

SURVEYORS NOTES:

No platted alley can be found in any record drawings. It is the opinion of this surveyor that the intent was to have an alley present, as a paved path as well as buried and overhead utilities exist in such area. Therefore, the potential 'alley area' is not included in my surveyed acreage.

- Survey Volume 02 PG 018 dated 3-5-1864 by Bement surveyed the south half of Lot 47 with a 20' wide alley drawn and excluded from the lot.
- Reference Survey No. 444 dated 7-22-1882 recorded in 02 PG 279 by Emmerson Opdycke shows what seems to be an alley behind the West half of the lots.
- Survey Volume 4B PG 165 dated 8-23-72 by Schelling shows an alley to exist and excluded from the lots.
- Survey Volume 4B PG 272 dated 1-5-76 by Olmstead references a 20' strip of land not included in the lots.
- Survey Volume 5B PG 110 by Dennis Bell shows a 20' alley in Dobbs Addition extending south thru lots 46 & 47.
- Survey Volume 5B PG 203 dated 10-31-89 by Hoeffel references measured and recorded distances similar to previous surveys that show that an alley exists.
- Survey Volume 7B PG 263 dated 3-14-13, Volume 7B PG 264 dated 5-18-13 & Volume 7B PG 317 dated 10-8-16 by Wieland follow suit.

Enough information is present in past surveys that the 'intent' was for an alley and at a minimum, in the opinion of this surveyor, the alley exists by prescription - which means the use and enjoyment thereof must have been adverse under a claim of right, exclusive, continuous, uninterrupted, and with the knowledge and acquiescence of the owner of the land in or over which the easement or alleyway is claimed. The adjacent owners do have knowledge of such alley due to existing improvements and therefore the alley exists since 1864 as surveyed by Bement.

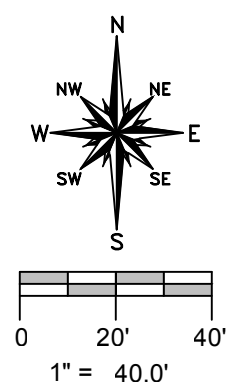
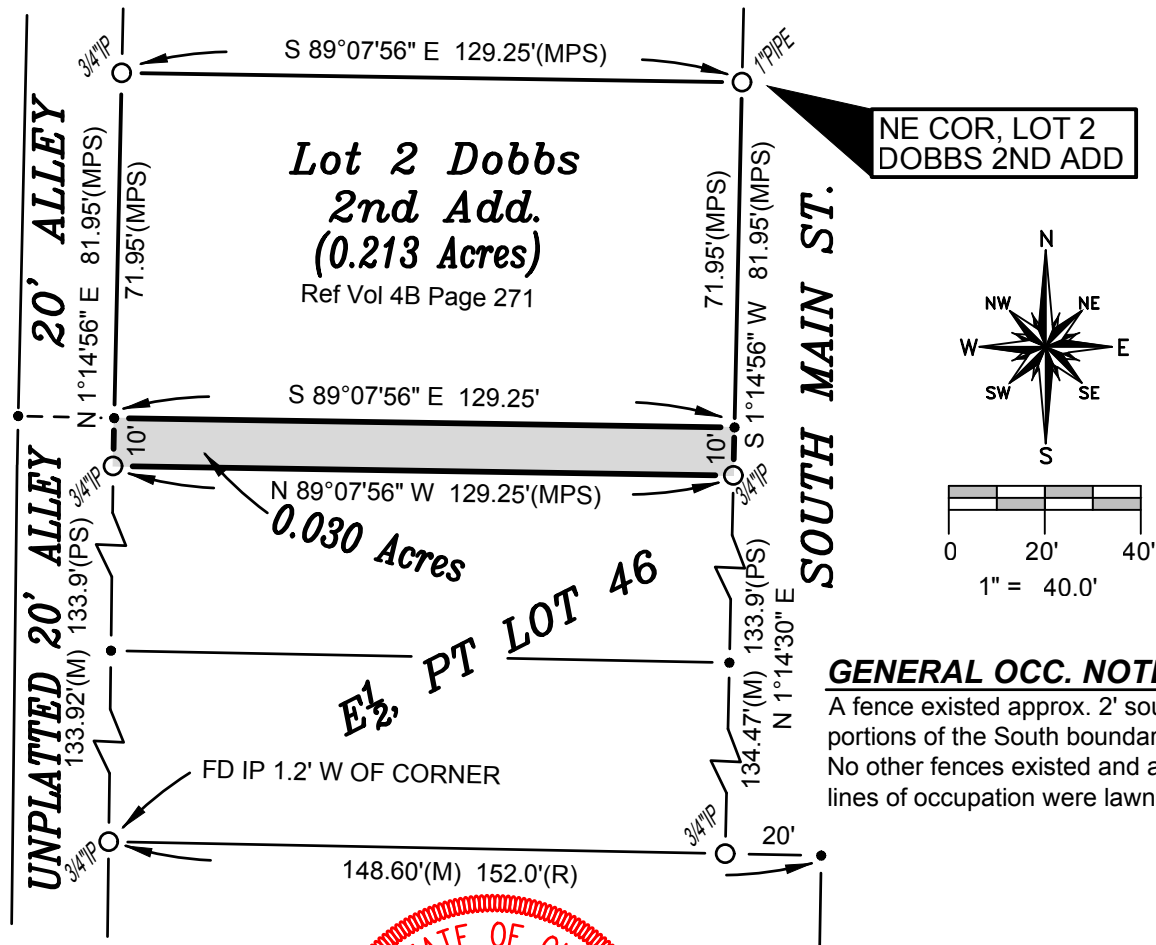
Surveyed for:
R & R Investco LLC
Deed OR 263 PG 0060

LEGEND

- PLACED 5/8" REBAR W/ CAP
- ✕ PLACED MAG NAIL
- PT ESTABLISHED THIS SURVEY
- FOUND IRON PIN OR PIPE

PLAT OF SURVEY

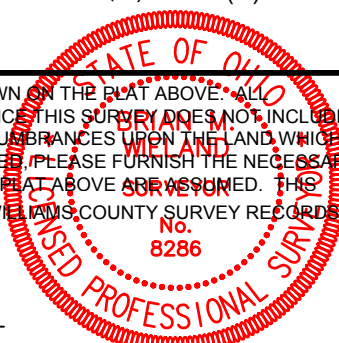
KNOWN AS THE NORTHEAST 10 FEET OF LOT 46 IN WILSONS ADDITION TO THE CITY OF BRYAN SITUATED IN THE NORTHWEST QUARTER OF SECTION 20, TOWN 6 NORTH, RANGE 3 EAST, PULASKI TOWNSHIP, CITY OF BRYAN, WILLIAMS COUNTY, OHIO. LOCATED WITHIN THE NORTH AND EAST OF THE FIRST PRINCIPAL MERIDIAN OF THE ORIGINAL LAND SUBDIVISIONS OF OHIO.



GENERAL OCC. NOTE:
A fence existed approx. 2' south of portions of the South boundary line. No other fences existed and all lines of occupation were lawn.

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 SURVEY PLAT. IF THESE ARE REQUIRED, PLEASE FURNISH THE NECESSARY INFORMATION. THE BEARINGS AND DISTANCES SHOWN ON THE PLAT ABOVE ARE ASSUMED. THIS SURVEY HAS BEEN RECORDED IN VOL. 7B PAGE 319 OF THE WILLIAMS COUNTY SURVEY RECORDS.

Brian M. Wieland
BRIAN M. WIELAND - REGISTERED SURVEYOR NO. 8286



DATE: 11-4-16 JOB: 16-133

WIELAND SURVEYING & ENGINEERING, LLC
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