VOLUME 35 PLAT NO. 30
CLINTON COUNTY ENGINEER'S
RECORD OF LAND SURVEYS
DATE MARCH 22, 2005 4-8-2005
SCALE 1"=200'
DEED REFERENCE
OFFICIAL RECORD PAGE
TOWNSHIP UNION
MILITARY SURVEY NUMBER 523

BEARINGS ARE BASED UPON THE RECORD BEARING (S 03°21'55" E) OF THE EASTERLY LINE OF A 12.000 ACRES TRACT AS FOUND IN O.R. 060, PAGE 207.

LINE TABLE		
LINE	BEARING	LENGTH
L1	N 73°30'23" E	214.23'
L2	N 63°35'48" E	141.41'
L3	N 36°32'25" E	49.00'
L4	S 53°27'35" E	85.00'

CREEK REFERENCE PIN TABLE		
LINE	BEARING	LENGTH
L5	S 01°16'39" W	35.97'
L6	S 10°24'38" W	43.33'

SYCAMORE GLEN ESTATES
SECTION ONE
PLAT BOOK 7, PAGE 49B
S.R. 24, PLAT 174
LOT "A"
COMMON GREEN SPACE – 7.420 Ac.

SYCAMORE GLEN ESTATES
SECTION ONE
PLAT BOOK 7, PAGE 49B
S.R. 24, PLAT 174

BY A POST
N 85°49'16" E
446.26'
BY A POST
N 37°42'22" E
160.39'
N 37°33'02" E
279.48'
45.79'
565.77'
1191.63'
TODD'S FORK
L1
L2
L3
L4
L5
L6
39.21'
277.90'
N 64°11'43" W
46.75'
(1.089 Ac.) – (30.463 Ac.)
N 37°28'44" W
226.93'
S 87°52'07" E
137.51'
625.86'
S 10°04'13" W

JAMES L. DEMMERY,
ET UX.
D.B. 223, PAGE 274
5.30 Ac.
S.R. 34, PLAT 188

RICHARD LANE,
ET UX.
O.R. 397, PAGE 693
3.01 Ac.
S.R. 10, PLAT 471
N 08°31'28" W
352.13'

31.552 Ac. (FARM)
1.197 Ac. (LOT No. 4)
32.749 Ac. (TOTAL)

O.R. 060, PAGE 211
30.465 Ac.
S.R. 21, PLAT 18

THE CLINTON COUNTY NATIONAL BANK & TRUST COMPANY,
TRUSTEE
D.B. 264, PAGE 526
TRACT TWO
ORIG. 128 32/100 Ac.

DAVID DENNIS
AND
④ LINDA DENNIS
O.R. 112, PAGE 605
TRACT II
1.18 Ac. – LOT No. 4

Ⓐ DAVID C. DENNIS
AND
LINDA H. DENNIS
O.R. 149, PAGE 673
ORIG. LOT No. 26
(1.089 Ac.)
S.R. 26, PLAT 272

STEVEN A. PUTNAM,
ET UX.
㉖ O.R. 540, PAGE 282
1.814 Ac.
(LOT 26)
S.R. 26, PLAT 272

U.S. ROUTE 68 (60')

N 13°48'10" W
282.32'
30.60'
N 77°37'30" E
345.40'
149.95'
N 13°48'10" W
378.53'
150.31'
N 12°48'25" W
348.00'
S 77°27'36" W
29.94'
228.58'
N 13°48'10" W
S 78°19'30" W
792.73'
S 03°21'55" E
446.49'
BY A STEEL POST
1019.31'
572.82'
N 13°55'35" W
500.64'
197.12'
S 78°57'58" W

ALSO A NON–EXCLUSIVE EASEMENT, FOR ACCESS PURPOSES AS DESCRIBED IN O.R. 060, PAGE 211

BUMGARNER SUBDIVISION
PLAT BOOK 5, PAGE 150

UNION TOWNSHIP TRUSTEES
O.R. 060, PAGE 207
12.000 Ac.
S.R. 21, PLAT 18

19.716 Ac. TRACT SURVEYED BY R. DOUGLAS SUTTON BUT NOT TRANSFERRED
S.R. 34, PLAT 23

CENTER ROAD (50')
(COUNTY ROAD No. 16)

ORCHARD ROAD (50')
(COUNTY ROAD No. 36)

DEED REFERENCE:

DAVID C. DENNIS
AND
LINDA H. DENNIS
O.R. 060, PAGE 211
30.465 Ac.
S.R. 21, PLAT 18

DAVID C. DENNIS
AND
LINDA H. DENNIS
O.R. 149, PAGE 673
ORIG. LOT No. 26
(1.089 Ac.)
S.R. 26, PLAT 272

DAVID DENNIS
AND
LINDA DENNIS
O.R. 112, PAGE 605
TRACT II
1.18 Ac. – LOT No. 4

APPROVED FOR MATHEMATICAL ACCURACY
CLINTON COUNTY ENGINEER
Per Margaret Watters 4-8-2005

STATE OF OHIO
THOMAS E. PURTELL
6519
REGISTERED PROFESSIONAL SURVEYOR

LEGEND

- ● 5/8" IRON PIN (SET) WITH PLASTIC CAP STAMPED "McCARTY ASSOCIATES"
- ○ 5/8" IRON PIN (FOUND)
- ⊗ 1/2" IRON PIN (FOUND)
- —//— BOARD FENCE
- —x— WOVEN WIRE FENCE GENERALLY ON OR NEAR LINE UNLESS OTHERWISE SHOWN.

0 100 200 400 600

NOTES

THE ABOVE LISTED DEED REFERENCES WERE USED AS A BASIS FOR CARRYING OUT THE WORK.

NO EVIDENCE OF OCCUPATION EXISTS ALONG PROPERTY LINES INDICATED BY SOLID LINES.

ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE INDICATED.

TO: RALPH L. ROBERTS I
AND
MARY D. ROBERTS
AND LAWYERS TITLE INSURANCE Co.

I HEREBY CERTIFY THIS TO BE A PLAT OF A SURVEY MADE UNDER MY DIRECTION IN MARCH, 2005.

Thomas E. Purtell
THOMAS E. PURTELL, P.S. 6519

SURVEY FOR
RALPH L. ROBERTS I
AND MARY D. ROBERTS
UNION TOWNSHIP
CLINTON COUNTY, OHIO
V.M.S. No. 523

McCARTY ASSOCIATES, LLC
Engineers – Surveyors – Architects
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(937) 393-9971
104 S. Main Street
Washington C.H., Ohio 43160
(740) 335-3816

DATE	SCALE	PROJECT NO.
MARCH 22, 2005	1"=200'	S05-150

05150BASE

3/5/150 Larry Roberts II\CAD\05150 AutoCAD Project\dwg\05150base.dwg, Survey Plat, 4/5/2005 1:34:31 PM, workstation W57