

# RIGHT OF WAY LEGEND SHEET

## WIL-34-1.87

WILLIAMS COUNTY  
FLORENCE TOWNSHIP  
VILAGE OF EDON

SEC. 16, 17, 20, 21, T-7-N, R-1-E

UTILITY OWNERS	
TYPE	NAME & ADDRESS
GAS	OHIO GAS P.O. BOX 528 BRYAN, OHIO 43506 8800-331-7396
MUNICIPAL	VILLAGE OF EDON 108 EAST INDIANA STREET EDON, OHIO 43518 419-272-2152
COMMUNICATIONS	FRONTIER NORTH 300 WEST GYPSY LANE ROAD BUILDING A BOWLING GREEN, OH 43402 419-354-9452
ELECTRIC	TOLEDO EDISON 6099 ANGOLA ROAD HOLLAND, OHIO 43528 419-249-5218

**PROJECT DESCRIPTION**  
 PROJECT CONSISTS OF REPLACING EXISTING CURB RAMP AT THE INTERSECTION OF SR 34 AND SR 49. PERFORM NECESSARY RELATED WORK.

**PROJECT CONTROL**  
 BASIS OF BEARING - BEARINGS SHOWN HEREON ARE BASED UPON OHIO STATE PLANE COORDINATE SYSTEM (NORTH ZONE) NAD83 (CORS 96) AND ARE FOR THIS PROJECT ONLY.

STATE PLANE GRID - OHIO NORTH NAD83(CORS96)  
 PROJECT ADJUSTMENT FACTOR - 1.0000

**PLANS PREPARED BY:**  
 FIRM NAME: ODOT - DISTRICT 2  
 PLANS PREPARED BY: JOREY SUMMERSETT  
 FIELD REVIEW BY: RONALD J. LUMBREZER  
 DATE COMPLETED: 05/03/2012  
 OWNERSHIP VERIFIED BY: RONALD J. LUMBREZER  
 DATE COMPLETED: 05/02/2012  
 DATE COMPLETED: 06/13/2012

**NOTES:** THE LOCATION OF THE UNDERGROUND UTILITIES SHOWN ON THE PLANS ARE OBTAINED FROM THE OWNER OF THE UTILITIES AS REQUIRED BY SECTION 153.64 O.R.C.

- MONUMENT LEGEND**
- DRILL HOLE SET
  - I.P.S. IRON PIN SET W/ ID CAP
  - P.K. NAIL FOUND
  - MAG NAIL SET
  - RAILROAD SPIKE SET

- STRUCTURE KEY**
- RESIDENTIAL
  - COMMERCIAL
  - ▨ OUT-BUILDING

**LEGEND**  
 SH = STANDARD HIGHWAY EASEMENT

**INDEX OF SHEETS:**

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**CONVENTIONAL SYMBOLS**

County Line	-----	Railroad	or -----	Break Line Symbol	Example
Township Line	-----	Guardrail (Ex)	-----	Tree (Pr)	☼, Tree (Ex) ☼, Shrub (Ex) ☼
Section Line	-----	Construction Limits	-----	Tree (Remove)	☼, Shrub (Remove) ☼
Corporation Line	----- or -----	Edge of Pavement (Ex)	-----	Evergreen (Ex)	☼, Stump ☼
Fence Line (Ex)	x-x-(Pr)	Edge of Pavement (Pr)	-----	Evergreen (Remove)	☼, Stump (Remove) ☼
Center Line	-----	Edge of Shoulder (Ex)	-----	Wetland (Pr)	☼, Grass (Pr) ☼, Aerial Target ☼
Right of Way (Ex)	----- Ex R/W	Edge of Shoulder (Pr)	-----	Post (Ex)	○, Mailbox (Ex) ☼, Mailbox (Pr) ☼
Right of Way (Pr)	----- R/W	Ditch / Creek (Ex)	-----	Light (Ex)	☼, Telephone Marker (Ex) TEL
Standard Highway Ease. (Ex)	----- Ex SH	Ditch / Creek (Pr)	-----	Fire Hydrant (Ex)	☼, Water Meter (Ex) ☼
Temporary Right of Way	----- TMP	Tree Line (Ex)	-----	Water Valve (Ex)	☼, Utility Valve Unknown (Ex.) ☼
Channel Ease. (Pr)	----- CH	Ownership Hook Symbol	Example	Telephone Pole (Ex)	☼, Power Pole (Ex) ☼
Utility Ease. (Ex)	----- Ex U	Property Line Symbol	Example	Light Pole (Ex)	☼

I, Ronald J. Lumbrezer, P. S. conducted a survey of the existing conditions for the Ohio Department of Transportation in September of 2011. The results of the survey are contained herein.

The horizontal coordinates expressed herein are based on the Ohio State Plane Coordinate System, North Zone. Coordinates were established using the ODOT VRS System. The Horizontal Datum is NAD 83, (CORS 96) and the Vertical Datum is NAVD88 (GPS Derived) with Geoid 09. The Map Projection was a Lamber Conformal Conic Two Parallel. The Project Coordinates are relative to State Plane Grid Coordinates (US Survey Foot) by a Project combined scale factor for this project of 1.000.

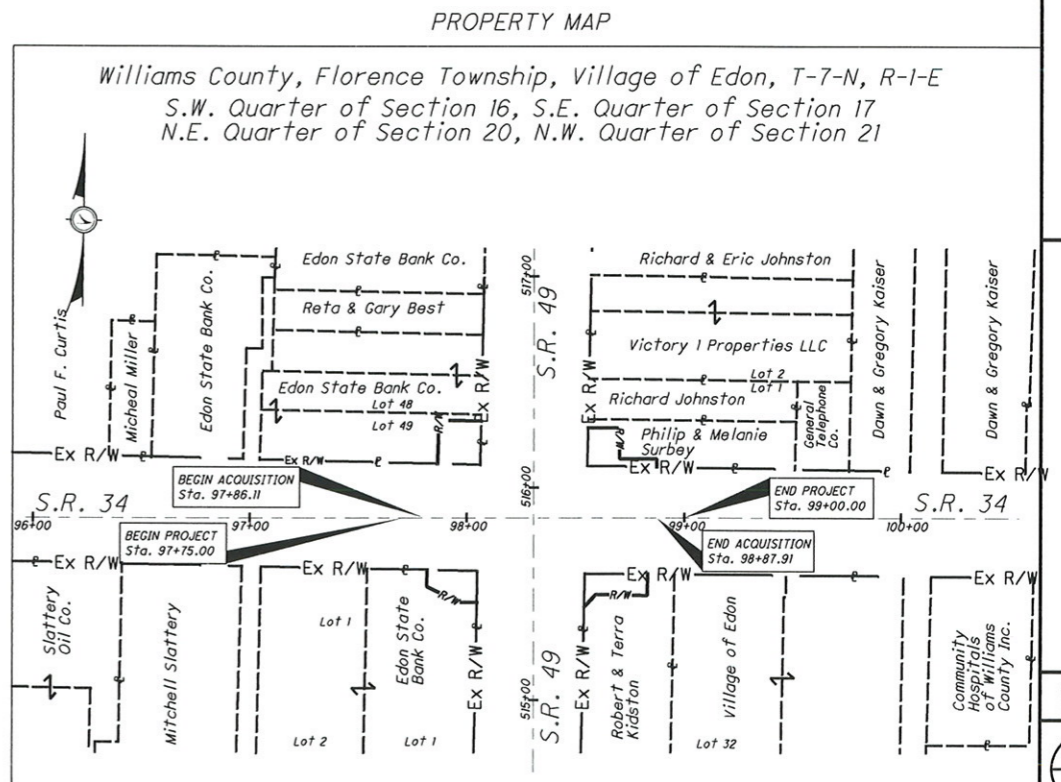
As part of this project I have reestablished the locations of the exiting property lines and the existing centerline of right of way for property takes contained herein.

As part of this project I have established the proposed property lines, calculated the Gross Take, present roadway occupied (PRO), Net Take and Net Residue; as well as prepared the legal description necessary to acquire this parcels as shown herein.

All of my work contained herein was conducted in accordance with Ohio Administrative Code 4733-37 commonly known as "A Minimum Standards for Boundary Surveys in the State of Ohio" unless so noted.

The words I and my as used herein are to mean that either myself or someone working under my direct supervision.

*Ronald J. Lumbrezer*  
 Ronald J. Lumbrezer, Professional Land Surveyor No. 8029, Date: 6-13-12



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NOTE 1: THE EXISTING R/W WIDTH AND LOCATION WERE DETERMINED USING THE WILLIAMS COUNTY ORIGINAL PLAT OF EDON, OHIO, RECORDED IN THE WILLIAMS COUNTY RECORDERS OFFICE, VOLUME 2, PAGES 81-84 AS WELL AS EXISTING ODOT PLANS AND BOUNDARY SURVEYS FOUND IN THE WILLIAMS COUNTY ENGINEERS OFFICE RECORDS.

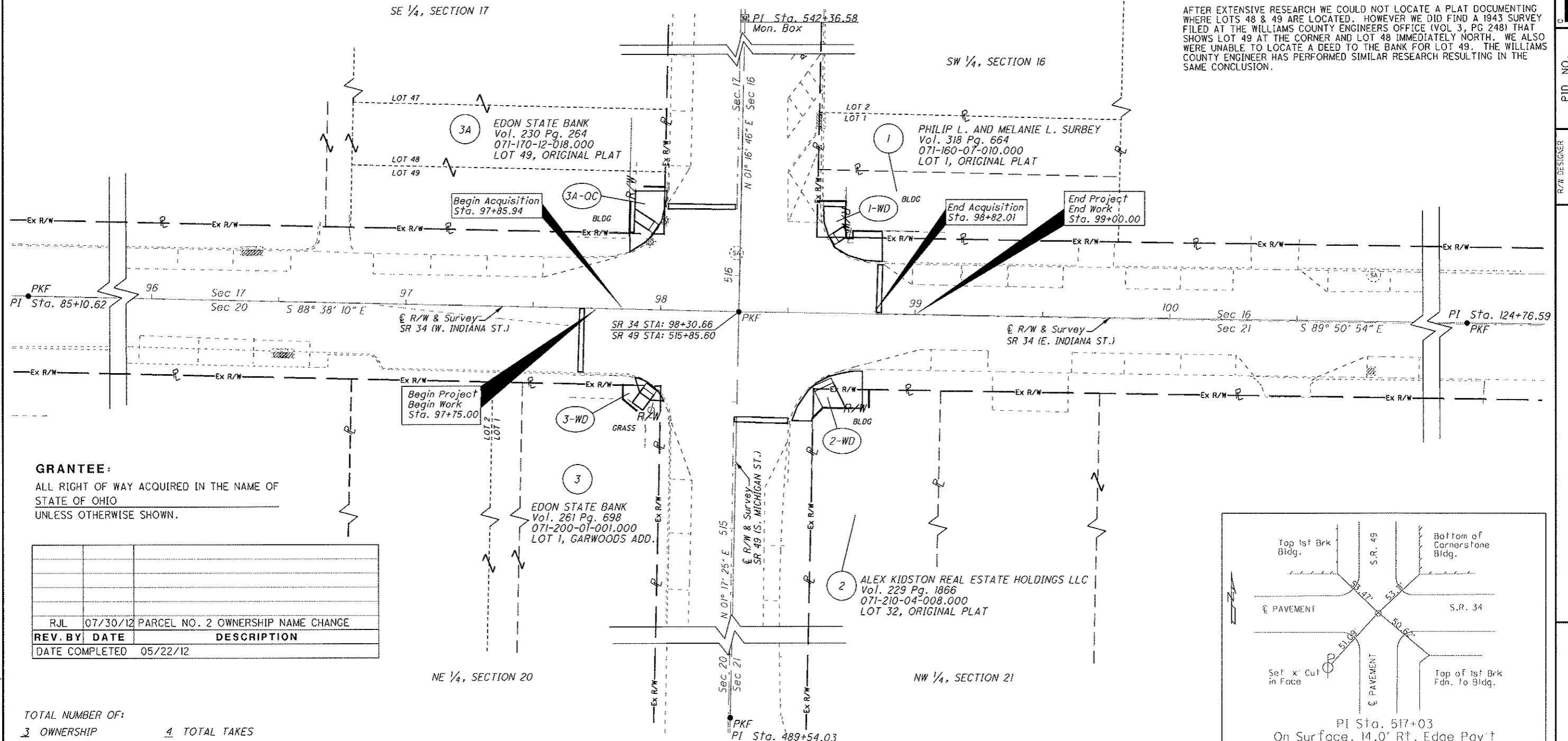
# WIL-34-1.87

## WILLIAMS COUNTY FLORENCE TOWNSHIP, VILLAGE OF EDON SEC. 16, 17, 20, 21, T-7-N, R-1-E

NOTE 2: THE PROJECT REQUIRES THE ACQUISITION OF RIGHT OF WAY FROM THE PARCEL AT THE NW QUADRANT OF THE INTERSECTION OF INDIANA (SR 34) AND MICHIGAN (SR 49) IN THE VILLAGE OF EDON. THERE IS UNCERTAINTY AS TO THE LOT NUMBER AT THIS LOCATION AND AS TO THE CORRECT DEED(S) OF RECORD TO THE BANK AT THAT LOCATION.

THE AUDITOR'S WEBSITE SHOWS LOT 18 AT THE CORNER AND LOT 19 IMMEDIATELY NORTH. IT SHOWS BOTH PARCELS OWNED BY THE EDON STATE BANK. THE AUDITOR'S WEBSITE TEXT DATA ASSOCIATED WITH THESE PARCELS SHOWS THEM AS LOTS 48 & 49 BOTH OWNED BY THE BANK.

AFTER EXTENSIVE RESEARCH WE COULD NOT LOCATE A PLAT DOCUMENTING WHERE LOTS 48 & 49 ARE LOCATED. HOWEVER WE DID FIND A 1943 SURVEY FILED AT THE WILLIAMS COUNTY ENGINEERS OFFICE (VOL 3, PG 248) THAT SHOWS LOT 49 AT THE CORNER AND LOT 48 IMMEDIATELY NORTH. WE ALSO WERE UNABLE TO LOCATE A DEED TO THE BANK FOR LOT 49. THE WILLIAMS COUNTY ENGINEER HAS PERFORMED SIMILAR RESEARCH RESULTING IN THE SAME CONCLUSION.



**GRANTEE:**  
ALL RIGHT OF WAY ACQUIRED IN THE NAME OF  
STATE OF OHIO  
UNLESS OTHERWISE SHOWN.

REV. BY	DATE	DESCRIPTION
RJL	07/30/12	PARCEL NO. 2 OWNERSHIP NAME CHANGE
DATE COMPLETED 05/22/12		

TOTAL NUMBER OF:  
 3 OWNERSHIP      4 TOTAL TAKES  
 4 PARCELS        0 OWNERSHIP W/STRUCTURES INVOLVED

ALL AREAS IN FLORENCE TOWNSHIP IN WILLIAMS COUNTY

NET RESIDUE = RECORD AREA - TOTAL PRO - NET TAKE

PARCEL NO.	OWNER	OWNERS RECORD		AUDITOR'S PARCEL	RECORD AREA	TOTAL P.R.O.	GROSS TAKE	P.R.O. IN TAKE	NET TAKE	STRUC-TURE	NET RESIDUE		TYPE FUND	REMARKS	AS ACQUIRED	
		BOOK	PAGE								LEFT	RIGHT			BOOK	PAGE
1-WD	PHILIP L. AND MELANIE L. SURBEY	318	664	071-160-07-010.000	0.073	0.000	0.004	--	0.004	--	0.069		STATE		OR 291	1351
2-WD	ALEX KIDSTON REAL ESTATE HOLDINGS LLC	229	1866	071-210-04-008.000	0.152	0.000	0.004	--	0.004	--	0.148				OR 290	1771
3-WD	EDON STATE BANK	261	698	071-200-01-001.000	0.164	0.000	0.003		0.003		0.161				OR 292	639
3A-OC	EDON STATE BANK	230	264	071-170-12-018.000	0.147	0.000	0.006		0.006		0.141			OC = quit claim, SEE NOTE 2 ABOVE	OR 292	644
													STATE			



HORIZONTAL SCALE IN FEET  
0 10 20 40

PID NO. 88491

R/W DESIGNER JJS  
R/W REVIEWER MDB

RIGHT OF WAY TOPO SHEET

WIL-20-0.00

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# WIL-34-1.87

WILLIAMS COUNTY

FLORENCE TOWNSHIP, VILLAGE OF EDON

SEC. 16, 17, 20, 21, T-7-N, R-1-E

SE 1/4, SECTION 17

SW 1/4, SECTION 16

3A EDON STATE BANK  
Vol. 230 Pg. 264  
071-170-12-018.000  
LOT 49, ORIGINAL PLAT

1 PHILIP L. AND MELANIE L. SURBEY  
Vol. 318 Pg. 664  
071-160-07-010.000  
LOT 1, ORIGINAL PLAT

1-WD		
	BEARING	DIST
A	N 89° 05' 54" W	11.40'
B	N 01° 16' 46" E	14.44'
C	S 88° 43' 14" E	10.97'
D	S 0° 54' 06" W	11.71'
E	S 89° 05' 54" E	0.33'
F	S 0° 54' 06" W	2.66'

REV. BY	DATE	DESCRIPTION
RJL	07/30/12	PARCEL NO. 2 OWNERSHIP NAME CHANGE
DATE COMPLETED 06/13/12		

3A-QC		
	BEARING	DIST
Q	N 1° 21' 50" E	18.47'
R	S 88° 43' 14" E	13.29'
S	S 1° 16' 46" W	18.49'
T	N 88° 38' 10" W	13.32'

Begin Acquisition  
Sta. 97+86.11

End Project  
End Work  
Sta. 99+00.00

Begin Project  
Begin Work  
Sta. 97+75.00

End Acquisition  
Sta. 98+82.01

3 EDON STATE BANK  
Vol. 261 Pg. 698  
071-200-01-001.000  
LOT 1, GARWOODS ADD.

2 ALEX KIDSTON REAL ESTATE HOLDINGS LLC  
Vol. 229 Pg. 1866  
071-210-04-008.000  
LOT 32, ORIGINAL PLAT

3-WD		
	BEARING	DIST
L	S 88° 38' 10" E	14.58'
M	S 1° 17' 25" W	12.09'
N	N 88° 42' 35" W	6.55'
O	N 49° 48' 37" W	10.34'
P	N 1° 21' 50" E	5.62'

2-WD		
	BEARING	DIST
G	S 0° 54' 06" W	7.36'
H	N 89° 05' 54" W	17.92'
I	S 44° 53' 56" W	5.35'
J	N 1° 17' 25" E	11.21'
K	S 89° 05' 54" E	21.56'

NE 1/4, SECTION 20

NW 1/4, SECTION 21



HORIZONTAL SCALE IN FEET

0 5 10 20

PID NO. **88491**

R/W DESIGNER: JJS  
R/W REVIEWER: RJL

**RIGHT OF WAY BOUNDARY SHEET**

**WIL-20-0.00**

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