

PLAT OF SURVEY

41-16

STATE OF OHIO, COUNTY OF HENRY, TOWNSHIP OF NAPOLEON,
A PORTION OF THE E 1/2 OF THE SW FRACT. 1/4 OF SECTION 28,
TOWNSHIP 5 NORTH, RANGE 6 EAST, FIRST PRINCIPAL MERIDIAN

LEGEND

- 5/8" IRON PIN WITH CAP SET
- ⊙ 5/8" IRON PIN WITH CAP FOUND
- ⊖ 5/8" IRON PIN FOUND
- ⊙ 1/2" IRON PIN WITH CAP FOUND
- △ RAILROAD SPIKE FOUND
- STONE FOUND

- NOTES:
- 1) THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE EXAMINATION AND DOES NOT REPRESENT A TITLE REPORT OR A GUARANTEE OF TITLE. THERE MAY BE APPARENT, RECORDED, OR UNRECORDED EASEMENTS NOT SHOWN ON THIS DRAWING.
 - 2) THIS SURVEY USED THE LATEST RECORDED DEEDS AT THE DATE OF THIS SURVEY.
 - 3) DISTANCES SHOWN HEREON, ARE GROUND DISTANCES. TO APPROXIMATE OHIO CO-ORDINATE 1983, NORTH ZONE (3401) GRID DISTANCES MULTIPLY THE DISTANCES BY THE COMBINATION FACTOR OF 0.9999249697.
 - 4) IRON PINS CALLED FOR AS SET ARE NUMBER 5 REBAR, WITH A NOMINAL DIAMETER OF 5/8 OF AN INCH, A CROSS-SECTIONAL AREA OF 0.31 SQUARE INCHES, THIRTY (30) INCHES IN LENGTH, AND CAPPED WITH A PLASTIC YELLOW MARKER INSCRIBED WITH "NIESE/JHN-PS8727."
 - 5) FOUND MONUMENTATION IN GOOD CONDITION UNLESS OTHERWISE NOTED.
 - 6) OCCUPATION WITHIN REASON UNLESS OTHERWISE NOTED



I HEREBY DECLARE THAT THE FOREGOING PLAT
WAS PREPARED FROM AN ACTUAL SURVEY OF THE
PREMISES, THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION,
AND BELIEF, CORRECTLY SHOWS THE LOCATION OF THE BOUNDARIES.

Justin H. Niese 12.02.2025
JUSTIN H. NIESE, P.E., P.S.

OHIO REGISTERED SURVEYOR NO. 8727

NIESE

JHN-PS8727

**NIESE
SURVEYING &
ENGINEERING, LLC**

SURVEY PLAT FOR: JUDITH DICKMANN

JUSTIN H. NIESE, P.E., P.S. 211 E. MAIN CROSS STREET P.O. BOX 112 MILLER CITY, OHIO 45864 567-825-1523	JOB NUMBER: 2025-135 PAGE 1/1
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LINE TABLE		
LINE #	DIRECTION	LENGTH
1	S 00° 46' 15" W	218.00'
2	S 83° 33' 45" E	383.59'
3	N 88° 34' 15" E	382.00'

SEVENTY8ACRES, LLC
OR VOL 336 - PG 2447
PARCEL NO. 07-280020.0000
78.15 ACRES

BASIS OF BEARINGS:

THE BEARINGS SHOWN ARE BASED UPON THE OHIO CO-ORDINATE
SYSTEM OF 1983, NAD83(2011), 2010.0 EPOCH, NORTH ZONE
(3401), IN ACCORDANCE WITH THE OHIO REVISED CODE SECTIONS
157.01-157.10; SAID BEARINGS ARE BASED ON LOCAL FIELD
OBSERVATIONS UTILIZING THE OHIO DEPARTMENT OF
TRANSPORTATION'S (ODOT'S) VIRTUAL REFERENCE STATION (VRS)
NETWORK. OBSERVATIONS WERE TAKEN ON NOVEMBER OF 2025.

