

KELLYS ADDITION

1024

TO

LAKE VIEW, OHIO.

Scale: 50 feet = One inch.

o = iron bars



Surveyors Certificate

The annexed plat is a correct representation of Kellys Addition in Sec. 27, T6, R8, Lake View, Ohio as surveyed by me March 15, 1911. Containing 2.18 Acres. All measurements are given in feet and tenths

Walter V. Scott
Surveyor.

Dedication

This is to certify that J.R. Kelly Owner of the above described property caused the making of the accompanying plat and does hereby dedicate to the public use and convenience forever the above street.

James R. Kelly
Owner.

Acknowledgement.

State of Ohio:
County of Logan SS.

Be it remembered that on the 14 day of April 1911 before me a Notary Public in and for said County of Logan personally came J.R. Kelly Proprietor of the above described Kellys Addition and acknowledged the signing and sealing of the same to be his Voluntary act and deed for the use and purpose as herein set forth. In testimony whereof I have hereunto subscribed my name and affixed my official seal on the day above mentioned.

Elisha Houchins SEAL
Notary Public.

Acceptance

The annexed plat was adopted by ordinance as an Addition to the Village of Lake View Ohio.

Said ordinance was passed by Council on the 14 day of April 1911

W.P. Hester Mayor
O.E. Glasford Clerk.
Wm. H. Davis President of Council.

Auditors Office.

The within lots transferred the 21 day of April 1911

W. J. Stone
Auditor

Recorders Office

Received for record at 3 O'clock P.M.
on the 21 day of April 1911
Recorded day of 1911

Henry Kueper
Recorder

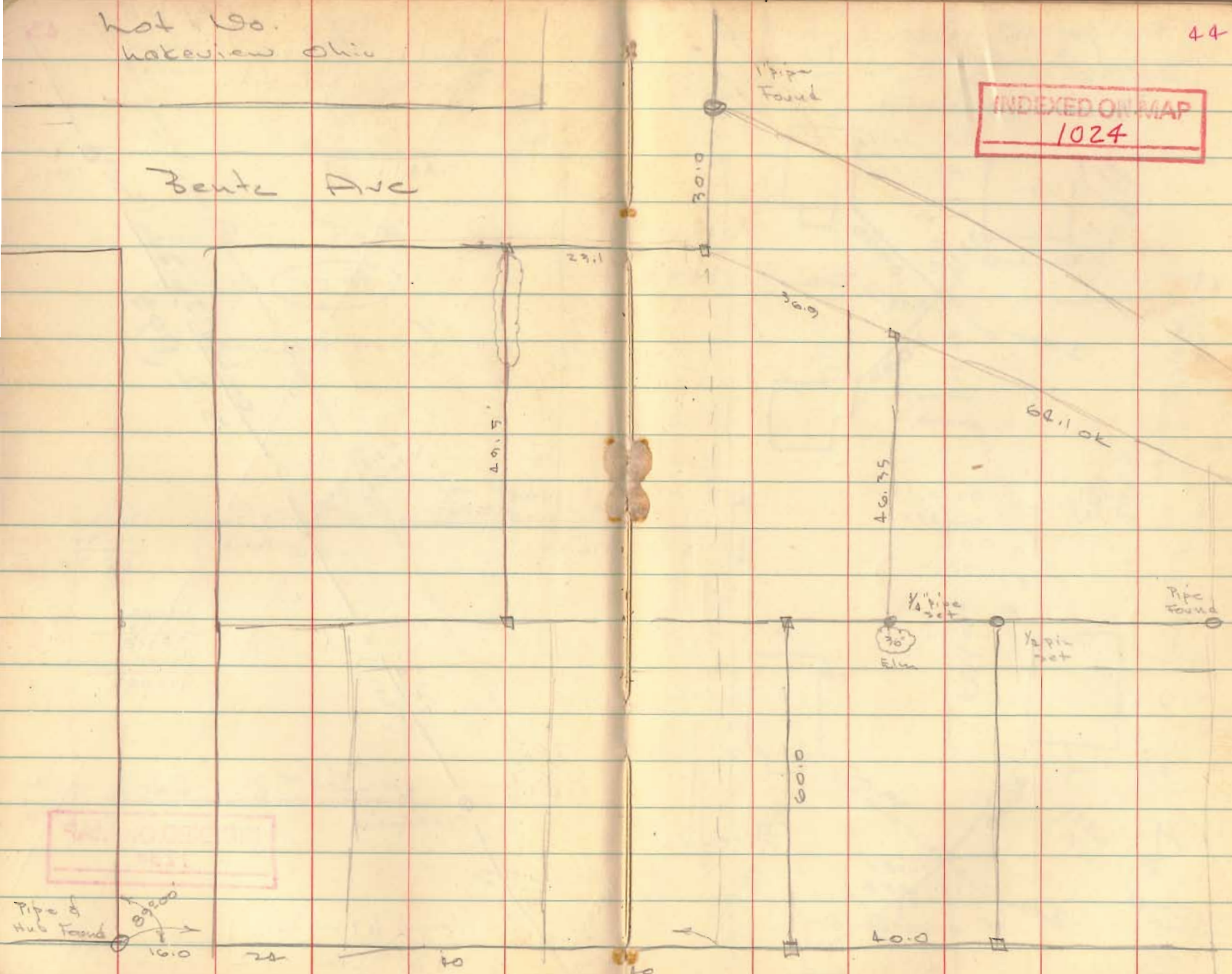
Lewistown Reservoir

hot 190.
lakeview Ohio

44

Bente Ave

INDEXED ON MAP
1024



REC'D 4-11-12 SMY OK

BENCHMARK NOTE:
SOUTH BOLT OF FIRE HYDRANT OF AT THE NORTHWEST
CORNER OF GROVE AVENUE AND STATE STREET.
ELEVATION = 995.40

MIDWAY AVENUE (22 FEET WIDE)

BASIS FOR BEARINGS
N 90°00'00" E

DALE R. MILLER AND KAREN S. MILLER
LOTS 286 AND 287
O.R. 944, PG. 705

LOT 288

LOT 287

LOT 286

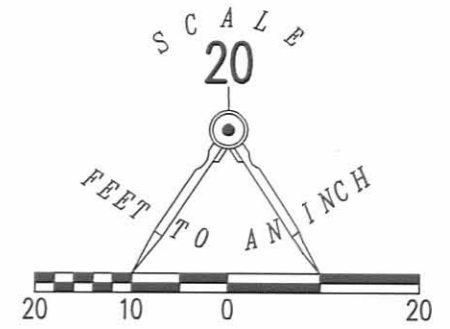
KELLY ADDITION
PLAT CABINET A, SLIDE 149

ERIC T. ROY
0.06 ACRE TRACT
O.R. 1011, PG. 933

DEANNA DAVIS
0.07 ACRE TRACT
O.R. 491, PG. 632

HOUCHINS SLOUGH DITCH

R/W
E/P

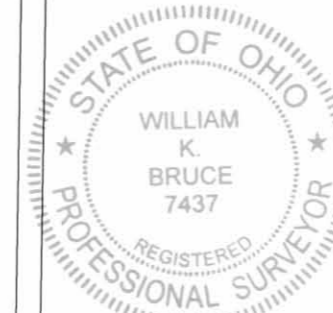


LEGEND

- 5/8 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "LSM7437"
- ⊙ 3/4 INCH IRON PIPE FOUND

**RETRACEMENT SURVEY OF THE
DALE R. MILLER AND KAREN S. MILLER
LOTS 286 AND 287
OFFICIAL RECORD 944, PAGE 705
KELLY ADDITION
PLAT CABINET A, SLIDE 149
VILLAGE OF LAKEVIEW
STOKES TOWNSHIP
LOGAN COUNTY, OHIO**

SURVEYED BY:



William K. Bruce
WILLIAM K. BRUCE
PROFESSIONAL SURVEYOR 7437
APRIL 12, 2012

COPYRIGHT 2012 BY:
LEE SURVEYING & MAPPING CO., INC.
117 North Madriver Street
BELLEFONTAINE, OHIO 43311
(937) 593-7335
WWW.LSMINC.US
surveys@lsminc.us

ORIGINAL STAMP IN GREEN

INDEXED ON MAP
1024 1P

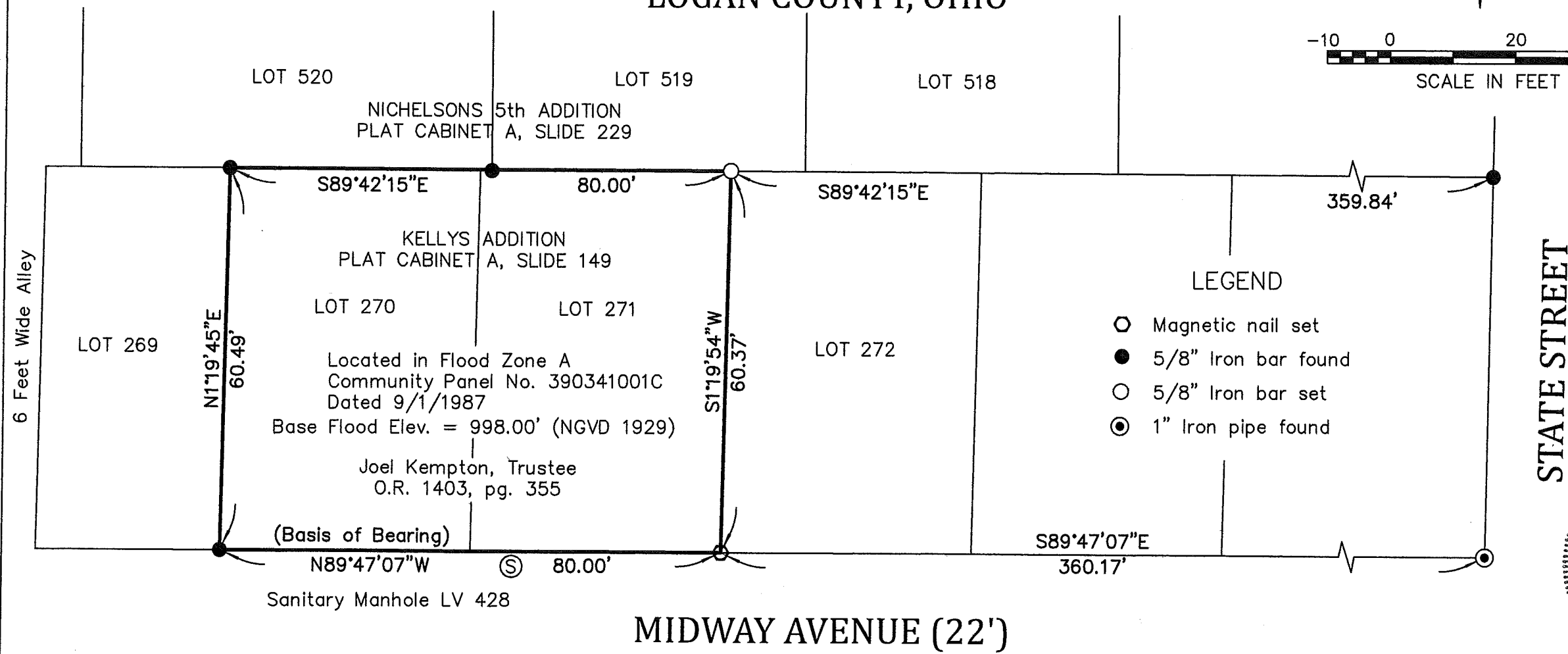
ADW D0412 53030412 L-5303-3

2 WORKING DAYS
BEFORE YOU DIG
CALL TOLL FREE **800-362-2764**
OHIO UTILITIES PROTECTION SERVICE

9-13-2022

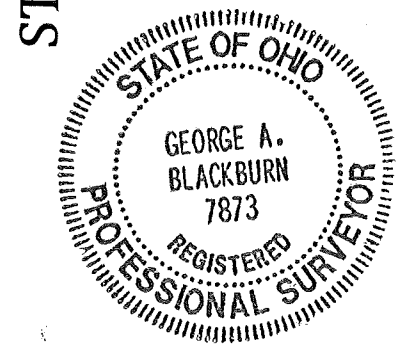
APPROVED

PLAT OF SURVEY IN SECTION 27, TOWN 6, RANGE 8 VILLAGE OF LAKEVIEW STOKES TOWNSHIP LOGAN COUNTY, OHIO



LEGEND

- Magnetic nail set
- 5/8" Iron bar found
- 5/8" Iron bar set
- ⊙ 1" Iron pipe found



Sanitary Manhole LV 442
Top Elev. = 992.66' (2017)
published by the Indian Lake
Sanitary Sewer District
Top Elev. = 993.39' (NGVD 1929)
Ⓢ measured from the benchmark located
at the intersection of Grove Avenue
and State Street

NOTE:
Benchmark is a "+" on the
south bolt on a fire hydrant at
the NW corner of the
intersection of Grove Avenue
and State Street.
Elev. = 995.23' (NGVD 1929)

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL FIELD
SURVEY AND THAT MONUMENTS WERE PLACED AS INDICATED HEREON.
George A. Blackburn 8-30-2022
GEORGE A. BLACKBURN, R.S. 7873

BLACKBURN SURVEYING, LLC
6879 STATE ROUTE 287
WEST LIBERTY, OHIO 43357
(937) 465-0424

DATE : 8/30/2022
SCALE : 1" = 20'
FILE: James Kempton 8-22

REVISIONS	DATE	BY

PLAT PREPARED FOR JAMES KEMPTON

INDEXED ON MAP
1024

SHEET
1
OF 1



APPROVED



INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

**CLICK ADAMS PROPERTIES, LLC
0.002 ACRE**

Situate in the State of Ohio, Logan County, Stokes Township, Village of Lakeview and lying in Section 27, Town 6, Range 8, and being part of Lot 510 of Nicholson's 5th Addition (Plat Cabinet A, Slide 229) as conveyed to Click Adams Properties, LLC, by deed of record in Official Record 1408, Page 4896 (all records referenced herein refer to the Logan County Records of Deeds) and being more particularly described as follows:

COMMENCE at a magnetic nail set at the northwest corner of Lot 511 of said subdivision, as conveyed to Angela Kinch by deed of record in Official Record 1402, Page 2921, Tract I, being at the intersection of the south right-of-way line of Bentz Avenue (30 feet wide) and a 16 feet wide alley;

THENCE, South 89°-02'-26" East, a distance of 60.00 feet, with the north line of said Lot 511 and part of Lot 510 as conveyed to Angela Kinch by deed of record in Official Record 1402, Page 2921, Tract I, and said right-of-way line of Bentz Avenue to a 1/2 inch iron rebar set (I.D. cap stamped "DLZ OHIO INC.") at the TRUE POINT OF BEGINNING;

THENCE, South 89°-02'-26" East, a distance of 2.00 feet, with the north line of said Lot 510 and said right-of-way line of Bentz Avenue to a 1/2 inch iron rebar set (I.D. cap stamped "DLZ OHIO INC.");

THENCE, South 00°-57'-34" West, a distance of 50.00 feet, with a new division line through said Click Adams Properties, LLC, part of Lot 510, to a 1/2 inch iron rebar set (I.D. cap stamped "DLZ OHIO INC.");

THENCE, North 89°-02'-26" West, a distance of 2.00 feet, with the south line of said Lot 510 and north line of Lot 282 of Kelly Addition (Plat Cabinet A, Slide 149) as conveyed to Angela Kinch by deed of record in Official Record 1402, Page 2921, Tract II, to a 1/2 inch iron rebar set (I.D. cap stamped "DLZ OHIO INC.");

THENCE, North 00°-57'-34" East, a distance of 50.00 feet, with the line common to said Click Adams Properties, LLC part of Lot 510 and Angela Kinch part of Lot 510, to the POINT OF BEGINNING.

Containing 0.002 acre, more or less.



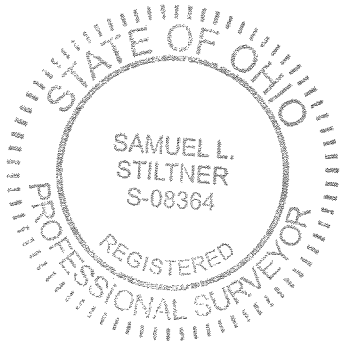
INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

The bearings in the above description are based on the grid bearing of South 89°-02'-26" East, for the south line of said Nicholson's 5th Addition and north line of said Kelly Addition as determined by a GPS network of field observations performed in November, 2022 and are based upon the Ohio State Plane Coordinate System, North Zone, NAD83 (2011).

All rebar set are 1/2 inch in diameter and 30 inches in length, with a yellow cap stamped "DLZ OHIO INC."

I certify that this description is based upon a survey conducted under my direct supervision in November, 2022 and that it and the information contained herein are true and correct to the best of my knowledge.

DLZ Ohio, Inc.



Samuel L. Stiltner 11/79/2022

Samuel L. Stiltner
Professional Surveyor No. 8364



2221-2040.00



INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

**KINCH
0.003 ACRE**

Situate in the State of Ohio, Logan County, Stokes Township, Village of Lakeview and lying in Section 27, Town 6, Range 8, and being part of Lot 282 of Kelly Addition (Plat Cabinet A, Slide 149) as conveyed to Angela Kinch, by deed of record in Official Record 1402, Page 2921, Tract II (all records referenced herein refer to the Logan County Records of Deeds) and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rebar set (I.D. cap stamped "DLZ OHIO INC."), at the southerly corner common to Lot 283 as conveyed to Click Adams Properties, LLC, by deed of record in Official Record 1408, Page 4897 and said Lot 282 of said subdivision, being on the north right-of-way line of Midway Avenue (22 feet wide) at the TRUE POINT OF BEGINNING;

THENCE, North 89°-02'-26" West, a distance of 2.00 feet, with the southerly line of said Lot 282 and northerly right-of-way line of said Midway Avenue, to a 1/2 inch iron rebar set (I.D. cap stamped "DLZ OHIO INC.");

THENCE, North 00°-57'-34" East, a distance of 60.04 feet, with a new division line through said Lot 282, to the north line of said Lot 282 and the south line of part Lot 510 of Nicholson's 5th Addition (Plat Cabinet A, Slide 229) as conveyed to Click Adams Properties, LLC by deed of record in Official Record 1408, Page 4896, to a 1/2 inch iron rebar set (I.D. cap stamped "DLZ OHIO INC.");

THENCE, South 89°-02'-26" East, a distance of 2.00 feet, with the north line of said Lot 282 and the south line of said Lot 510, to a 1/2 inch iron rebar set (I.D. cap stamped "DLZ OHIO INC."), being the northerly corner common to said Lots 282 and 283;

THENCE, South 00°-57'-34" West, a distance of 60.04 feet, with a line common to said Lots 282 and 283, to the POINT OF BEGINNING.

Containing 0.003 acre, more or less.

The bearings in the above description are based on the grid bearing of South 89°-02'-26" East, for the south line of said Nicholson's 5th Addition and north line of said Kelly Addition as determined by a GPS network of



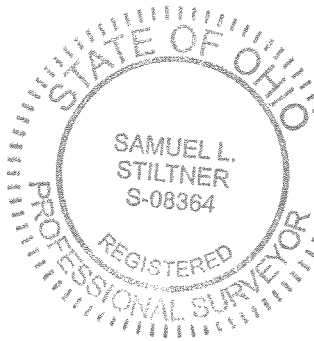
INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

field observations performed in November, 2022 and are based upon the Ohio State Plane Coordinate System, North Zone, NAD83 (2011).

All rebar set are 1/2 inch in diameter and 30 inches in length, with a yellow cap stamped "DLZ OHIO INC."

I certify that this description is based upon a survey conducted under my direct supervision in November, 2022 and that it and the information contained herein are true and correct to the best of my knowledge.

DLZ Ohio, Inc.



Samuel L. Stiltner 11/24/2022

Samuel L. Stiltner
Professional Surveyor No. 8364



2221-2040.00

APPROVED

LEGEND:

- ⊕ 2 INCH IRON PIPE FOUND
- ⊙ 1-1/2 INCH IRON PIPE FOUND
- ⊙ 3/4 INCH IRON PIPE FOUND
- 5/8 INCH IRON REBAR FOUND
- 1/2 INCH BY 30 INCH IRON REBAR SET WITH YELLOW CAP STAMED "DLZ OHIO INC."

- MAGNETIC NAIL SET
- P.O.B. = POINT OF BEGINNING
- R/W = RIGHT-OF-WAY
- O.R. = OFFICIAL RECORD
- PG. = PAGE

DEED & SURVEY REFERENCES:

DEED REFERENCES ARE SHOWN HEREON.

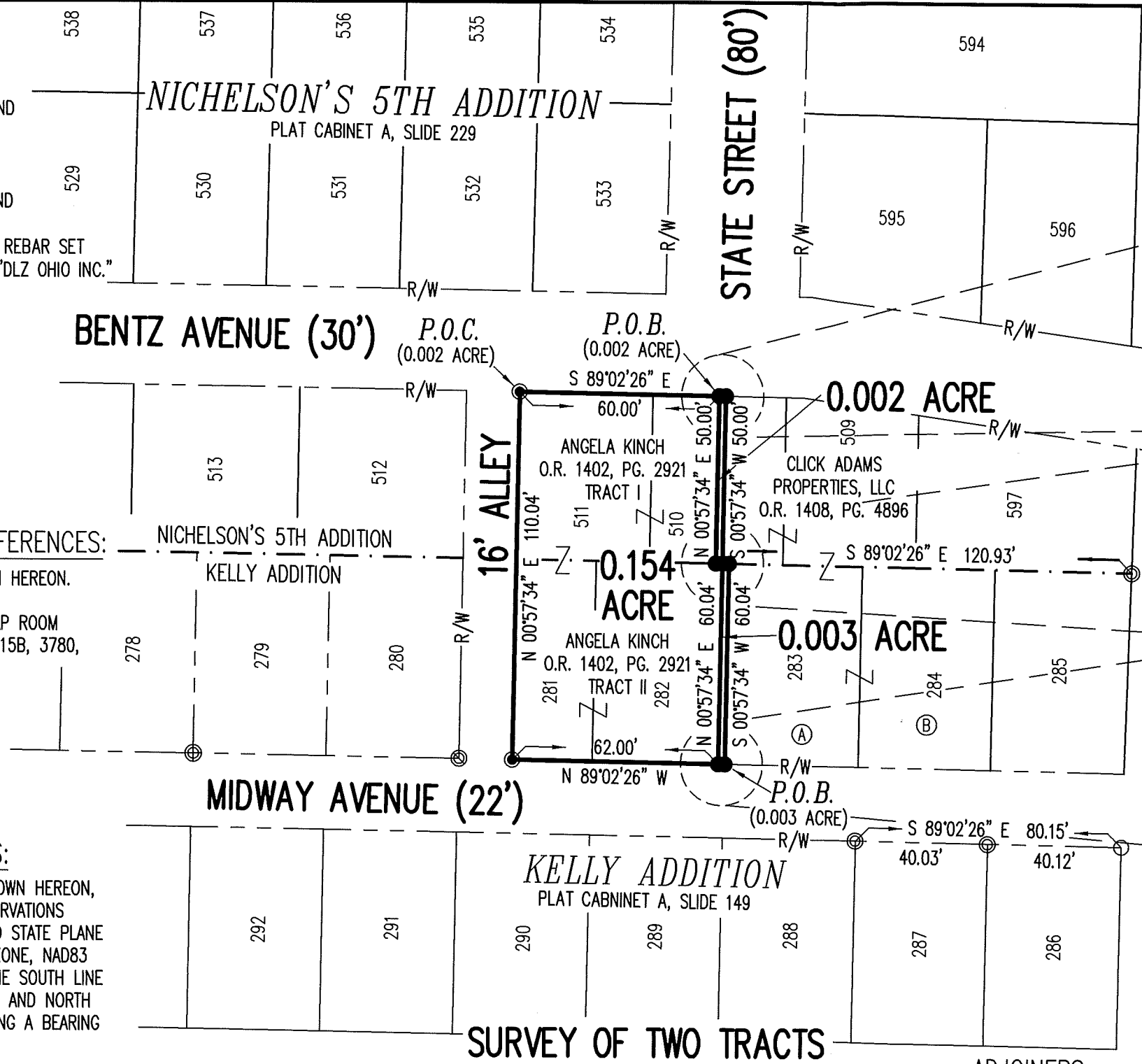
LOGAN COUNTY ENGINEER'S MAP ROOM
FILES: 1024, 1632, 2615A, 2615B, 3780, 4279, AND 6627

NICHELSON'S 5TH ADDITION
PLAT BOOK A, SLIDE 229

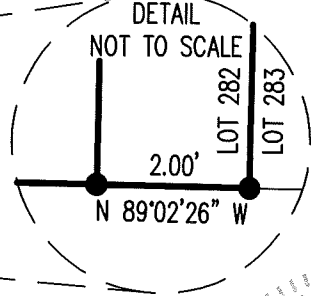
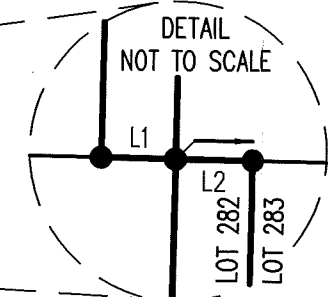
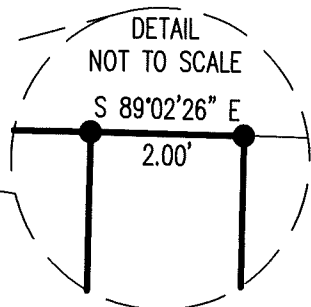
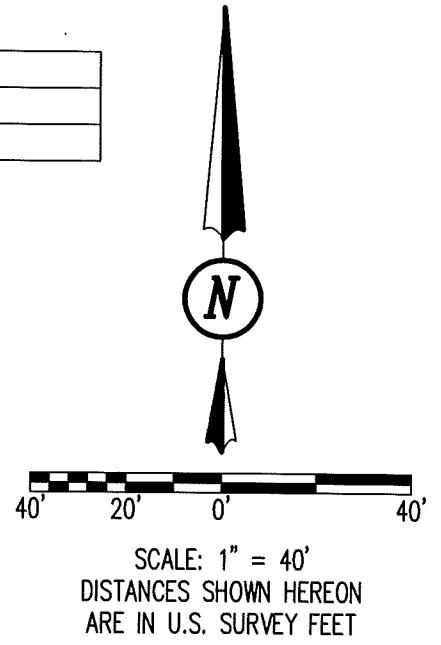
KELLY ADDITION
PLAT BOOK A, SLIDE 149

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 SOUTH LINE OF NICHELSON'S 5TH ADDITION AND NORTH LINE OF KELLY ADDITION, HAVING A BEARING OF S 89°-02'-26" E.



LINE	BEARING	DISTANCE
L1	N 89°02'26" W	2.00'
L2	S 89°02'26" E	2.00'

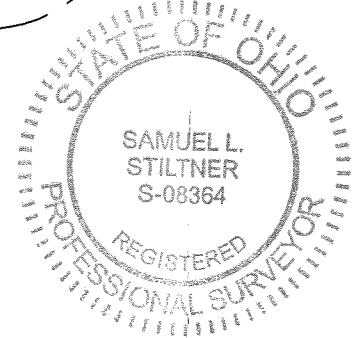


CERTIFICATION:

THIS PLAT WAS PREPARED BY DLZ OHIO, INC. AND IS A TRUE AND ACCURATE REPRESENTATION, TO THE BEST OF MY KNOWLEDGE AND BELIEF, OF A SURVEY MADE BY THE SAME IN NOVEMBER, 2022.

THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE POLICY; ALL OWNERSHIP SHOWN IS BASED UPON RECORD DATA ACQUIRED AT THE TIME OF SURVEY, NO GUARANTEE IS PLACED UPON ACTUAL OWNERSHIP OF ANY PROPERTY.

EASEMENTS MAY EXIST ON SUBJECT PROPERTY THAT WOULD BE REVEALED IN A TITLE EXAMINATION.



Samuel L. Stiltner 11/29/2022
 SAMUEL L. STILTNER
 PROFESSIONAL SURVEYOR NO. 8364
 NOVEMBER, 2022

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 (937) 593-7335 • www.dlz.com
 Project #2221-2040.00

SURVEY OF TWO TRACTS
 PART OF LOT 510 OF NICHELSON'S 5TH ADDITION
 AND PART OF LOT 282 OF KELLY ADDITION
 SECTION 27, TOWN 6, RANGE 8
 VILLAGE OF LAKEVIEW
 STOKES TOWNSHIP
 LOGAN COUNTY, OHIO

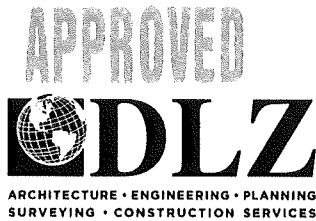
OCCUPATION NOTE:
 NO EVIDENCE OF OCCUPATION ALONG BOUNDARY LINES UNLESS OTHERWISE SHOWN.

- ADJOINERS:**
- CLICK ADAMS PROPERTIES, LLC
 LOT 283
 O.R. 1408, PG. 4897
 - CLICK ADAMS PROPERTIES, LLC
 LOT 284
 O.R. 1408, PG. 4896

DRAWN BY:	DESCRIPTION	REV. NO.	DATE
KSS			11/16/2022

INDEXED ON MAP

7-15-2024



INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

**ANGELA KINCH
0.157 ACRE**

Situate in the State of Ohio, Logan County, Stokes Township, Village of Lakeview and lying in Section 27, Town 6, Range 8, and known as being the following: part of the east half of Lot 510 of Nicholson's 5th Addition (Plat Cabinet A, Slide 229), as conveyed to Angela J. Kinch by deed of record in Official Record 1417, Page 1597; the west half of Lot 510 and all of Lot 511 of said Nicholson's 5th Addition (Tract I) and all of Lot 281 and all of the remainder of Lot 282 of Kelly Addition (Plat Cabinet A, Slide 149) (Tract II), as conveyed to Angela Kinch by deed of record in Official Record 1402, Page 2921 (all records referenced herein refer to the Logan County Records of Deeds) and being more particularly described as follows:

BEGINNING at a magnetic nail set at the northwest corner of Lot 511 of said Nicholson's subdivision, being at the intersection of the south right-of-way line of Bentz Avenue (30 feet wide) with the east right-of-way line of a 16 feet wide alley;

THENCE, South 89°-02'-26" East, a distance of 62.00 feet, with the north line of said Lot 511 and said parts of Lot 510 and said south right-of-way line of Bentz Avenue, to a 1/2 inch iron rebar set (I.D. cap stamped "DLZ OHIO INC.") at the northeast corner of said Kinch east part of Lot 510, passing a 1/2 inch iron rebar set (I.D. cap stamped "DLZ OHIO INC.") at 60.00 feet, said point also being the northwest corner of the remainder of the east part of Lot 510 as conveyed to Click Adams Properties, LLC by deed of record in Official Record 1408, Page 4896;

THENCE, South 00°-57'-34" West, a distance of 110.04 feet, with the easterly lines of said Kinch east part of Lot 510 and Kinch part of Lot 282, also being the west lines of the east part of Lot 510 of said Click Adams Properties and an east part of Lot 282 of said Kelly Subdivision, as conveyed to Click Adams Properties, LLC by deed of record in Official Record 1417, Page 1594, to a 1/2 inch iron rebar set (I.D. cap stamped "DLZ OHIO INC.") in the north right-of-way line of Midway Avenue (22 feet wide) at the southeast corner of said part of Lot 282 of said Kinch and the southwest corner of said part of Lot 282 of said Click Adams (passing a 1/2 inch iron rebar set (I.D. cap stamped "DLZ OHIO INC.") at 50.00 feet);

THENCE, North 89°-02'-26" West, a distance of 62.00 feet, with the south line of said Kinch Tract II and the north right-of-way line of said

INDEXED ON MAP
1024

P.O. Box 237, Bellefontaine, OH 43311 | OFFICE 937.593.7335 | ONLINE WWW.DLZ.COM



INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

Midway Avenue, to a magnetic nail set at the southwest corner of said Kinch Tract II and the intersection of the north right-of-way line of said Midway Avenue with the east line of said alley;

THENCE, North 00°-57'-34" East, a distance of 110.04 feet, with the west lines of said Kinch Tracts I and II and the east right-of-way line of said alley, to the POINT OF BEGINNING.

Containing 0.157 acre, more or less.

The bearings in the above description are based on the grid bearing of South 89°-02'-26" East, for the south line of said Nicholson's 5th Addition and north line of said Kelly Addition as determined by a GPS network of field observations performed in November, 2022 and are based upon the Ohio State Plane Coordinate System, North Zone, NAD83 (2011).

All rebar set are 1/2 inch in diameter and 30 inches in length, with a yellow cap stamped "DLZ OHIO INC."

I certify that this description is based upon a survey conducted under my direct supervision in November, 2022 and that it and the information contained herein are true and correct to the best of my knowledge.

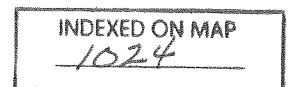
DLZ Ohio, Inc.



Samuel L. Stiltner 7/11/2024

Samuel L. Stiltner
Professional Surveyor No. 8364

2221-2040.00



7-16-2024

APPROVED

LEGEND:

- ⊕ 2 INCH IRON PIPE FOUND
- ⊙ 1-1/2 INCH IRON PIPE FOUND
- ⊙ 3/4 INCH IRON PIPE FOUND
- 5/8 INCH IRON REBAR FOUND
- 1/2 INCH BY 30 INCH IRON REBAR SET WITH YELLOW CAP STAMED "DLZ OHIO INC."

● MAGNETIC NAIL SET
 P.O.B. = POINT OF BEGINNING

R/W = RIGHT-OF-WAY

O.R. = OFFICIAL RECORD

PG. = PAGE

DEED & SURVEY REFERENCES:

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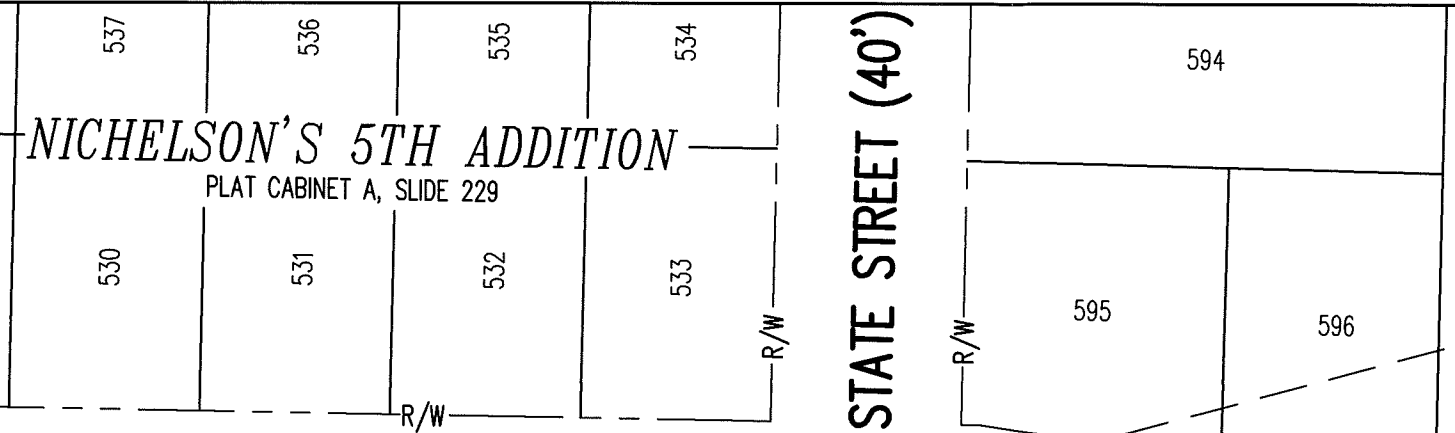
LOGAN COUNTY ENGINEER'S MAP ROOM
 FILES: 1024, 1632, 2615A, 2615B, 3780,
 4279, AND 6627

NICHELSON'S 5TH ADDITION
 PLAT BOOK A, SLIDE 229

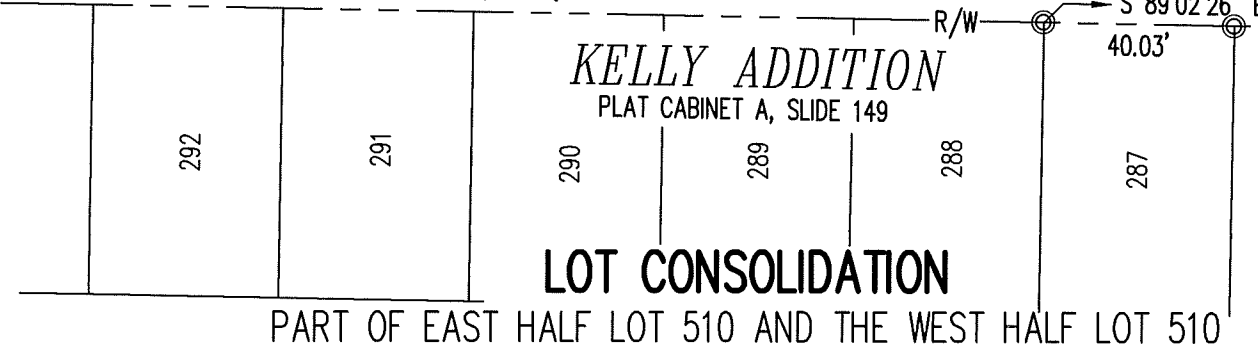
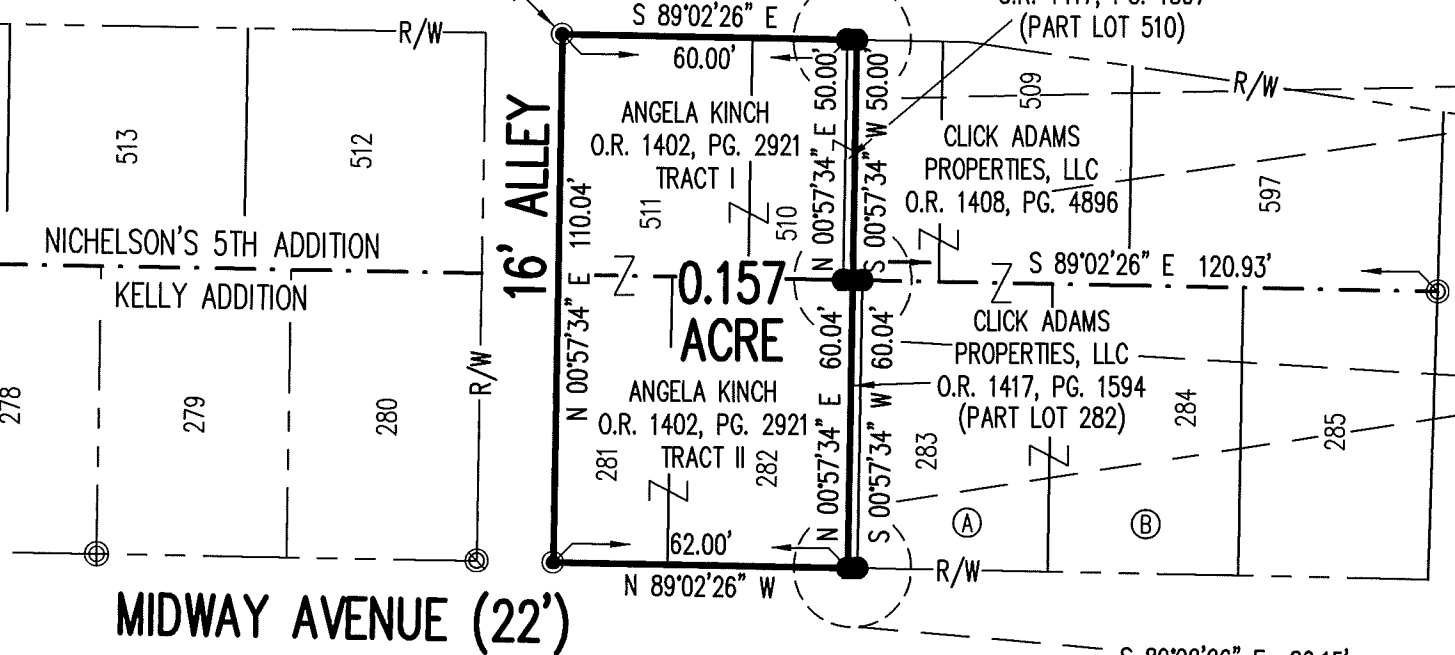
KELLY ADDITION
 PLAT BOOK A, SLIDE 149

BASIS FOR BEARINGS:

BEARINGS AND DISTANCES, SHOWN HEREON,
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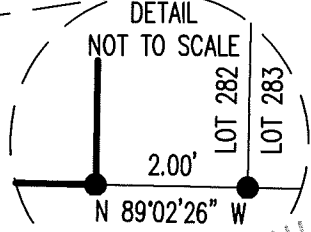
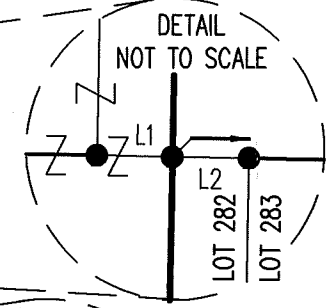
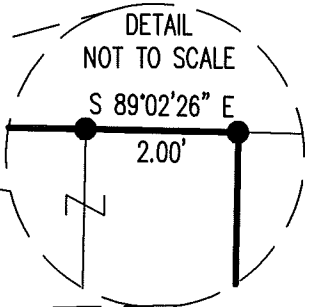
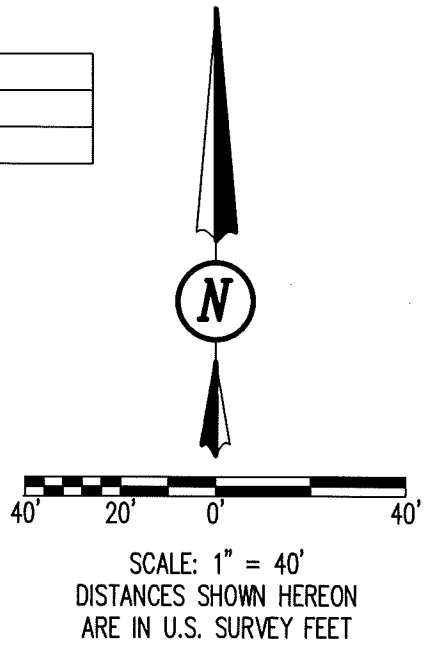


BENTZ AVENUE (30')
 P.O.B. (0.157 ACRE)



PART OF EAST HALF LOT 510 AND THE WEST HALF LOT 510
 AND ALL OF LOT 511 OF NICHELSON'S 5TH ADDITION
 AND ALL OF LOT 281 AND PART OF LOT 282 OF KELLY ADDITION
 SECTION 27, TOWN 6, RANGE 8
 VILLAGE OF LAKEVIEW
 STOKES TOWNSHIP
 LOGAN COUNTY, OHIO

LINE	BEARING	DISTANCE
L1	N 89°02'26" W	2.00'
L2	S 89°02'26" E	2.00'



CERTIFICATION:

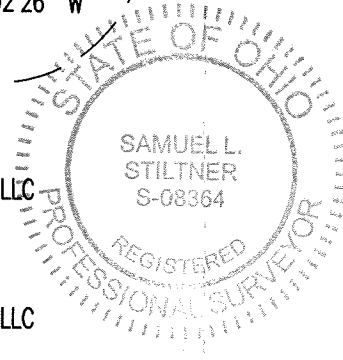
THIS PLAT WAS PREPARED BY DLZ OHIO, INC.
 AND IS A TRUE AND ACCURATE
 REPRESENTATION, TO THE BEST OF MY
 KNOWLEDGE AND BELIEF, OF A SURVEY MADE
 BY THE SAME IN NOVEMBER, 2022.

THIS SURVEY WAS PERFORMED WITHOUT THE
 BENEFIT OF A TITLE POLICY; ALL OWNERSHIP
 SHOWN IS BASED UPON RECORD DATA
 ACQUIRED AT THE TIME OF SURVEY, NO
 GUARANTEE IS PLACED UPON ACTUAL
 OWNERSHIP OF ANY PROPERTY.

EASEMENTS MAY EXIST ON SUBJECT
 PROPERTY THAT WOULD BE REVEALED IN A
 TITLE EXAMINATION.

Samuel L. Stiltner 7/11/2024

SAMUEL L. STILTNER
 PROFESSIONAL SURVEYOR NO. 8364
 JULY, 2024



ADJOINERS:

- (A) CLICK ADAMS PROPERTIES, LLC
 LOT 283
 O.R. 1408, PG. 4897
- (B) CLICK ADAMS PROPERTIES, LLC
 LOT 284
 O.R. 1408, PG. 4896

DRAWN BY:	DESCRIPTION	REV. NO.	DATE
SLS			07/11/2024

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 Project #2221-2040.00

OCCUPATION NOTE:
 NO EVIDENCE OF OCCUPATION ALONG
 BOUNDARY LINES UNLESS OTHERWISE
 SHOWN.

INDEXED ON MAP
 1024