

Lot, 188 Orchard Island
Washington Tap.
Key survey

- A - Old Hub Found. Placed New stake
B " " " " " "
C. Iron found.
D " "
E 3" Concrete Post found Level with ground Found
F " " " " " " Found
G Placed Hub Found
H Placed Pipe Found
I " " Found July 18, 1959 D.L.O.
J " "
K 3" Concrete Post found Level with ground
L " " " " " " "
M " " " " " " "
N " " " " " " "
X Temporary Point.
Y " "

set on X sighted on E. set G-H-I

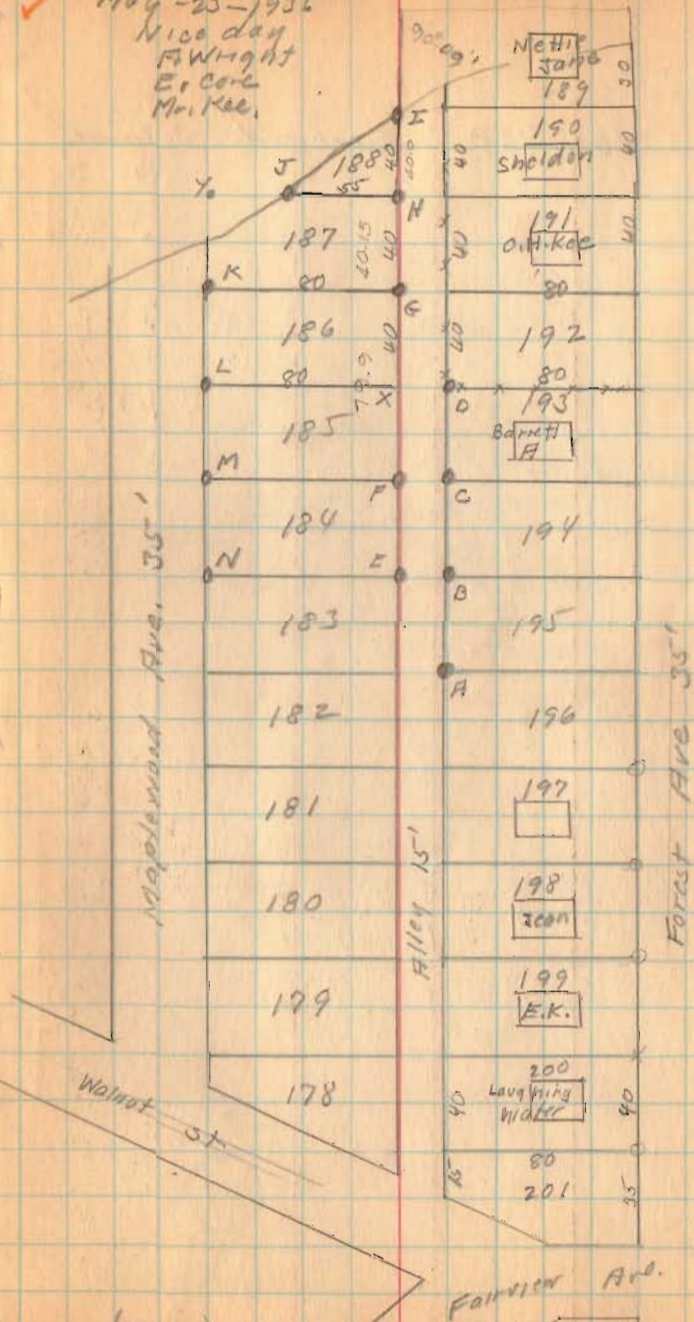
set on H turned 90° set J

Y K checked. O.K. 40'

1714

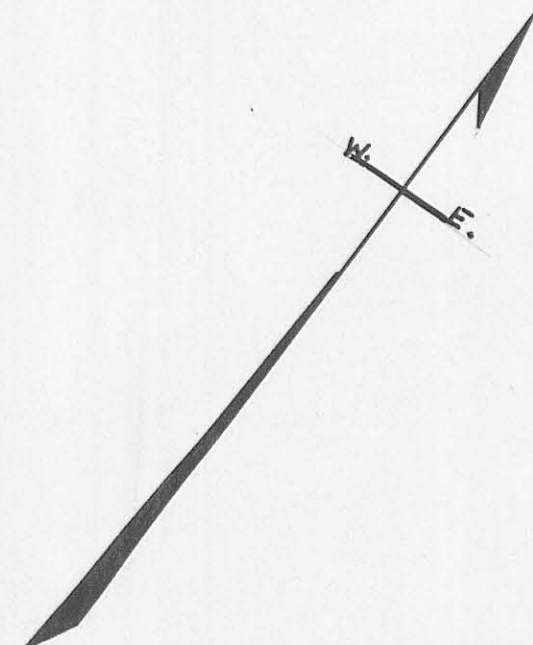
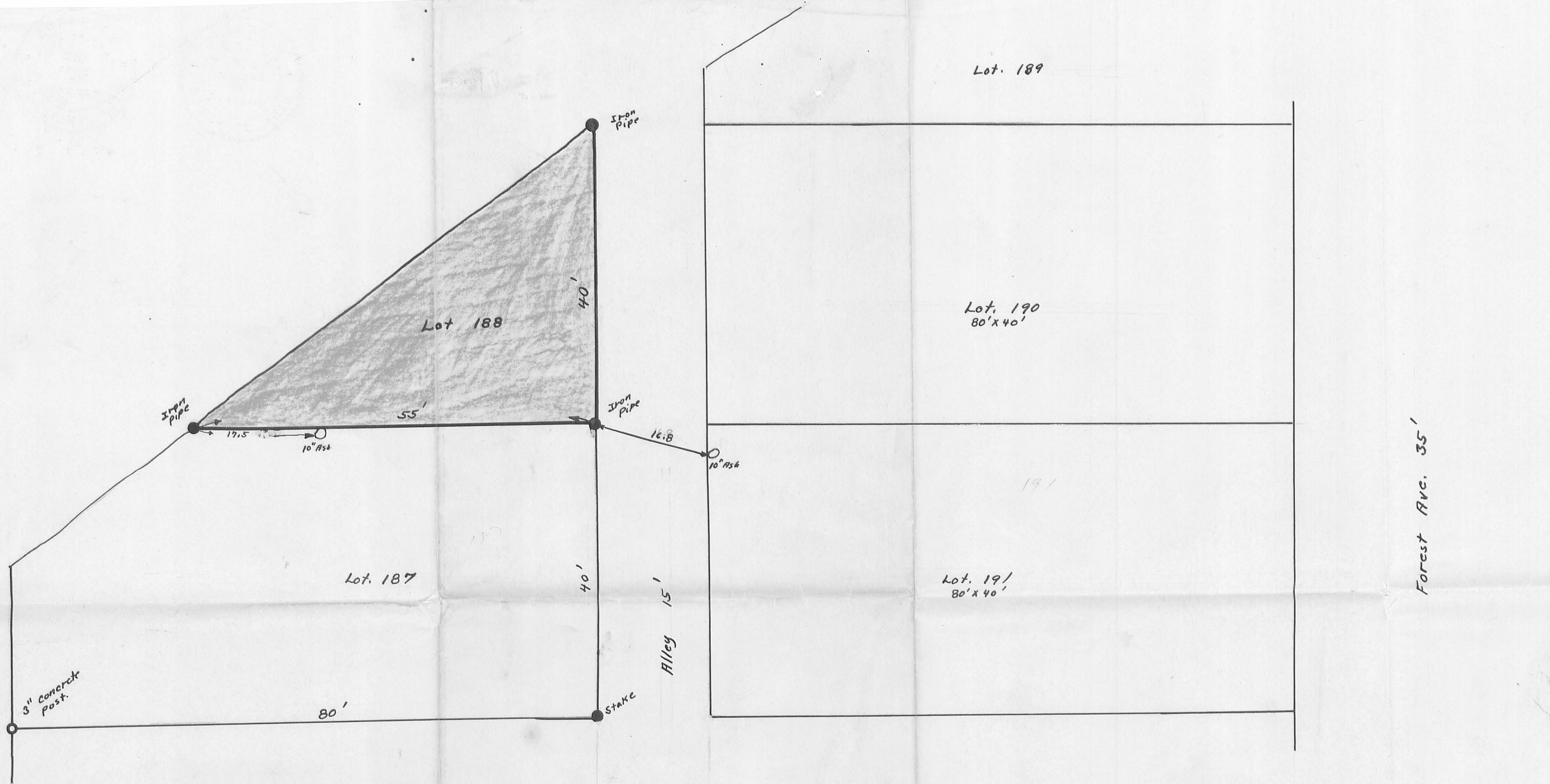
INDEXED ON MAP

May - 23 - 1936
Nice day
F. Wright
E. Core
Mr. Kee.



36

(over)



Forest Ave. 35'

Surveyed. May 23, 1936 By F.H. Wright & E.K. Co.
 Logan County Surveyors Book 590 Pages 36 & 37
 Orchard Island Plat Recorders Book B-2 Page 121

File with Survey 1891
 Washington Twp.

KEY SURVEY
 LOT 188 ORCHARD ISLAND
 WASHINGTON TOWNSHIP
 LOGAN COUNTY OHIO
 MAY 1936

1714 1P

INDEXED ON MAP



1-27-20



APPROVED



ARCHITECTURE • ENGINEERING • PLANNING
SURVEYING • CONSTRUCTION SERVICES

INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

NEWLAND TRACT 1 0.105 ACRE

Lying in Section 36, Town 6 South, Range 8 East, South and East of the First Principal Meridian Distance, Washington Township, Logan County, Ohio (all records referenced herein refer to the Logan County Records of Deeds).

Being all of the Clarence O. Newland Lot 184 of Orchard Island (Plat Cabinet A, Slide 219) as deeded and described in Official Record 992, Page 942 and part of the Clarence Newland Lot 185 of said Island as deeded and described in Official Record 1367, Page 411 and being more particularly described as follows:

BEGINNING at an iron re-bar set at the westerly corner common to said Lot 184 and Lot 183 of said Island and being on the northeasterly right-of-way line of Maplewood Avenue (35 feet wide).

THENCE, with the southwesterly line of said Lots 184 and 185 and the northeasterly right-of-way line of Maplewood Avenue, **N 36°-23'-09" W**, a distance of **59.97 feet** to an iron re-bar set;

THENCE, with a new division line through said Lot 185, **N 53°-36'-51" E**, a distance of **76.27 feet** to an iron re-bar set on the easterly line of said Lot 185 and the southwesterly right-of-way line of a 15 feet wide alley;

THENCE, with the easterly line of said Lots 185 and 184 and the southwesterly right-of-way line of said alley, **S 36°-36'-51" E**, a distance of **59.97 feet** to an iron re-bar set at the easterly corner common to said Lots 184 and 183;

THENCE, with the line common to said Lots 184 and 183, **S 53°-36'-51" W**, a distance of **76.51 feet** to the **POINT OF BEGINNING**.

Containing **0.105 acre**, more or less.

Iron rebar set, where indicated, are 30 inches in length, 5/8 inch in diameter with a plastic I.D. cap stamped "DLZ OHIO INC.".

INDEXED ON MAP

1714

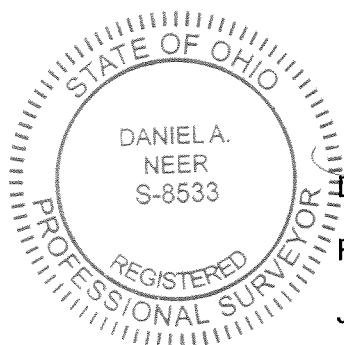
117 N Madriver St, Bellefontaine, OH 43311 | OFFICE 937.593.7335 | ONLINE WWW.DLZ.COM

Akron Bellefontaine Bridgeville Burns Harbor Chicago Cincinnati Cleveland Columbus Detroit Flint Fort Wayne Indianapolis Joliet
Kalamazoo Lansing Lexington Louisville Madison Melvindale Munster Muskegon Pittsburgh Port Huron Saint Joseph South Bend Toledo
Waterford

Property is subject to any and all previous easements and rights-of-way of record.

Bearings and distances, described herein, are derived from GPS observations based on Grid North, Ohio State Plane Coordinate System, North Zone, NAD83 (2011, Epoch 2010), with the southwesterly right-of-way line of Maplewood Avenue, having a bearing of S 36°-23'-09" E. Distances are expressed in U.S. Survey Feet. All other measurements are from angles and distances measured in a field survey by DLZ on January 23, 2020.

Description prepared by:



Daniel A. Neer
Daniel A. Neer

Professional Surveyor No. 8533

January 23, 2020

2020-2001.00

INDEXED ON MAP

1714

1-27-20



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INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

NEWLAND TRACT 2 0.105 ACRE

Lying in Section 36, Town 6 South, Range 8 East, South and East of the First Principal Meridian Survey, Washington Township, Logan County, Ohio (all records referenced herein refer to the Logan County Records of Deeds).

Being part of the Clarence Newland Lot 185 of Orchard Island (Plat Cabinet A, Slide 219) and all of Lot 186 of said Island as deeded and described in Official Record 1367, Page 411 and being more particularly described as follows:

BEGINNING at an iron re-bar set at the westerly corner common to said Lot 186 and Lot 187 of said Island and being on the northeasterly right-of-way line of Maplewood Avenue (35 feet wide).

THENCE, with the line common to said Lots 186 and 187, **N 53°-36'-51" E**, a distance of **76.04 feet** to a point at the easterly corner common to said Lots 186 and 187 and being on the southwesterly right-of-way line of a 15 feet wide alley, said point referenced by a 1-1/2 inch iron pipe found bearing **N 53°-29'-05" E**, a distance of 0.41 feet;

THENCE, with the easterly lines of said Lots 186 and 185 and the southwesterly right-of-way line of said alley, **S 36°-36'-51" E**, a distance of **59.97 feet** to an iron re-bar set;

THENCE, with a new division line through said Lot 185, **S 53°-36'-51" W**, a distance of **76.27 feet** to an iron re-bar set on the westerly line of said Lot 185 and the northeasterly right-of-way line of said Maplewood Avenue;

THENCE, with the westerly line of said Lots 185 and 186 and the northeasterly right-of-way line of said Maplewood Avenue, **N 36°-23'-09" W**, a distance of **59.97 feet** to the **POINT OF BEGINNING**.

INDEXED ON MAP

1714

117 N Madriver St, Bellefontaine, OH 43311 | OFFICE 937.593.7335 | ONLINE WWW.DLZ.COM

Akron Bellefontaine Bridgeville Burns Harbor Chicago Cincinnati Cleveland Columbus Detroit Flint Fort Wayne Indianapolis Joliet
Kalamazoo Lansing Lexington Louisville Madison Melvindale Munster Muskegon Pittsburgh Port Huron Saint Joseph South Bend Toledo
Waterford

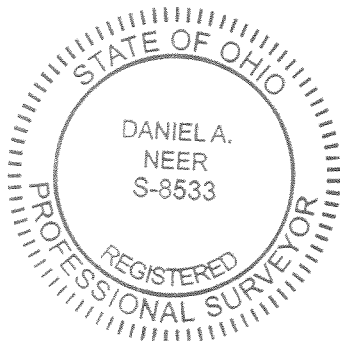
Containing **0.105 acre**, more or less.

Iron rebar set, where indicated, are 30 inches in length, 5/8 inch in diameter with a plastic I.D. cap stamped "DLZ OHIO INC."

Property is subject to any and all previous easements and rights-of-way of record.

Bearings and distances, described herein, are derived from GPS observations based on Grid North, Ohio State Plane Coordinate System, North Zone, NAD83 (2011, Epoch 2010), with the southwesterly right-of-way line of Maplewood Avenue, having a bearing of S 36°-23'-09" E. Distances are expressed in U.S. Survey Feet. All other measurements are from angles and distances measured in a field survey by DLZ on January 23, 2020.

Description prepared by:

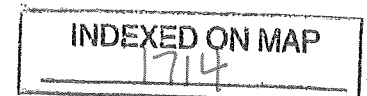



Daniel A. Neer

Professional Surveyor No. 8533

January 23, 2020

2020-2001.00



1-27-20



ADJOINERS:

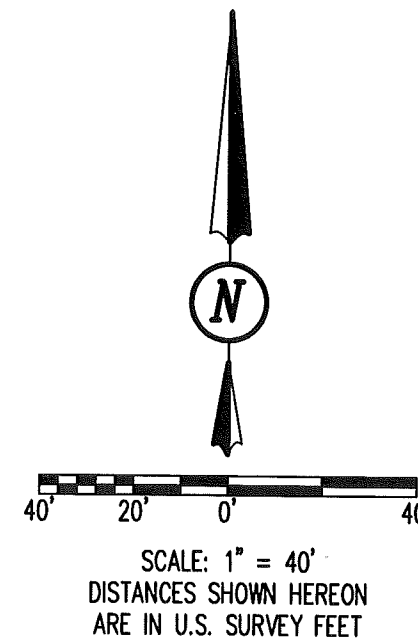
- (A) KAREN L. FRANKHOUSER
O.R. 1301, PG. 855
PARCEL 1
- (B) CLARENCE O. NEWLAND
O.R. 992, PG. 942
- (C) CLARENCE NEWLAND
O.R. 1367, PG. 411
- (D) CLARENCE NEWLAND
O.R. 1367, PG. 411
- (E) TERESA KAY SPATH
O.R. 924, PG. 122

DEED & SURVEY REFERENCES:

REFERENCE DEEDS SHOWN HEREON

ORCHARD ISLAND
PLAT CABINET A, SLIDE 219

LOGAN COUNTY ENGINEER'S MAP ROOM
FILES: 1714, 3615 AND 4472



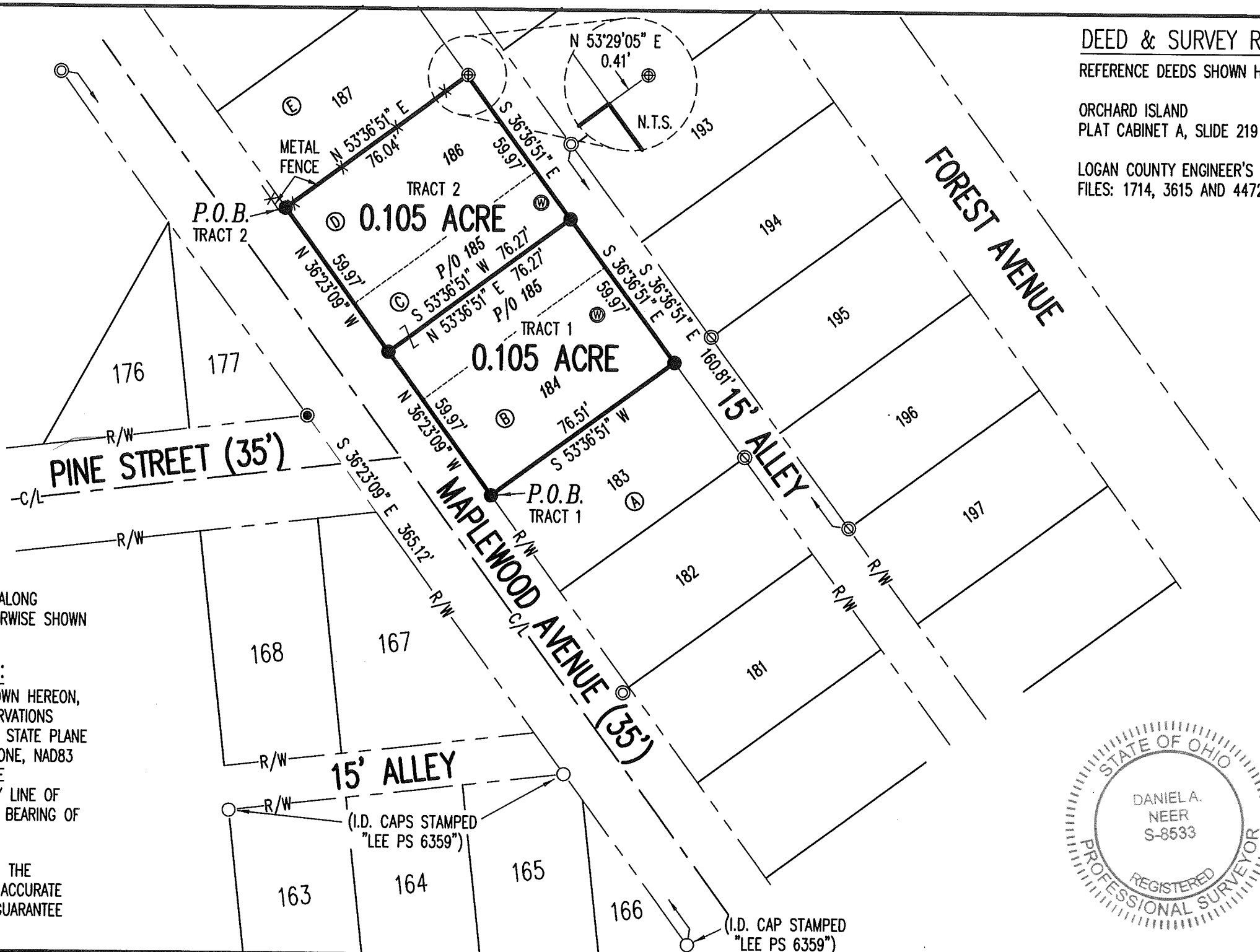
OCCUPATION NOTE:

NO EVIDENCE OF OCCUPATION ALONG
BOUNDARY LINES UNLESS OTHERWISE SHOWN

BASIS FOR BEARINGS:

BEARINGS AND DISTANCES, SHOWN HEREON,
ARE DERIVED FROM GPS OBSERVATIONS
BASED ON GRID NORTH, OHIO STATE PLANE
COORDINATE SYSTEM, NORTH ZONE, NAD83
(2011, EPOCH 2010), WITH THE
SOUTHWESTERLY RIGHT-OF-WAY LINE OF
MAPLEWOOD AVENUE, HAVING A BEARING OF
S 36°23'09" E.

THIS SURVEY WAS PREPARED IN THE
ABSENCE OF A COMPLETE AND ACCURATE
TITLE SEARCH AND DOES NOT GUARANTEE
TITLE.



Daniel A. Neer

DANIEL A. NEER
PROFESSIONAL SURVEYOR NO. 8533
JANUARY 23, 2020

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(937) 593-7335 • www.dlz.com
Project #2021-2001.00

LEGEND

- ⊕ 1-1/2 INCH IRON PIPE FOUND
⊙ 3/4 INCH IRON PIPE FOUND
⊙ 1/2 INCH IRON PIPE FOUND
⊙ 1 INCH IRON BAR FOUND
○ 5/8 INCH IRON ROD FOUND
● 5/8 INCH BY 30 INCH IRON RE-BAR SET WITH
PLASTIC I.D. CAP STAMPED "DLZ OHIO INC."
- P.O.B. = POINT OF BEGINNING
R/W = RIGHT-OF-WAY
C/L = CENTER-LINE
N.T.S. = NOT TO SCALE
P/O = PART OF
⊕ WELL

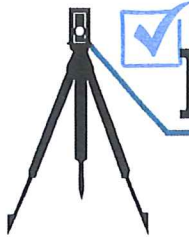
SURVEY OF TWO TRACTS

LOTS 184 THROUGH 186
ORCHARD ISLAND
PLAT CABINET A, SLIDE 219
SECTION 36, TOWN 6 SOUTH, RANGE 8 EAST
SOUTH AND EAST OF THE FIRST PRINCIPAL MERIDIAN SURVEY
WASHINGTON TOWNSHIP
LOGAN COUNTY, OHIO

DRAWN BY:	DESCRIPTION	REV. NO.	DATE
KSS			1/23/2020

INDEXED ON MAP

2-14-2025



HAVENAR

Engineering & Surveying

Amy L. Havenar, P.E.
Britt R. Havenar, P.E., P.S.

Legal Description for 0.282 acres

Situate in Section Thirty-six (36), Town Six (6) South, Range Eight (8) East, Township of Washington, County of Logan, State of Ohio, and being Lots 180, 181, 182, and 183 of Orchard Island (Plat Cabinet A, Slide 219), owned by Timothy J. Fernandez in Official Record 1422, Page 4446 of the Recorder's Office of Logan County, Ohio, as shown by a survey by Britt R. Havenar, Ohio P.S. No. 8266, and being more particularly described as follows:

Commencing at a 5/8" capped iron pin found, said pin being the True Point of Beginning of the tract herein described, said pin being the southeast corner of said Lot 184 being owned by Darrin J. Haubert and Katherine M. Rychener in Official Record 1401, Page 1421, Tract I, said pin also being on the south right-of-way line of a 15 foot wide east-west alley;

Thence South 36 degrees 36 minutes 05 seconds East, along said south right-of-way line and the north line of said Lots 183, 182, 181, and 180, a distance of 159.93 feet to a 5/8" iron pin found, said pin being the northeast corner of Lot 179 owned by Daniel L. & Cynthia A. Defibaugh in Official Record 71, Page 891, passing through a capped 5/8" iron pins found at the distance of 39.98 feet, 79.96 feet, and 119.94 feet;

Thence South 53 degrees 37 minutes 37 seconds West, along the north line of said Lot 179, a distance of 77.15 feet to a 5/8" iron pin found, said pin being on the north right-of-way line of Maplewood Ave. (35' R/W);

Thence North 36 degrees 22 minutes 23 seconds West, along said north right-of-way line of Maplewood Ave. and south line of Lots 180, 181, 182, and 183, a distance of 159.93 feet to a 5/8" capped iron pin found, said pin being on the southwest corner of said Lot 184, passing through a 5/8" capped iron pin found at a distance of 39.99 feet, 79.97 feet, and 119.95 feet;

Thence North 53 degrees 37 minutes 37 seconds East, along the south line of said Lot 184, a distance of 76.51 feet to a 5/8" capped iron pin found, said pin being the True Point of Beginning of the above described tract, containing 0.282 acres more or less, subject to all easements of record.

Basis of bearings based on State Plane Coordinates, NAD83, Ohio North Zone.

Description prepared by:
Britt R. Havenar, P.E., P.S., Ohio P.S. No. 8266

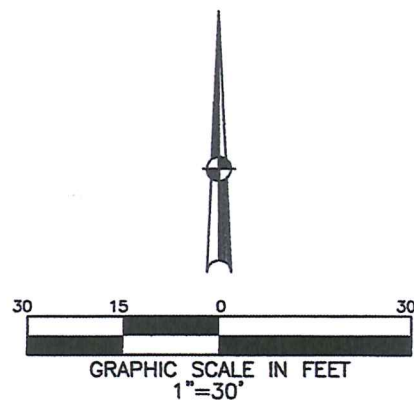


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2-14-2025

APPROVED

FERNANDEZ SURVEY
SECTION 36, TOWN 6S, RANGE 8E
WASHINGTON TOWNSHIP
LOGAN COUNTY, OHIO
ORCHARD ISLAND (PLAT CABINET A, SLIDE 219)



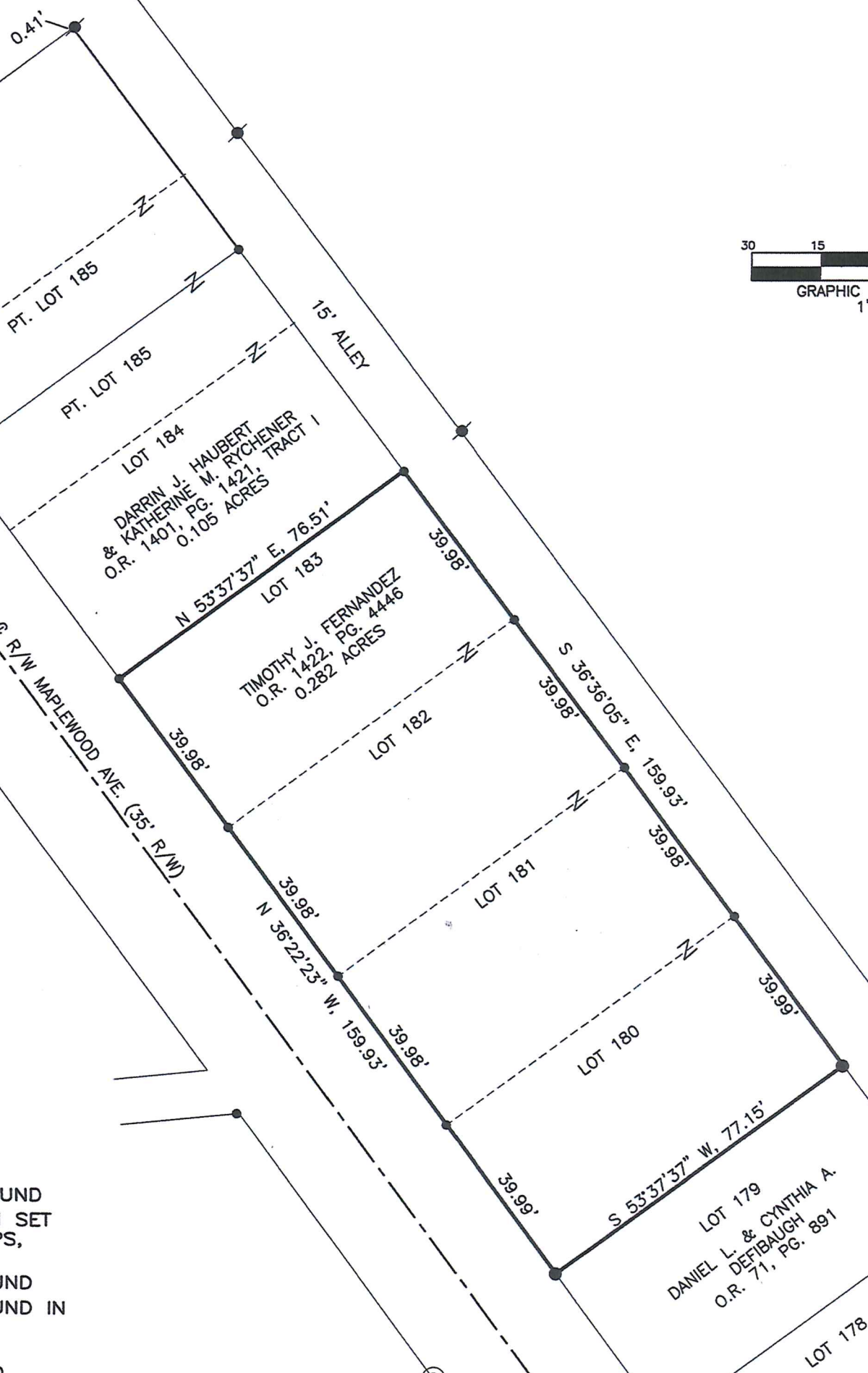
LEGEND

- MAG NAIL FOUND
- 1" IRON PIPE FND.
- ✕ RAILROAD SPIKE FOUND
- 5/8" DIA. IRON PIN SET
CAPPED "BRH PE PS,
OHIO PS 8266"
- 5/8" IRON PIN FOUND
- 5/8" IRON PIN FOUND IN
MONUMENT BOX
- ✕ MAG SPIKE SET
- 1" IRON PIN FOUND
- 5/8" CAPPED IP FOUND

REFERENCES

LOGAN COUNTY
ENGINEER'S SURVEYS:
NO. 1741 NO. 4802
NO. 1691-A NO. 4472
NO. 1691-B
NO. 1691-C

BASIS OF BEARINGS:
BEARINGS ARE BASED ON STATE PLANE
COORDINATES, NAD83, OHIO NORTH ZONE



SURVEY OF 0.282 ACRES FOR TIM FERNANDEZ IN
WASHINGTON TOWNSHIP. FEBRUARY 11, 2025



Britt R. Havenar
BRITT R. HAVENAR, P.E., P.S.
OHIO REGISTERED PROFESSIONAL SURVEYOR #8266
HAVENAR ENGINEERING & SURVEYING, INC.
AMY L. HAVENAR, P.E.
BRITT R. HAVENAR, P.E., P.S.
10860 SIDNEY-FREYBURG ROAD
SIDNEY, OHIO 45365
(937) 492-7408
EMAIL: abhavenar@embarqmail.com

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