

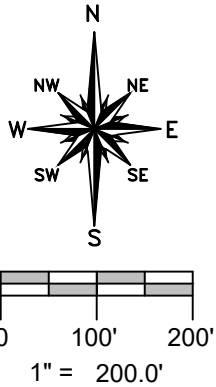
# PLAT OF SURVEY

A parcel of land situated in the Northeast Quarter of Section 31, Town 6 North, Range 2 East, Center Township, Williams County, Ohio. Located within the North and the East of the First Principal Meridian of the Original Land Subdivisions of Ohio.

**US ROUTE 6**  
N. LINE, NE 1/4, SEC. 31

NE CORNER,  
SECTION 31

**PLANNING COMMISSION NOTE:**  
The 0.070 acre split shall be subject to a new 40' right of way and a 90' building setback line.



**1.071 ACRES**  
**EXISTING BUILDINGS**  
**New Combined Parcel**  
Ronald S. Lingvai  
Deed Vol 216 PG 368

April D. Sloan  
Deed OR 348 PG 2425

**SURVEYED FOR:**  
Eugene Lingvai  
Deed Vol 280 PG 093

Parcel: 062-310-00-016.000

**19.536 ACRES**  
**NO BUILDINGS**

30'x 45' Garage  
4.0'± 3.2'±  
**0.070 Ac.**  
**Garage Encroachment**  
Not to Scale

BMS Farms LLC  
Deed OR 328 PG 2048

April D. Sloan  
Deed OR 348 PG 2425

CENTER OF  
SECTION 31

SE COR, NE 1/4,  
SECTION 31

**SURVEY LEGEND**

- Placed 5/8" Rebar w/ Cap
- X Found PK Nail
- Point Established this Survey
- Found Iron Pin or Pipe
- ⊗ Found Railroad Spike

**REFERENCE SURVEYS**

- Volume 24R Page 329
- Volume 27R Page 158
- Volume 27R Page 259

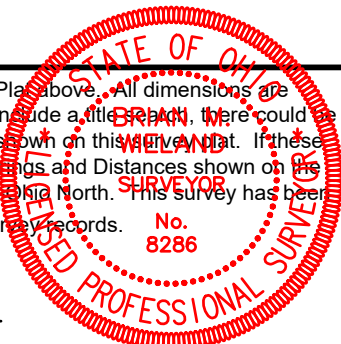
**GENERAL OCCUPATION NOTE:**

Random fences existed along portions of the Northern, Western and Southern boundaries of this property. All lines of occupation were either agricultural, wooded or lawn.

REVISED: 7-17-2024  
REVISED: 6-25-2024

I hereby certify that I have surveyed the premises shown on the Plat above. All dimensions are shown in feet and decimals thereof. Since this survey does not include a title search, there could be easements or other encumbrances upon the land which are not shown on this Plat. If these are required, please furnish the necessary information. The Bearings and Distances shown on the Plat above are based on State Plane Coordinates, SPC83, Zone 14 North. This survey has been recorded in Volume 28R Page 464 of the Williams County Survey records.

*Brian M. Wieland*  
Brian M. Wieland - Ohio Registered Surveyor No. 8286



DATE: 5-23-2024 | JOB: 24-101  
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