604	378									10 & 8		
40A		1410	381									9		
40B		906/1051	472/335									9		
41	Manuel ZIMMERMAN	1425 1425	548 530			106		106	Yes			8 & 10		Par. bought by City of Toledo, Vol. 2055, Pg. 270, Owner to remove bldg. in Jan. or Feb. 1972
42WA	GROMARCO, INC.	1647	27									9 & 13		replace paving in rear of new walk, remove existing island & construct drive approach to remove light pole & base.
42SA		1689	78											
43	TOLEDO EDISON COMPANY											9		
44	Willa Mae HARRIS	1915	13									9		
45	Henry T. & Charlotte Rose BUCKLAND	1816	97									9		
46	THE BAR-MER COMPANY	921	139	17,653		1105		1105		10,548		9		
46 T								867				9		construct drive approaches, retaining walls and steps- Parcel 46 SA. To lower water line by others.
46 SA														
47	J. M. BROWNING & SONS, INC.	1713	320	60,431		3901		3901		50,530		9		
47 T								3053				9		construct drive approaches, special curb, steps and regrade part of parking area
48	MOORE FORD SALES, INC.	1891	278	13,611		4412		4412		9199	9,13,15	9,13,15		construct special curb & regrade part of parking lot
48 T								1126						
49	SHELL OIL COMPANY	1952 1952	442 443	16,994		202		202		10,792	9,13,15	URBAN		Deed area includes portion of vacated alley but excludes 20' strip off West side Lots 4 & 5
50	STANDARD OIL COMPANY	400 942	502 93									10 & 11	STATE	
51	CITY OF TOLEDO	180	428	*6210		107		107		6103		10	URBAN	
51 WA		184	107									10		construct drive approach & regrade
52	MONCROFT REALTY COMPANY	644 1728	383 242	*21,800		995		995		20,805		10		Deed area includes portion of vacated alley construct drive approaches and regrade part of parking lot - Canopies overlap proposed ROW
52 T		619	501					1038				10		
53	TOLEDO TRUST COMPANY, Trustee	1737	409	*3622		243		243		3379		10		Deed area includes portion of vacated alley construct drive approach and regrade part of parking lot
53 T								173				10		
54	Robert B. HOLMES	1545 1637	174 214	*3990		1262		1262	YES	2734	9,10,14	9,10,14		No access to Cong. bik. garage provided Removal of 2 Stb. Frame Residence
54 WA														
55	FORT INDUSTRY MASONIC TEMPLE	706 706	387 388	*5021		3999		3999	YES	1022	9,10,14	9,10,14	URBAN	Removal of 2 Stb. Brick bldg. (Vacant)
55 WA														
56	LEASED STATIONS, INC.	1778	274	35,779		1198		1198		34,581		11	STATE	
56 T								1547				11		Construct drive approach & regrade entrance area
57	MONROE-BANCROFT MOTEL, INC.	1866	197	88,500		3668		3668		78,832	11 & 10	11 & 10	STATE	Removal of sign construct drive approach & regrade part of parking area
57 T								2095						

* Area computations based on prorated or calculated distances

Note: Unless noted otherwise, residues are derived by subtracting GROSS TAKE from DEED AREA

Revision	Date	Description
6	11/27/71	Par. 41, Take area added
5	10/18/71	Parcel 42 SA added
4	7/15/70	Parcel 46 SA added
3	1/23/70	Area change Par. 43
2	12/16/69	Par. 39A, Added Land Contract
1	12/9/69	Removed 49 WA

Summary of Additional Right of Way Required

Drawn	Checked	Date	Type Funds
	DAH	Feb 69	

SUMMARY OF ADDITIONAL RIGHT OF WAY REQUIRED

Sheet 3 of 3

LUCAS COUNTY
LUC-25-8.98

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10

PARCEL NO.	OWNER	DEED RECORD		DEED AREA SQ. FT.	TOTAL P.R.O. SQ. FT.	GROSS TAKE SQ. FT.	PRO. IN TAKE SQ. FT.	TO BE ACQUIRED		NET RESIDUE SQ. FT.		SHEET NO.	TYPE FUNDS	REMARKS
		VOL.	PAGE					LAND NET SQ. FT.	BUILDING	LEFT	RIGHT			
58 58T	John A. DONOVAN, BISHOP OF TOLEDO	1910	727	82,528	—	4472	—	4472	—	78,056	—	8,10,14 8,10,14	URBAN	construct drive approach, retaining wall, steps, walks and regrade parking lot and slopes
59 59T	Mae M. COLEMAN & Elizabeth WINZELER	1411	275	2760	—	218	—	218	—	2542	—	8 8		construct steps, housewalk & regrade slopes
60 60WA	Elma C. BORLAND	999	353	2862	—	201	—	201	—	2661	—	8 8		construct steps and housewalk
61 61 WA	Henry Lee CLARK	1746	329	3164	—	356	—	356	YES	2808	—	8 8		Removal of 1 Stb. Frame Comm. bldg & 2 Stb. Frame Residence
62T	Ulysses S. NIX	1686 1859	105 316	8575	—	—	—	202	—	—	—	8		construct steps, housewalks, & regrade slopes
63T	THE TOLEDO BLADE COMPANY	1511	462	4845	—	—	—	013	—	—	—	8		construct drive approach, steps, walk & regrade part of parking lot
64T	Willie B. & June E. BOYD	1798	475	2902	—	—	—	99	—	—	—	8		construct steps, housewalk & regrade slopes
65WA	Verlean Spells	1935	359	3050	—	—	—	—	—	—	—	8		construct steps & walk
66WA	Odus & Ophelia COOKSEY	1874	319	2290	—	—	—	—	—	—	—	8		construct drive approach & steps
67WA	Cornell & Elizabeth LEWIS	1894	132	2742	—	—	—	—	—	—	—	8		construct drive approach
68	Wilbur Afranzo WILLIAMS	1643 1792	423 92	—	—	—	—	—	—	—	—	8		
69	George WILCOX	1400 1505	231 223	—	—	—	—	—	—	—	—	8	URBAN	

Note: Unless noted otherwise, residues are derived by subtracting GROSS TAKE from DEED AREA

Revision	Date	Description
2	12-6-69	Par 60 Spelling correction
1	6-27-69	Par 65, Owner change

Summary of Additional Right of Way Required

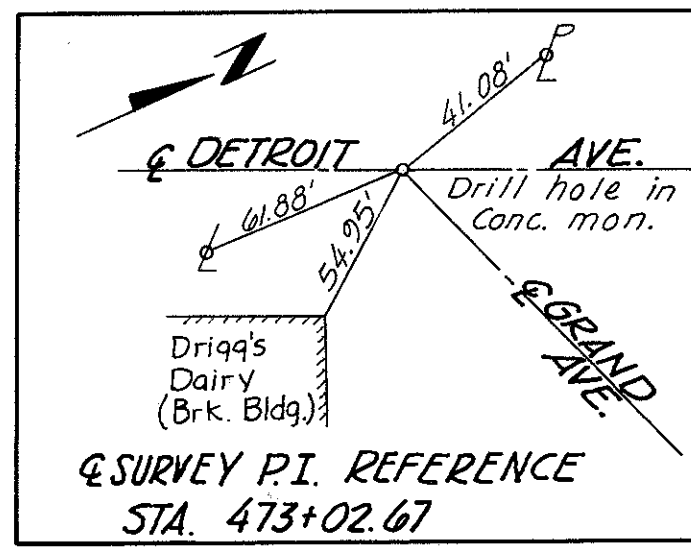
Drawn	Checked	Date	Type Funds
	DAH	Feb 69	

Begin Sheet Sta. 472+00

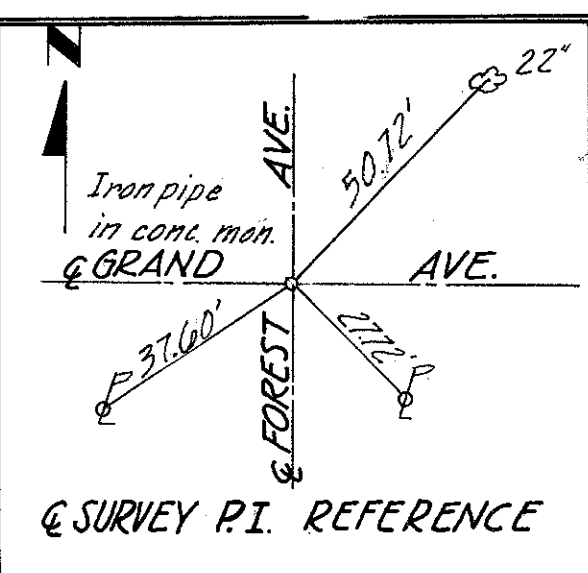
Sta. 477+00

Sta. 477+00

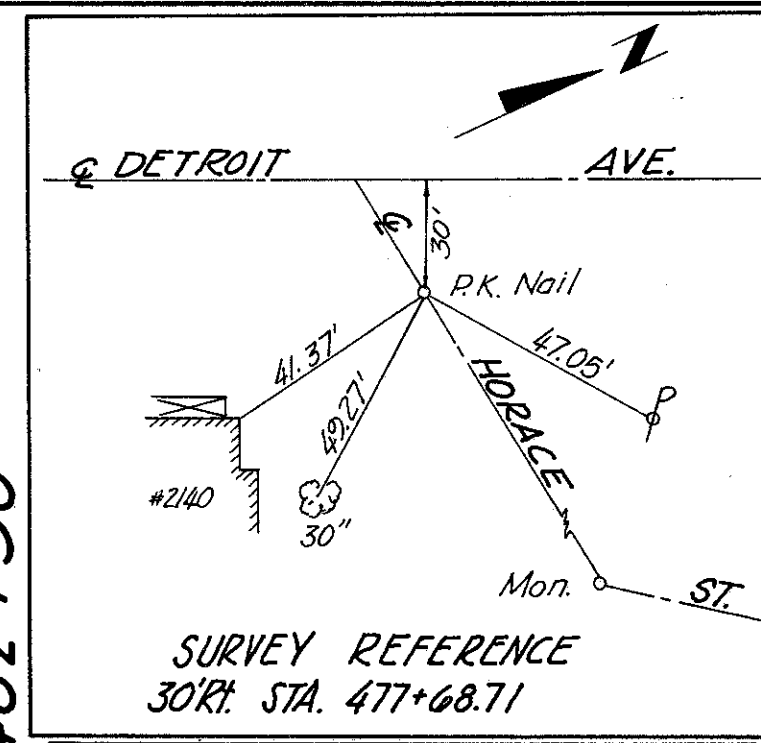
Sta. 482+50



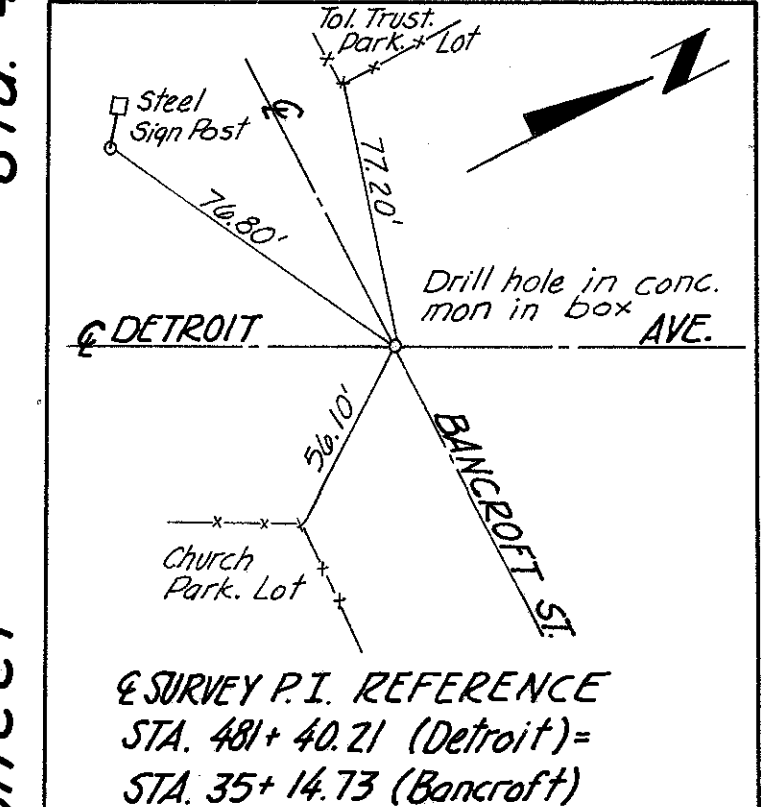
DRILL HOLE IN CONC. MON.
SURVEY P.I. REFERENCE
STA. 473+02.67



IRON PIPE IN CONC. MON.
SURVEY P.I. REFERENCE



SURVEY REFERENCE
30' R.I. STA. 477+68.71

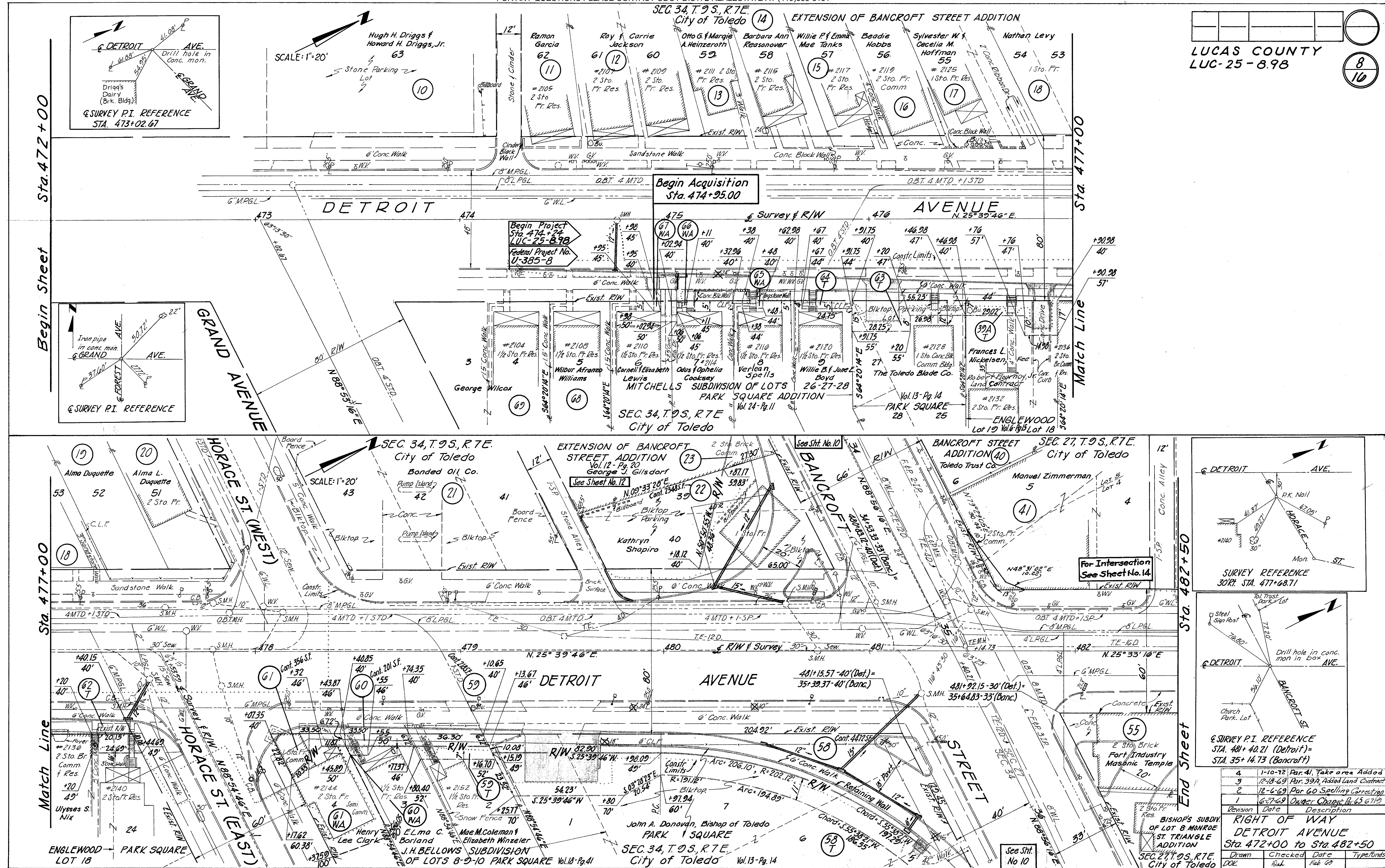


SURVEY P.I. REFERENCE
STA. 481+40.21 (Detroit)=
STA. 35+14.73 (Bancroft)

Revision	Date	Description
4	1-10-72	Par. 41, Take area Added
3	12-18-69	Par. 39A, Added Land Contract
2	12-6-69	Par. 60, Spalling Correction
1	6-27-69	Owner Change Pl. 65 6719

**RIGHT OF WAY
DETROIT AVENUE
Sta. 472+00 to Sta. 482+50**

Drawn	Checked	Date	Type/Fonds
DOK	Hub	Feb 69	



Begin Acquisition
Sta. 474+95.00

Begin Project
Sta. 474+24
LUC-25-8.98
Federal Project No.
U-385-8

For Intersection
See Sheet No. 14

See Sht.
No 10

John A. Donovan, Bishop of Toledo
PARK SQUARE
SEC. 34, T. 0 S., R. 7 E.
City of Toledo Vol. 13 - Pg. 14

J.H. BELLOW'S SUBDIVISION
OF LOTS 8-9-10 PARK SQUARE Vol. 18 - Pg. 41

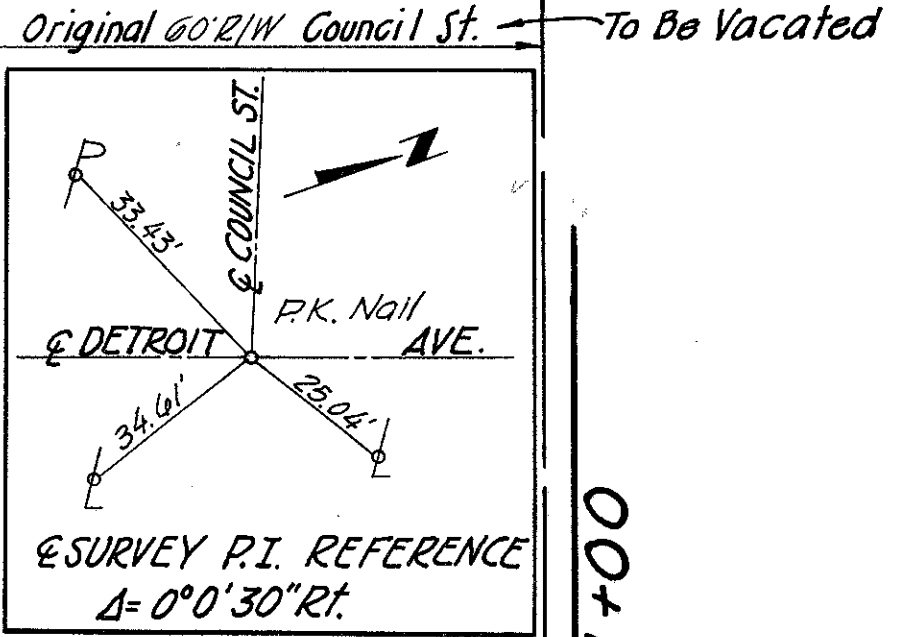
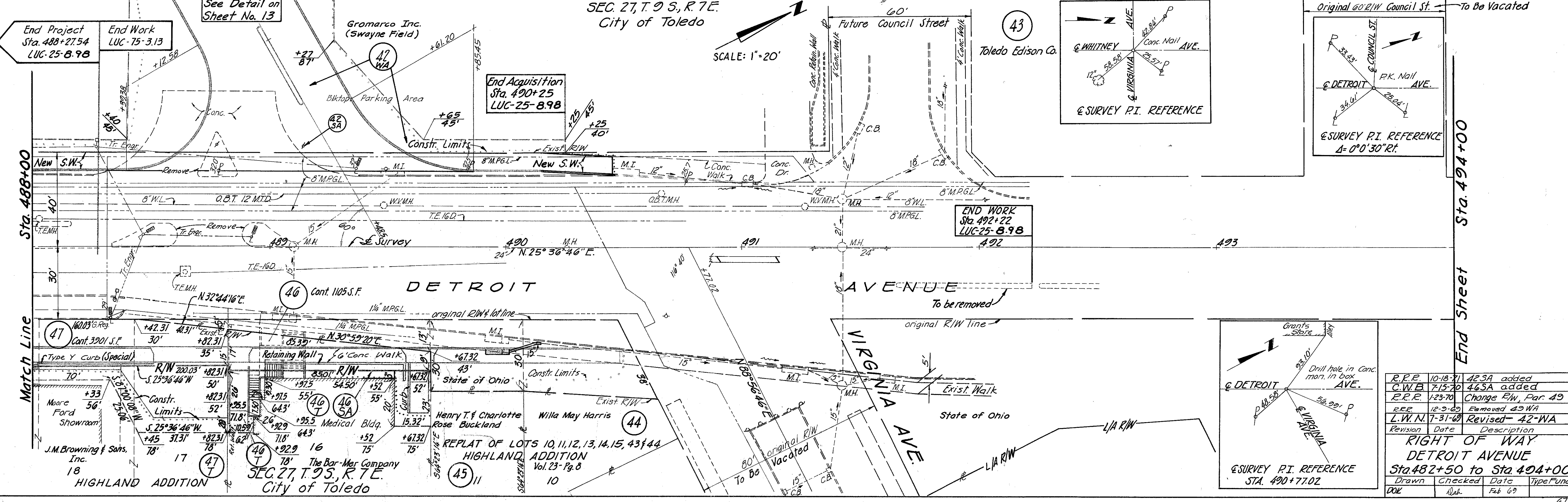
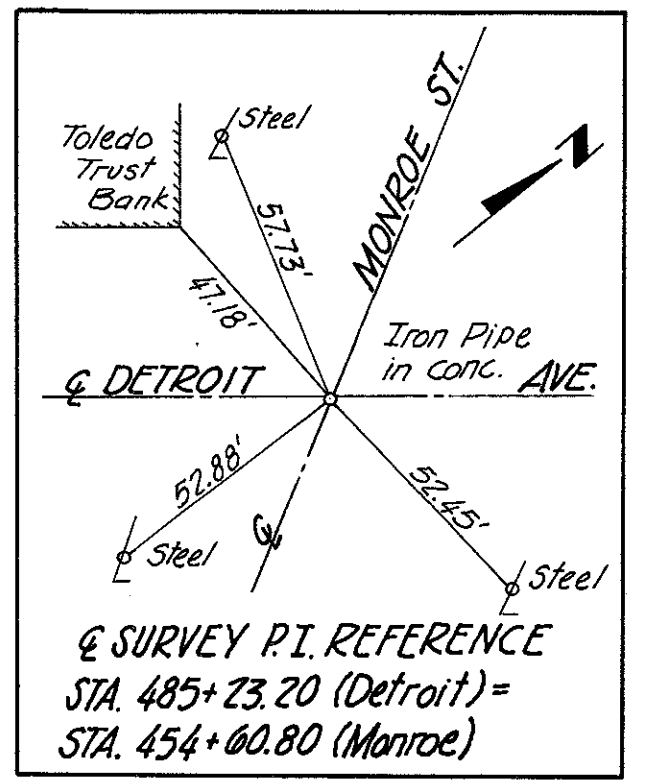
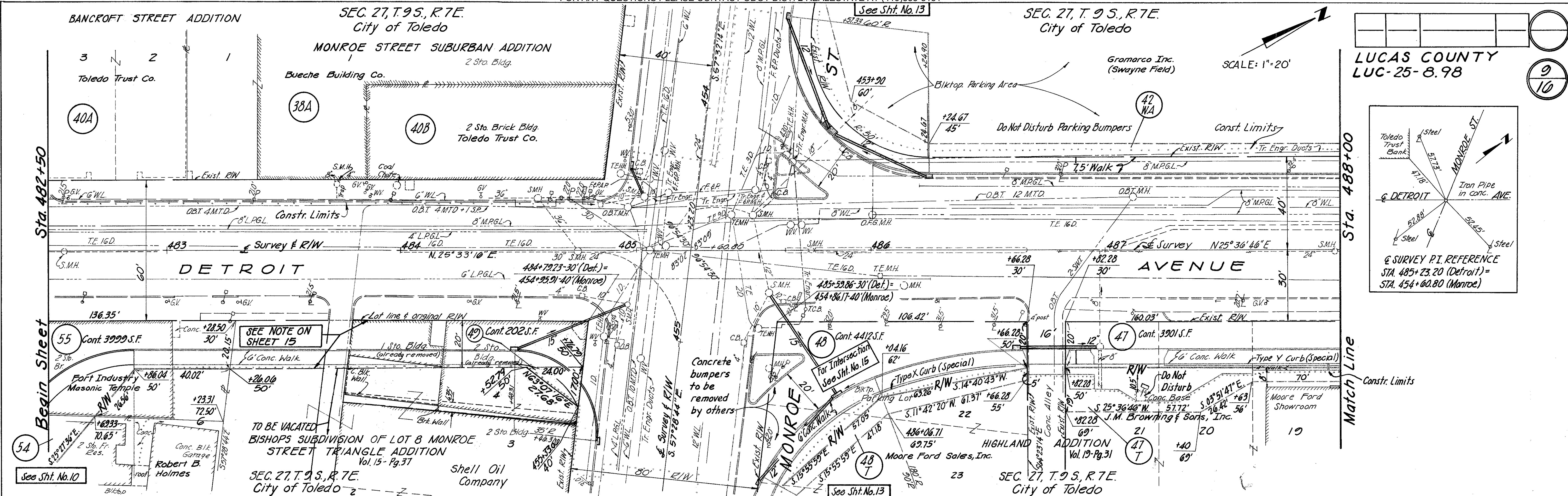
BISHOP'S SUBDY.
OF LOT 8 MONROE
ST. TRIANGLE
ADDITION
SEC. 27, T. 0 S., R. 7 E.
City of Toledo

See Sht. No. 13

SCALE: 1"=20'

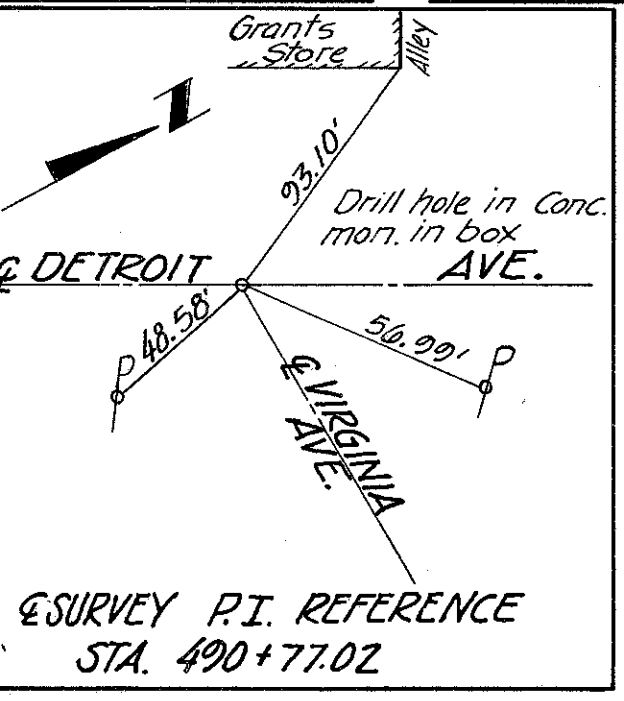
LUCAS COUNTY
LUC-25-8.98

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Revision	Date	Description
R.P.R.	10-18-71	42SA added
C.W.B.	7-15-70	46SA added
R.P.R.	1-23-70	Change B/W, Par. 49
R.E.E.	12-5-69	Removed 42WA
L.W.N.	7-31-69	Revised- 42-WA

RIGHT OF WAY DETROIT AVENUE Sta. 482+50 to Sta. 494+00			
Drawn	Checked	Date	Type/Funds
DKK	DKK	Feb 69	



End Project
Sta. 488+27.54
LUC-25-8.98

End Work
LUC-75-3.13

See Detail on
Sheet No. 13

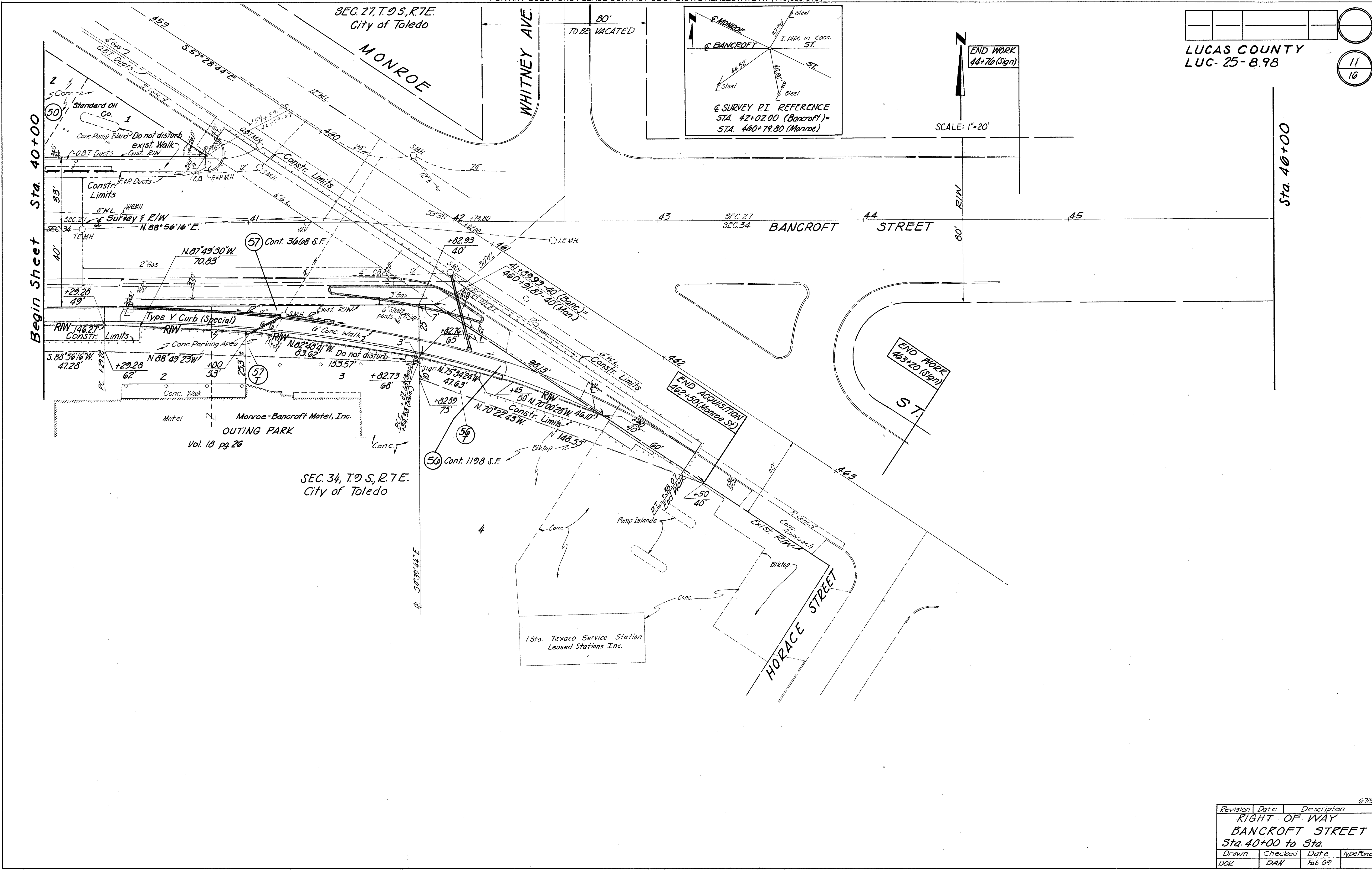
End Acquisition
Sta. 490+25
LUC-25-8.98

END WORK
Sta. 492+22
LUC-25-8.98

Sta. 488+00
Sta. 494+00

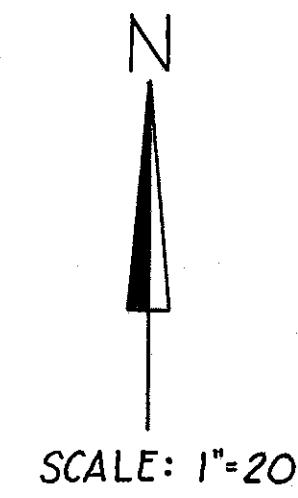
LUCAS COUNTY
LUC-25-8.98

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Revision	Date	Description
RIGHT OF WAY BANCROFT STREET Sta. 40+00 to Sta.		
Drawn	Checked	Date
DOK	DAH	Feb 69

6719

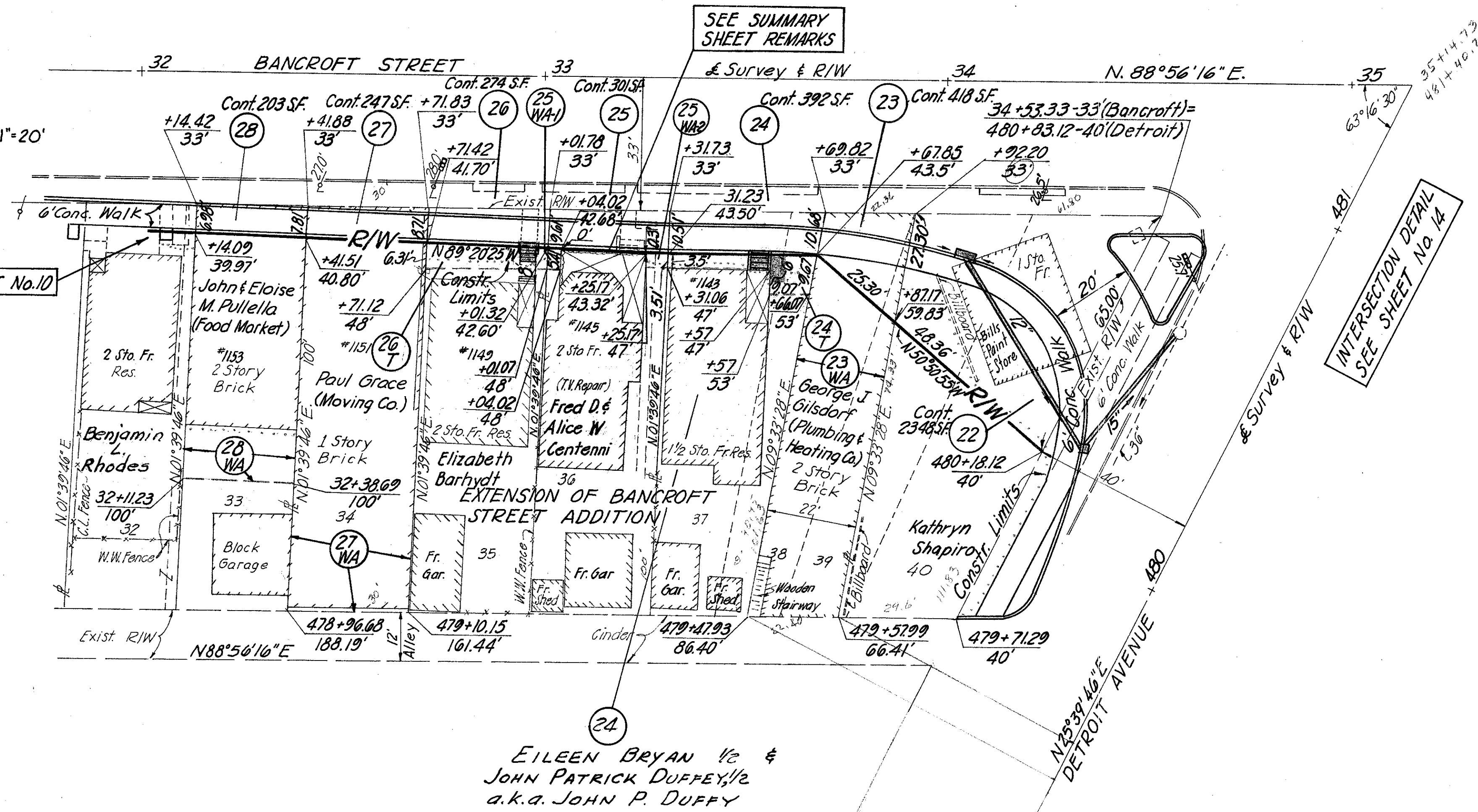


SCALE: 1"=20'

SEE SHEET No. 10

SEE SUMMARY SHEET REMARKS

INTERSECTION DETAIL SEE SHEET No. 14



EILEEN BRYAN 1/2 &
JOHN PATRICK DUFFEY, 1/2
a.k.a. JOHN P. DUFFY

2	5-13-70	Par. 24, Owner Change
1	12-2-69	Par. 23, Owner Change
Revision	Date	Description
RIGHT OF WAY DETAIL - AREA BOUNDED BY BANCROFT - DETROIT & 12' ALLEY		
Drawn	Checked	Date
	DAH	Feb 69

SEC. 27, T. 9 S., R. 7 E.
City of Toledo

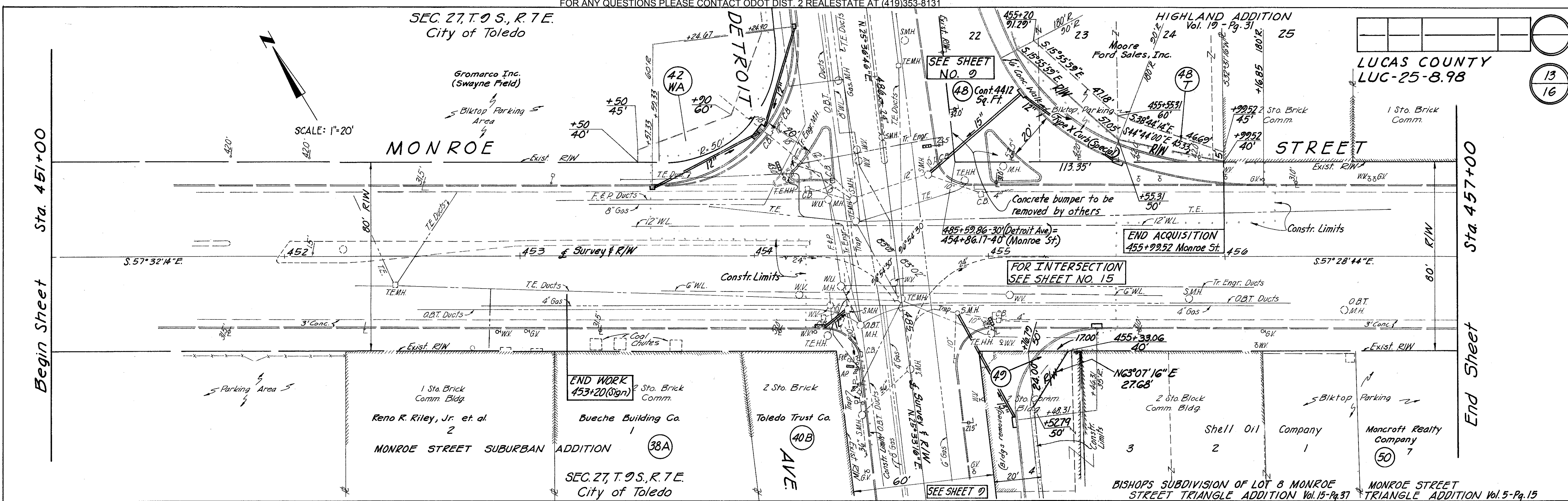
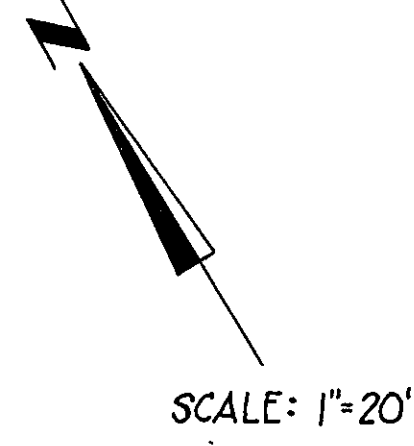
HIGHLAND ADDITION
Vol. 19 - Pg. 31

LUCAS COUNTY
LUC-25-8.98

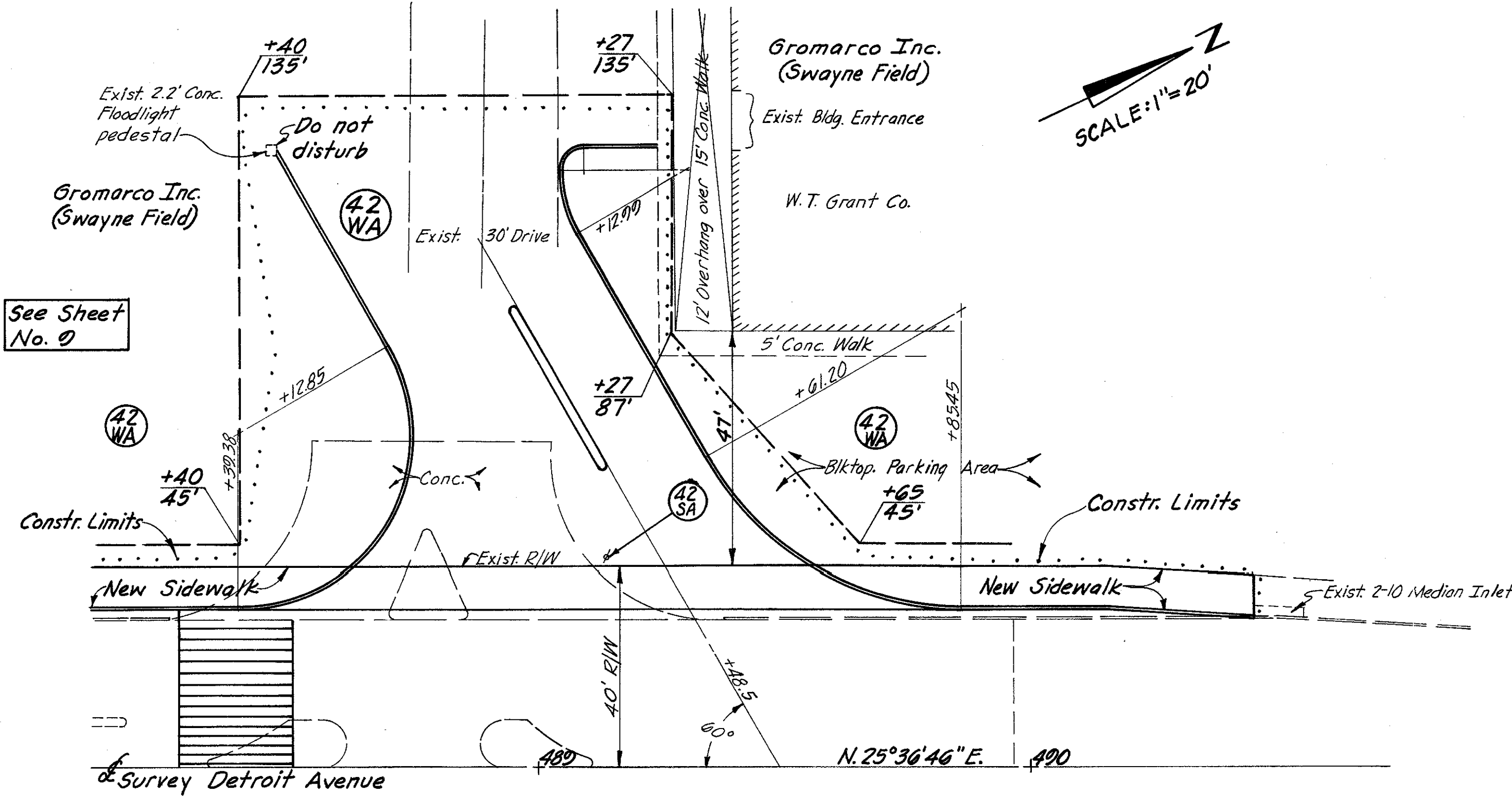
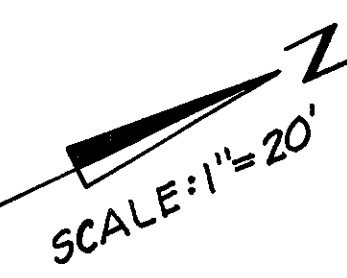
13
16

Begin Sheet
Sta. 451+00

End Sheet
Sta. 457+00



SEC. 27, T. 9 S., R. 7 E.
City of Toledo



Revision	Date	Description
R.P.R.	10-18-71	Added 42 SA
R.P.R.	1-23-70	Changed SW on Par. 49
R.P.R.	12-3-69	Removed 49 WA
L.W.N.	7-31-69	Revised-42-WA

Drawn	Checked	Date	Type/Finds
DKK	DAH	Feb 69	

RIGHT OF WAY
MONROE STREET
Sta. 451+00 to Sta. 457+00

SEC. 27, T.9S., R.7E., CITY OF TOLEDO

LUCAS COUNTY
LUC-25-8.98

14
10

SCALE: 1" = 20'

BANCROFT STREET ADDITION

SEE SHEET 9

BISHOPS SUBDIVISION OF LOT 8
MONROE STREET TRIANGLE
ADDITION
Vol. 15 Pg. 37

BANCROFT

STREET

SEE SHEET 10

SEE SHEET 10

FOREST AVE.

EXTENSION OF BANCROFT
STREET ADDITION
Vol. 12 Pg. 20

SEE SHEET 12

John A. Donovan, Bishop of Toledo

PARK SQUARE
Vol. 13 Pg. 14

J.H. BELLONS SUBDIVISION OF
LOTS 8-9-10 PARK SQUARE
Vol. 18 Pg. 41

SEE SHEET 8

SEC. 34, T.9S., R.7E., CITY OF TOLEDO

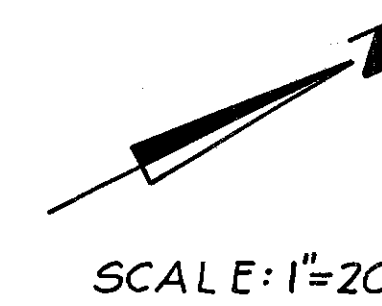
1-10-72 Part. 41, Take area added 6719			
Revision	Date	Description	
BANCROFT & DETROIT INTERSECTION			
Drawn	Checked	Date	Type Funds
K.L.M.	DAH	Feb 69	

SEC. 27, T. 9 S., R. 7 E., CITY OF TOLEDO

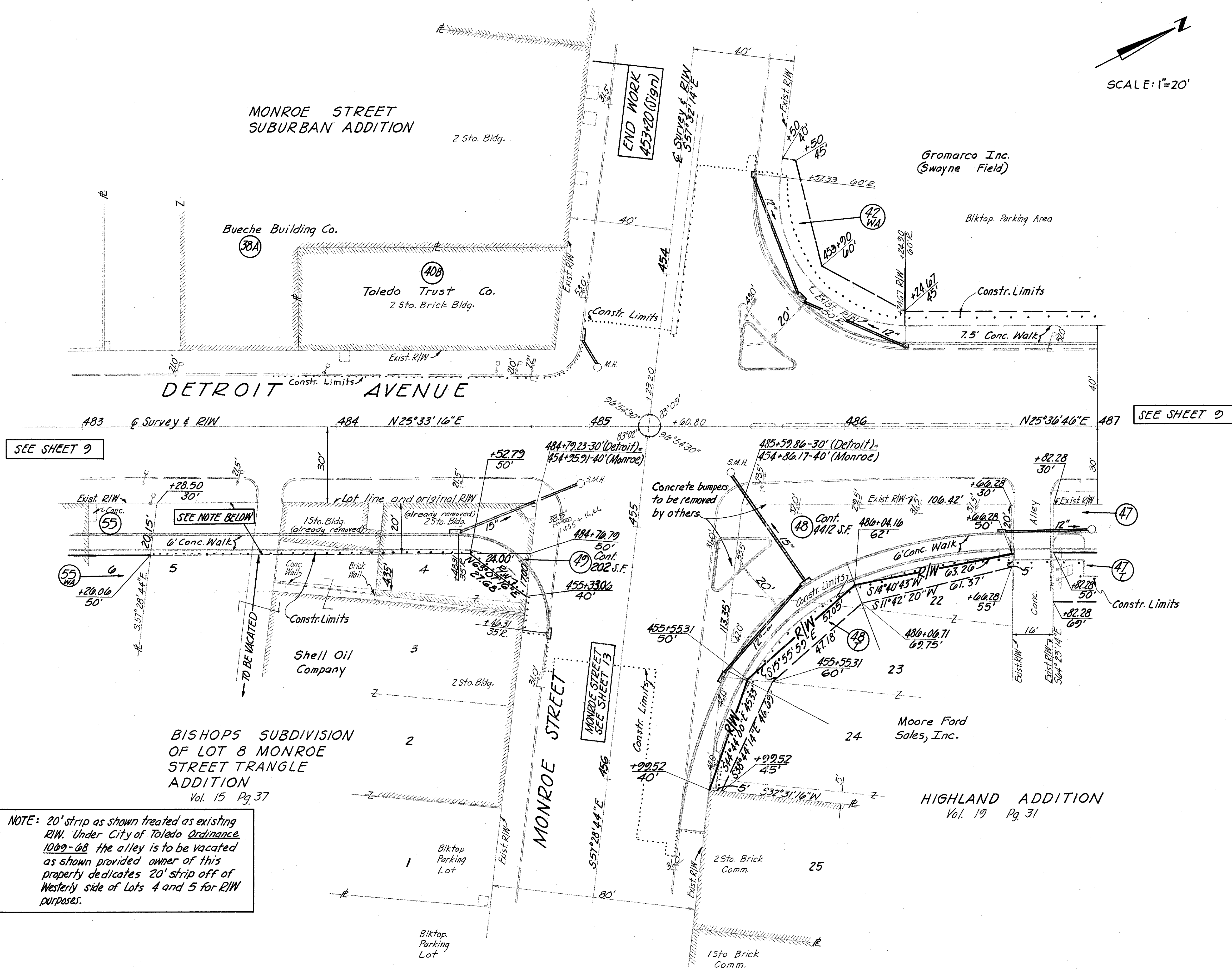
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LUCAS COUNTY
LUC-25-8.98

15
16



SCALE: 1"=20'



SEE SHEET 9

SEE SHEET 9

BISHOPS SUBDIVISION
OF LOT 8 MONROE
STREET TRANGLE
ADDITION
Vol. 15 Pg. 37

NOTE: 20' strip as shown treated as existing
R/W. Under City of Toledo Ordinance
1069-68 the alley is to be vacated
as shown provided owner of this
property dedicates 20' strip off of
Westerly side of Lots 4 and 5 for R/W
purposes.

SEC. 27, T. 9 S., R. 7 E., CITY OF TOLEDO

P.R.R.	1-23-70	R/W change, Par. 42	6119
REVISION	12-2-69	Removed 42 WA	
Revision	Date	Description	
MONROE & DETROIT INTERSECTION			
Drawn	Checked	Date	Type Funds
L.W.N.	DAH	Feb 69	

RIGHT OF WAY PLAN

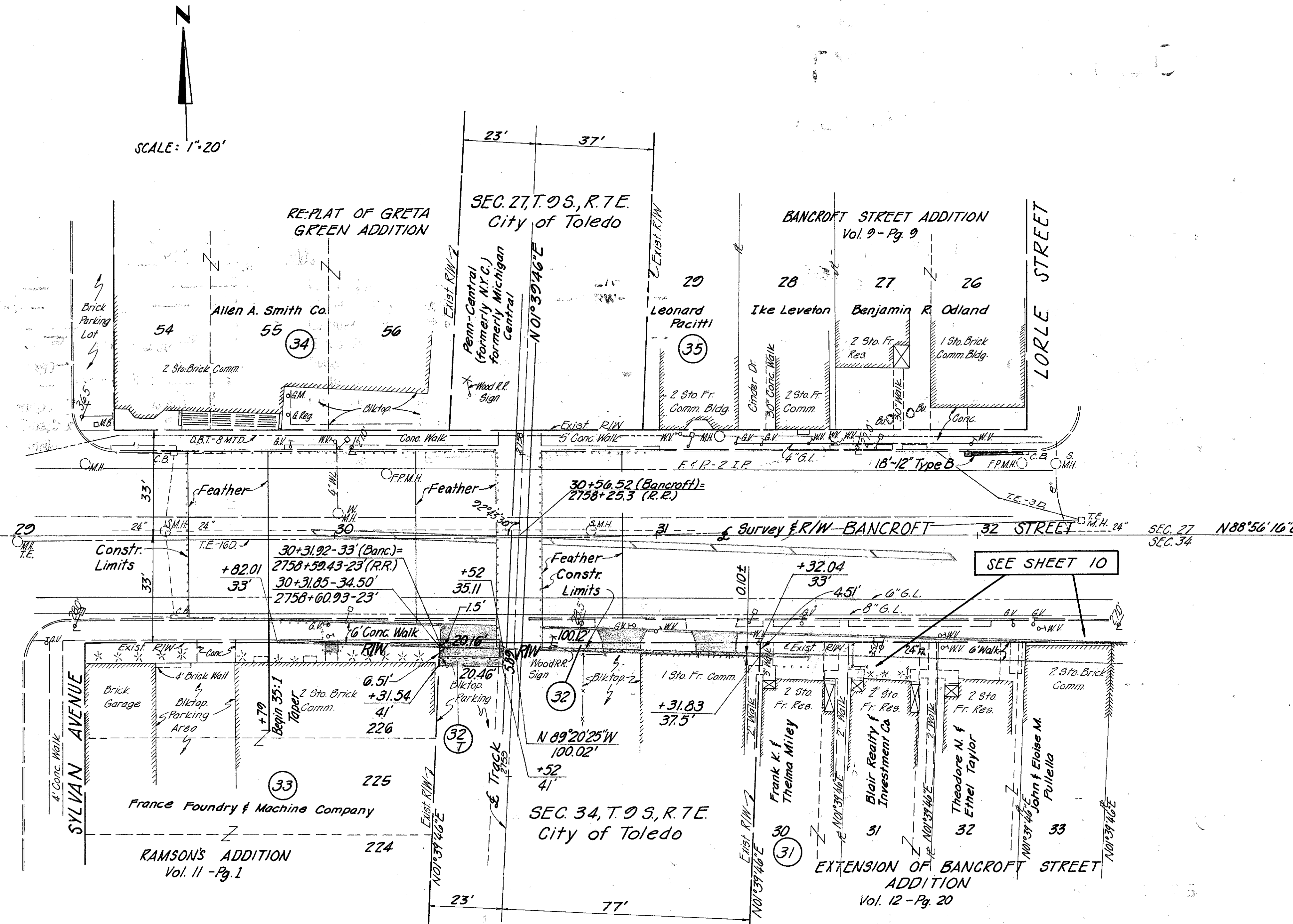
PENN CENTRAL CO. (Formerly Michigan Central R.R.)
CROSSING AT BANCROFT STREET

SHEET 1 of 1

LUCAS COUNTY
LUC-25-8.98



SCALE: 1"=20'



PARCEL No.	EASEMENT REQUIRED	AREA SQ. FT.	SHEET No.
32	Highway	301	10 & 16
32T	Temporary	126	10 & 16

Stations shown are referred to the Michigan Central R.R. Co. (now Penn Central Co.) "Right of Way and Track Map" Station 2745+00 to Station 2851+20, Sheet No. I-Ohio-4

Distance from M.P. 53 (Sta. 2745+00) to the intersection of the centerline of main track with the centerline of Bancroft Street (Sta. 2758+25.3) is 1265.3'

Revision	Date	Description	
		RIGHT OF WAY PLAN	
		PENN CENTRAL CO. (form. Mich. Central R.R.)	
		AT BANCROFT STREET	
Drawn	Checked	Date	Type Funds
DOK	DAH	Feb 69	