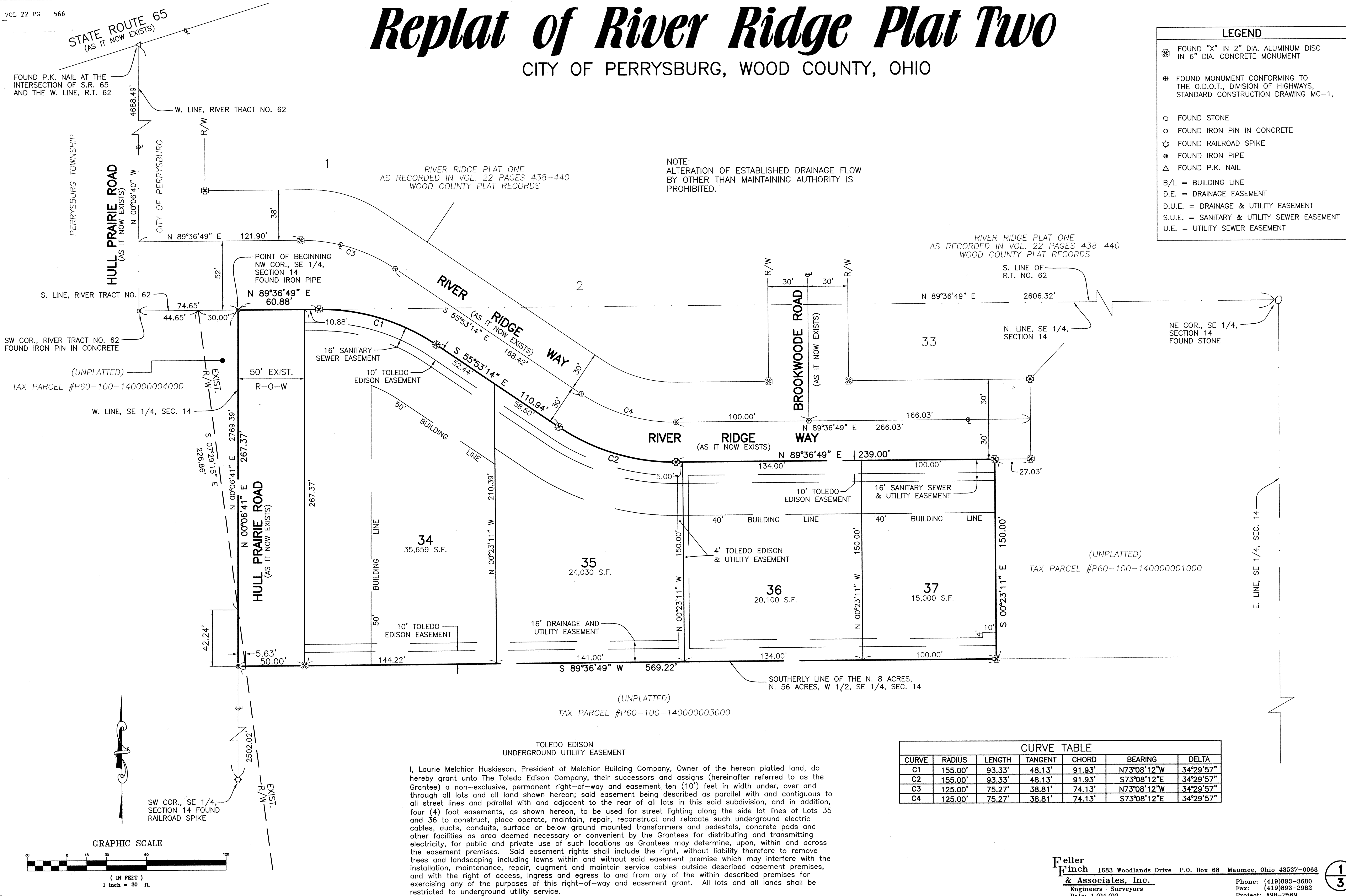


Replat of River Ridge Plat Two

CITY OF PERRYSBURG, WOOD COUNTY, OHIO



CITY OF PERRYSBURG, WOOD COUNTY, OHIO

NOTE:
ALTERATION OF ESTABLISHED DRAINAGE FLOW
BY OTHER THAN MAINTAINING AUTHORITY IS
PROHIBITED.

✱ FOUND "X" IN 2" DIA. ALUMINUM DISC
IN 6" DIA. CONCRETE MONUMENT

⊕ FOUND MONUMENT CONFORMING TO
THE O.D.O.T., DIVISION OF HIGHWAYS,
STANDARD CONSTRUCTION DRAWING MC-1,

○ FOUND STONE

○ FOUND IRON PIN IN CONCRETE

⚙ FOUND RAILROAD SPIKE

⊙ FOUND IRON PIPE

△ FOUND P.K. NAIL

B/L = BUILDING LINE

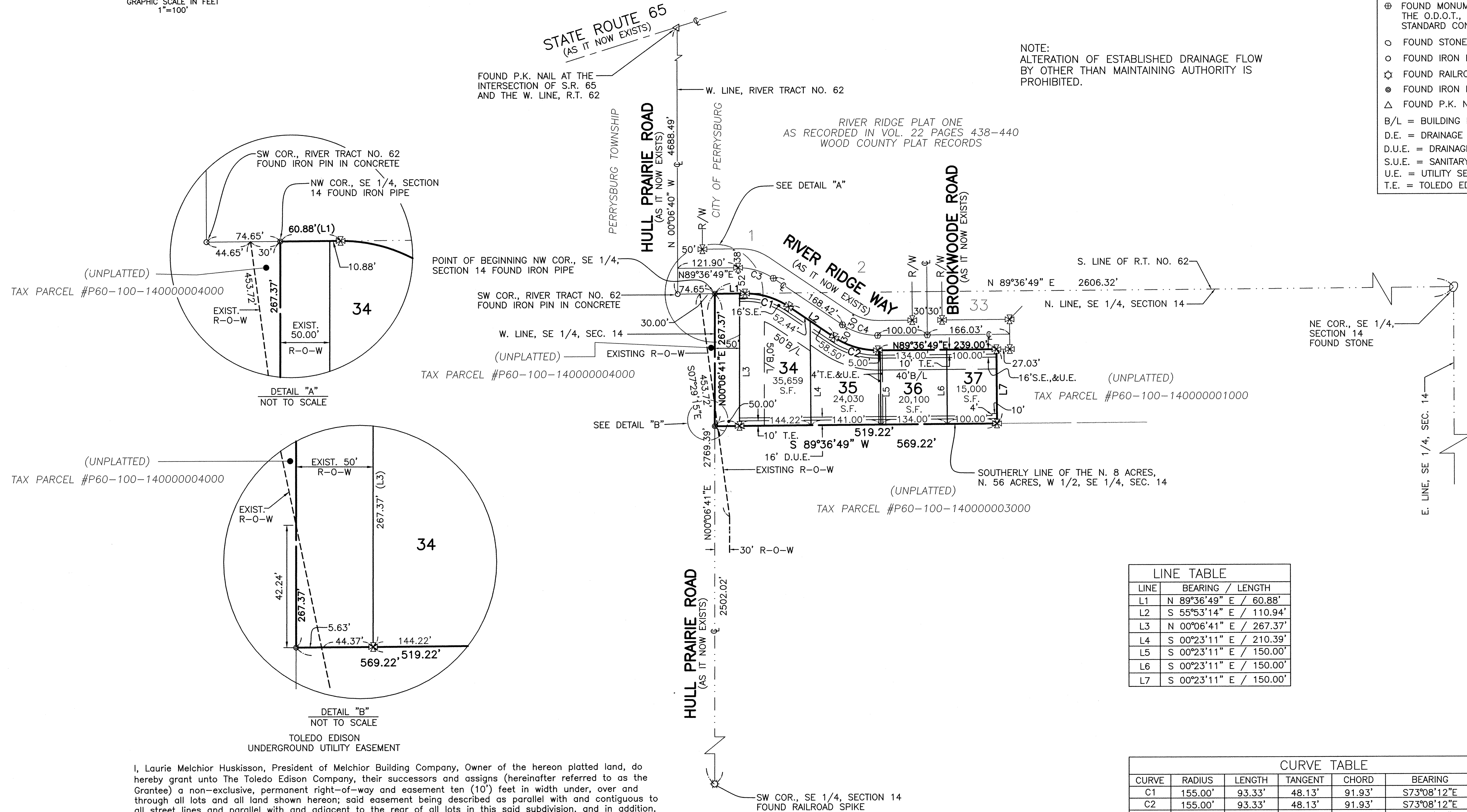
D.E. = DRAINAGE EASEMENT

D.U.E. = DRAINAGE & UTILITY EASEMENT

S.U.E. = SANITARY & UTILITY SEWER EASEMENT

U.E. = UTILITY SEWER EASEMENT

T.E. = TOLEDO EDISON EASEMENT



I, Laurie Melchior Huskisson, President of Melchior Building Company, Owner of the hereon platted land, do hereby grant unto The Toledo Edison Company, their successors and assigns (hereinafter referred to as the Grantee) a non-exclusive, permanent right-of-way and easement ten (10') feet in width under, over and through all lots and all land shown hereon; said easement being described as parallel with and contiguous to all street lines and parallel with and adjacent to the rear of all lots in this said subdivision, and in addition, four (4) foot easements, as shown hereon, to be used for street lighting along the side lot lines of Lots 35 and 36 to construct, place operate, maintain, repair, reconstruct and relocate such underground electric cables, ducts, conduits, surface or below ground mounted transformers and pedestals, concrete pods and other facilities as area deemed necessary or convenient by the Grantees for distributing and transmitting electricity, for public and private use of such locations as Grantees may determine, upon, within and across the easement premises. Said easement rights shall include the right, without liability therefore to remove trees and landscaping including lawns within and without said easement premise which may interfere with the installation, maintenance, repair, augment and maintain service cables outside described easement premises, and with the right of access, ingress and egress to and from any of the within described premises for exercising any of the purposes of this right-of-way and easement grant. All lots and all lands shall be restricted to underground utility service.

LINE TABLE		
LINE	BEARING / LENGTH	
L1	N 89°36'49" E /	60.88'
L2	S 55°53'14" E /	110.94'
L3	N 00°06'41" E /	267.37'
L4	S 00°23'11" E /	210.39'
L5	S 00°23'11" E /	150.00'
L6	S 00°23'11" E /	150.00'
L7	S 00°23'11" E /	150.00'

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	155.00'	93.33'	48.13'	91.93'	S73°08'12"E	34°29'57"
C2	155.00'	93.33'	48.13'	91.93'	S73°08'12"E	34°29'57"
C3	125.00'	75.27'	38.81'	74.13'	N73°08'12"W	34°29'57"
C4	125.00'	75.27'	38.81'	74.13'	S73°08'12"E	34°29'57"

**Feller
Finch** 1683 Woodlands Drive P.O. Box 68 Maumee, Ohio 43537-0068
& Associates, Inc.
Engineers - Surveyors
Date: 1/04/02
Phone: (419)893-3680
Fax: (419)893-2982
Project: #98-2569


Replat of River Ridge Plat Two

CITY OF PERRYSBURG, WOOD COUNTY, OHIO


LEGAL DESCRIPTION:

River Ridge Plat Two as recorded in Volume 22, Pages 509 and 510, Wood County Plat records in the City of Perrysburg, Wood County, Ohio.

SURVEYORS CERTIFICATE:

We hereby certify that during November, 2001 we surveyed the property, hereon described, subdividing the same into lots numbered 34 to 37. Distances are given in feet and decimal parts thereof. Monuments marked thus , represent existing concrete monuments per plat of record.

FELLER, FINCH & ASSOCIATES, INC.


Duane E. Heck
Professional Surveyor No. 7432


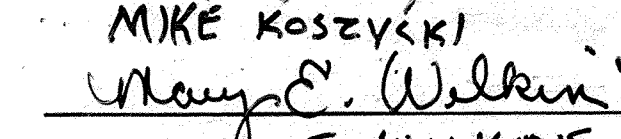
1/7/02
Date

**OWNERS CERTIFICATION: (LOTS 35 & 37)**

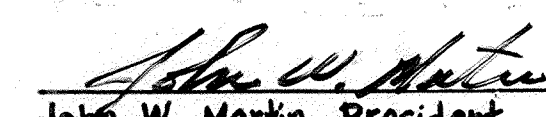
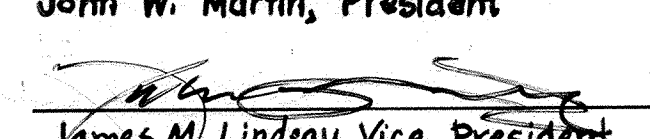
We, the undersigned, owners of the property hereon described, do hereby adopt this subdivision into lots as shown, establish setback lines as shown, and dedicate to the City of Perrysburg for public use the right-of-way as shown, and we do further grant to the City of Perrysburg easements as shown hereon and designated as utility easements and drainage easements for the purpose of permitting the construction, installation, relocation or maintenance of public or quasi-public utility facilities thereon. Said dedication of right-of-way and granting of easements shall include the conveyance of all water, sanitary sewer and storm sewer facilities located therein. Maintenance shall include the right to remove any structures, branches or other growth or obstructions of any kind that might interfere with the construction, maintenance, or safe operation of utility lines or drainage facilities.

IN WITNESS WHEREOF, the undersigned has caused this Plat to be executed on its behalf by its duly authorized representatives this 6th day of February, 2002.

Witness:

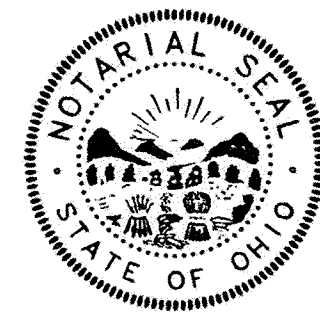

MIKE KOSZYCKI

MARY E. WILKINS

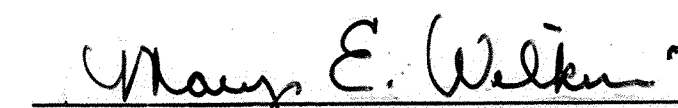
LOUISVILLE TITLE AGENCY for N.W. Ohio, Inc.
TRUSTEE


John W. Martin, President

James M. Lindsay, Vice President

STATE OF OHIO, COUNTY OF LUCAS:

On this 6th day of February, 2002, before me appeared Louisville Title Agency for N.W. Ohio Inc. Trustee, by John W. Martin, President and James M. Lindsay, Vice President, and acknowledged the signing of this plat to be of their free act and deed for the purpose hereon mentioned. Witness my hand and seal the day and year written above.




MARY E. WILKINS

My commission expires on 1-5-03
Recorded in WOOD County

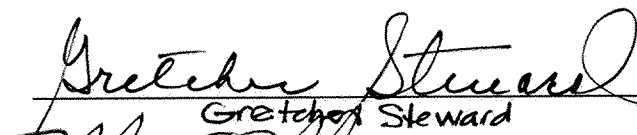

OWNERS CERTIFICATION: (LOT 34)

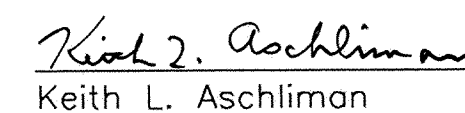
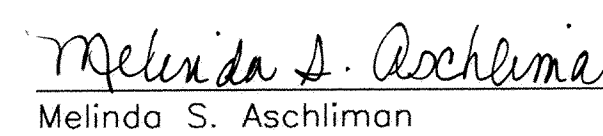
We, the undersigned, owners of the property hereon described, do hereby adopt this subdivision into lots as shown, establish setback lines as shown, and dedicate to the City of Perrysburg for public use the right-of-way as shown, and we do further grant to the City of Perrysburg easements as shown hereon and designated as utility easements and drainage easements for the purpose of permitting the construction, installation, relocation or maintenance of public or quasi-public utility facilities thereon. Said dedication of right-of-way and granting of easements shall include the conveyance of all water, sanitary sewer and storm sewer facilities located therein. Maintenance shall include the right to remove any structures, branches or other growth or obstructions of any kind that might interfere with the construction, maintenance, or safe operation of utility lines or drainage facilities.

IN WITNESS WHEREOF, the undersigned has caused this Plat to be executed on its behalf by its duly authorized representatives this 18 day of January, 2002.

Witness:

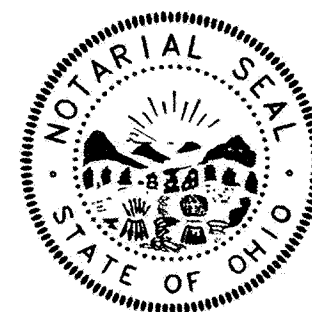
OWNER LOT 34

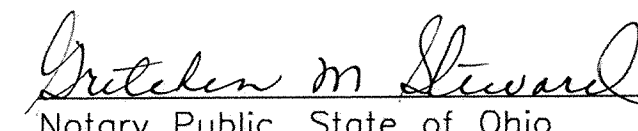

Gretchen M. Steward

Mark Melchior


Keith L. Aschliman

Melinda S. Aschliman

STATE OF OHIO, COUNTY OF LUCAS:

On this 18 day of Jan, 2002, before me appeared Keith L. Aschliman & Melinda S. Aschliman and acknowledged the signing of this plat to be of her free act and deed for the purpose hereon mentioned. Witness my hand and seal the day and year written above.




Gretchen M. Steward
GRETCHEN M. STEWARD

My commission expires on 8/13/04
Recorded in WOOD County


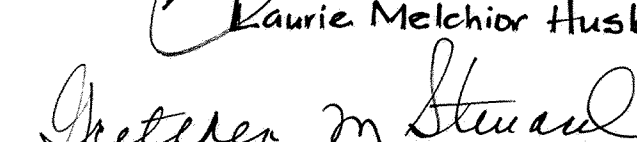
OWNERS CERTIFICATION: (LOT 36)

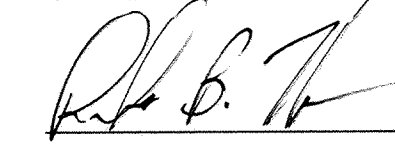

We, the undersigned, owners of the property hereon described, do hereby adopt this subdivision into lots as shown, establish setback lines as shown, and dedicate to the City of Perrysburg for public use the right-of-way as shown, and we do further grant to the City of Perrysburg easements as shown hereon and designated as utility easements and drainage easements for the purpose of permitting the construction, installation, relocation or maintenance of public or quasi-public utility facilities thereon. Said dedication of right-of-way and granting of easements shall include the conveyance of all water, sanitary sewer and storm sewer facilities located therein. Maintenance shall include the right to remove any structures, branches or other growth or obstructions of any kind that might interfere with the construction, maintenance, or safe operation of utility lines or drainage facilities.

IN WITNESS WHEREOF, the undersigned has caused this Plat to be executed on its behalf by its duly authorized representatives this 29th day of January, 2002.

Witness:

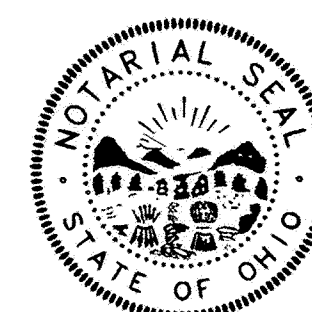
OWNER LOT 36

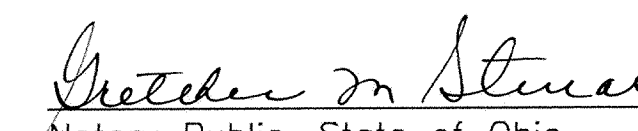

Laurie Melchior Huskisson

Gretchen M. Steward


Robert B. Thomas

Angela K. Thomas

STATE OF OHIO, COUNTY OF LUCAS:

On this 29 day of January, 2002, before me appeared Robert B. Thomas & Angela K. Thomas and acknowledged the signing of this plat to be of her free act and deed for the purpose hereon mentioned. Witness my hand and seal the day and year written above.




Gretchen M. Steward
GRETCHEN M. STEWARD

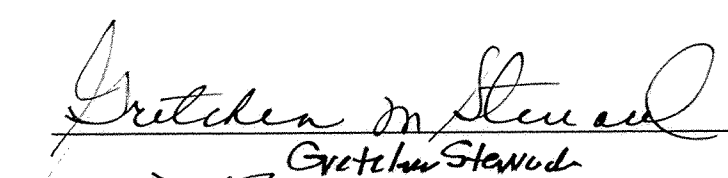

My commission expires on 8/13/04
Recorded in WOOD County

MORTGAGEE'S RELEASE AND CONSENT: (LOT 36)

The undersigned, Sky Bank, an Ohio banking corporation, as the holder of a mortgage encumbering the property shown and described on the within plat, does hereby waive the priority of the lien of its mortgage; consent to the filing of this plat; and subject its mortgage to the provisions of this plat.

Witness:

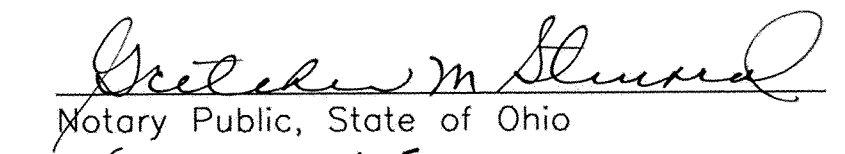
Sky Bank


Gretchen M. Steward

Laurie Melchior Huskisson
STATE OF OHIO)
COUNTY OF LUCAS) SS


Rodney R. Frey, Vice President

The foregoing instrument was acknowledged before me this 2nd day of Feb, 2002 by Rodney R. Frey, the Vice President, Sky Bank, an Ohio banking corporation, on behalf of the corporation.

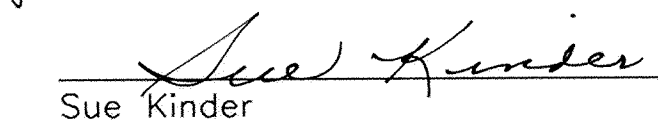



Gretchen M. Steward
GRETCHEN M. STEWARD

My commission expires on 8/13/04
Recorded in WOOD County

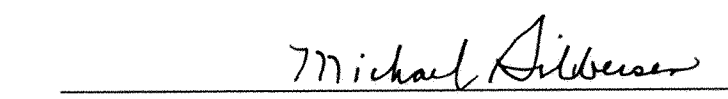
OFFICE OF THE WOOD COUNTY RECORDER:

This plat was filed for record this 6th day of February, 2002, at 2:56 P. M. o'clock. Recorded in Volume 22, Pages 566-567-568, Book of Plats.


Sue Kinder
Wood County Recorder

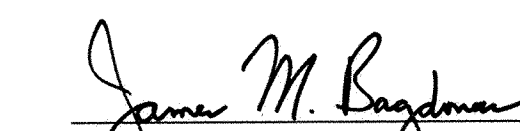
OFFICE OF THE WOOD COUNTY AUDITOR:

This plat has been submitted for appraisalment this 6th day of FEBRUARY, 2002.


Michael Sibbersen
Wood County Auditor


OFFICE OF THE SERVICE-SAFETY DIRECTOR, PERRYSBURG, OHIO:

This plat is approved by the Director of Service-Safety of Perrysburg, Ohio, on this 4th day of FEBRUARY, 2002.


James M. Bagdon
Service-Safety Director, City of Perrysburg

OFFICE OF THE MUNICIPAL PLANNING COMMISSION OF PERRYSBURG:

This plat is approved by the Municipal Planning Commission of Perrysburg, Ohio, on this 4 day of February, 2002.


Joan Foster
Chairman

Feller
Finch & Associates, Inc.
1683 Woodlands Drive P.O. Box 68 Maumee, Ohio 43537-0068
Engineers - Surveyors
Date: 1/04/02
Phone: (419)893-3680
Fax: (419)893-2982
Project: #98-2569