

NW COR., SE1/4, SEC. 35

ONRUST LAND LLC ETAL  
OR VOL 347 - PG 3629(PARCEL TWO)  
34.37 ACRES (TAX RECORD)  
PARCEL NO. 094-350-00-015.000

FRANK A. YATES  
OR VOL 310 - PG 271  
2.374 ACRES (RECORDED)  
PARCEL NO. 094-350-00-015.001

N 0°38'06" E  
1323.50'

N. LINE, SE1/4, SE1/4, SEC. 35

CL U. S. ROUTE 20 (60' R/W)

R=1909.86'  
A=06°48'43"  
L=227.06'  
Ch=N 88°07'02" E  
Ch=226.93'

350.00'  
S 88°28'38" E  
350.00'  
S 88°28'38" E  
350.00'

R=1909.86'  
A=02°19'16"  
L=77.37'  
Ch=S 89°38'09" E  
Ch=77.36'

NATHAN HELLER  
OR VOL 345 - PG 4071  
1.37 ACRES (RECORDED)  
PARCEL NO. 094-350-00-014.000

**23.037 AC.**

PART P.N. 094-350-00-013.000

GARY R. & DEBBIE L. CHAUNCE  
OR VOL 145 - PG 1707  
37.63 ACRES (TAX RECORD)  
PARCEL NO. 094-350-00-013.000

ONRUST LAND LLC ETAL  
OR VOL 347 - PG 3629(PARCEL ONE)  
59.994 ACRES (RECORDED)  
PARCEL NO. 094-350-00-011.000

N 00°41'55" E 2658.41'  
W. LINE, SE1/4, SEC. 35

N 00°40'00" E 803.13'  
W. LINE, SE1/4, SEC. 35

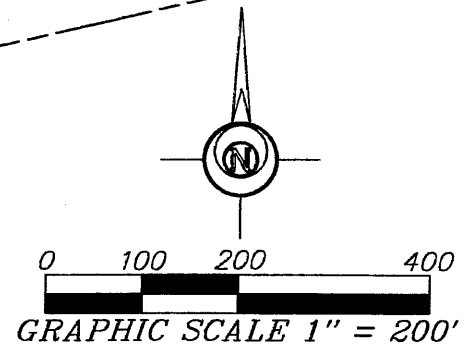
N 00°40'00" E 457.00'

E. LINE, SE1/4, SE1/4, SEC. 35  
S 00°38'06" W 798.08'

(ASSUMED BEARING)  
N 00°38'06" E 457.00'

POB

POC  
SE COR., SE1/4, SEC. 35



LEGEND

- 5/8 INCH REBAR W/ID CAP SET
○ 5/8 INCH REBAR W/ID CAP FOUND
○ 5/8 INCH REBAR FOUND
⊙ 3/4 INCH IRON PIPE FOUND
MAGS MAG NAIL SET
⊗ RAILROAD SPIKE FOUND
Ⓜ 3" WOOD POST FOUND
● CONC. MON. R/W MARKER FOUND
POC POINT OF COMMENCEMENT
POB POINT OF BEGINNING

NOTE: SURVEY BEARINGS BASED ON OHIO NORTH ZONE STATE PLANE COORDINATES OBTAINED FROM THE OHIO DOT VRS NETWORK

N 89°21'00" W 1319.61'

N 89°21'00" W 5278.42'

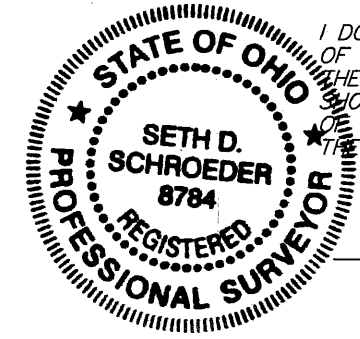
S. LINE, SE1/4, SE1/4, SEC. 35  
N 89°21'00" W 1319.60'

SW COR., SE1/4, SEC. 35

SW COR., SW1/4, SEC. 35

THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE EXAMINATION. BEYOND THE DEED DOCUMENTS CITED ON THE SURVEY DRAWING THERE MAY BE RECORDED OR UNRECORDED EASEMENTS AND/OR ENCUMBRANCES BENEFITING OR ENCUMBERING THE SURVEYED PROPERTY WHICH ARE NOT SHOWN ON THIS DRAWING.

- SURVEY REFERENCES:
-ODOT PLAN - TOLEDO-ANGOLA ROAD, S.H. 21, BELL, 6/21/1989, 1.37 AC.
-BELL, 5/13/2015, 2.374 AC.
-EIS, 7/5/2007, 8.942 AC.
-EIS, 3/17/2011, 13.762 AC.
-HENRY, 8/14/2017, 13.040 AC.
-WEILAND, 11/20/2021, 21.180 AC.



I DO HEREBY CERTIFY THAT I HAVE SURVEYED SAID PARCEL OF LAND AND THAT SAID PLAT OF SURVEY IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. THIS PLAT OF SURVEY IS RECORDED IN VOLUME 288 PAGE 262 OF THE WILLIAMS COUNTY RECORD OF SURVEYS.

6-24-22 Date

Seth D. Schroeder, P.S. Registered Surveyor No. 8784. 115 S. Fair Avenue, Suite A Ottawa, Ohio 45875 419-523-5789

SURVEY PLAT FOR: JAY BURRELL
PART OF THE SOUTHEAST 1/4, OF THE SOUTHEAST 1/4, OF SECTION 35, T9S - R4W, NORTHWEST TOWNSHIP, WILLIAMS COUNTY, OHIO
Bockrath & Associates Engineering and Surveying, LLC
115 S. Fair Avenue, Suite A - Ottawa - Ohio Phone: 419.523.5789

23.037 ACRES

Situated as being part of the Southeast Quarter of the Southeast Quarter of Section 35, Township 9 South, Range 4 West, Northwest Township, Williams County, Ohio, also being part of a 37.63 acre tract of land as recorded in Official Record Volume 145, Page 1707 of the Williams County Deed Records and more particularly described as follows:

Commencing at Railroad spike found marking the Southeast corner of the Southeast Quarter of Section 35;

Thence North 00°38'06" East along the East line of the Southeast Quarter of the Southeast Quarter of Section 35 (Township Road 5) a distance of 457.00 feet to a Mag nail set and the POINT OF BEGINNING;

Thence North 89°21'00" West along a new division a distance of 1,319.35 feet to a 5/8 inch rebar with ID cap set on the West line of the Southeast Quarter of the Southeast Quarter of Section 35, also being the East line of a 59.994 acre tract of land as recorded in Official Record Volume 347, Page 3629 (Parcel One) of the Williams County Deed Records;

Thence North 00°40'00" East along said West line and the East line of said 59.994 acre tract a distance of 803.13 feet to a point on the centerline of U.S. Route 20, passing a 5/8 inch rebar with ID cap set at 772.96 feet;

Thence along the centerline of U.S. Route 20 the following two (2) courses:

Along a curve to the right having a radius of 1,909.86 feet, a delta of 06°48'43", an arc length of 227.06 feet, and a chord which bears North 88°07'02" East having a chord distance of 226.93 feet to a point;

South 88°28'38" East a distance of 356.12 feet to a point marking the Northwest corner of a 1.37 acre tract of land as recorded in Official Record Volume 345, Page 4071 of the Williams County Deed Records;

Thence along the perimeter of said 1.37 acre tract the following three (3) courses:

South 01°31'22" West a distance of 170.00 feet to a 5/8 inch rebar with ID cap set and passing a 5/8 inch rebar found at 30.00 feet;

South 88°28'38" East a distance of 350.00 feet to a 5/8 inch rebar with ID cap found;

North 01°31'22" East a distance of 170.00 feet to a point on the centerline of U.S. Route 20, passing a point at 139.86 feet (referenced by a 5/8 inch rebar found lying 2.14 feet East of said point);

Thence along the centerline of U.S. Route 20 the following two (2) courses:

South 88°28'38" East along said centerline a distance of 308.83 feet to a point;

Along a curve to the left having a radius of 1,909.86 feet, a delta of 02°19'16", an arc length of 77.37 feet, and a chord which bears South 89°38'09" East having a chord distance of 77.36 feet to a point on the East line of the Southeast Quarter of the Southeast Quarter of Section 35;

Thence South 00°38'06" West along said East line (Township Road 5) a distance of 798.08 feet to the POINT OF BEGINNING, said tract containing 23.037 acres of land, more or less.

Subject to all legal highways, easements, and restrictions of use whether apparent and/or of record and is from an actual survey performed in June, 2022, under the supervision of Ohio Professional Surveyor Gregory A. Bockrath, Ohio Surveyor No. 8306.

Note: The bearings used in this description are on an assumed meridian assuming the East line of the Southeast Quarter of the Southeast Quarter of Section 35 (Township Road 5) to be North 00°38'06" East and are for the purpose of angle determination only.

FILENAME: 22-220-BDL-6-7-22.scj DATE: 6/7/22

SURVEY PLAT FOR: JAY BURRELL

PART OF THE SOUTHEAST 1/4,  
OF THE SOUTHEAST 1/4,  
OF SECTION 35, T9S - R4W,  
NORTHWEST TOWNSHIP,  
WILLIAMS COUNTY, OHIO

**Bockrath &**  
  
**Associates**  
Engineering and Surveying, LLC  
115 S. Fair Avenue, Suite A - Ottawa - Ohio  
Phone: 419.523.5789

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