

SITUATED IN  
**VIRGINIA MILITARY SURVEY No. 1108**  
 JACKSON TOWNSHIP, FRANKLIN CO., OHIO

BEARING  
 REFERENCE  
 FCGS #1278

N7°21'23"W

HINER RD. S.

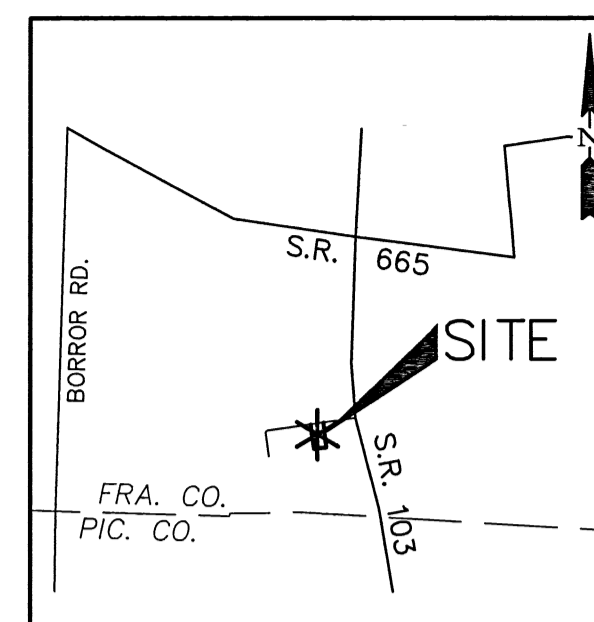
V.M.S. 6115  
 V.M.S. 1108

746.83'

REFERENCE  
 BEGINNING  
 FCGS #1370  
 V.M.S. 6115  
 V.M.S. 1108

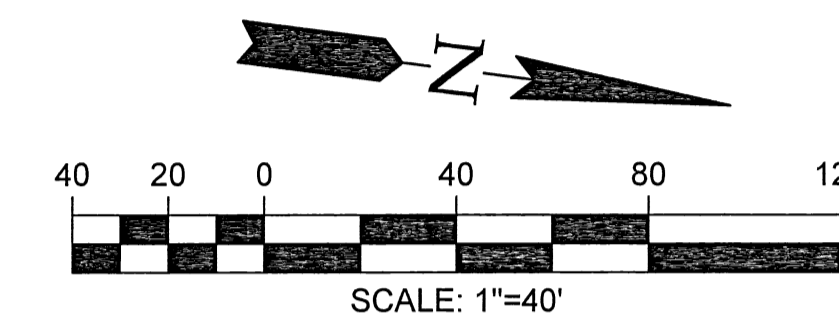
LYNNBROOK CT.  
 (60')

N82°44'23"E



LA: 39°48'42"N/LON: 83°02'10"W

VICINITY MAP  
 (NOT TO SCALE)



**RECEIVED**  
 APR 07 2021  
 Franklin County Engineer  
 Connel R. Robinson, P.E., P.S.

LOT 8

JOHN A. & NANCY A. DIVINE  
 O.R. 15303, PG. C11  
 5.7555 AC.  
 LOT 7

N7°20'17"W

(656.79')

686.79'

TRUE  
 BEGINNING  
 3.430 AC.

FOOT-1 DEEP  
 582°54'30"W  
 250.36'

D.B. 318, PG. 219

TRUSTEES  
 SCIOTO CEMETERY ASSOC.  
 2.67 AC. (TAX)  
 (SCIOTO CEMETERY)

D.B. 101, PG. 553  
 D.B. 198, PG. 25

6"X6" CONC.  
 FERR. POST

S7°24'53"E

427.49'

S7°24'53"E

260.25'

TRUE  
 BEGINNING  
 1.626 AC.

S7°20'17"E  
 N7°20'17"W

260.26'

260.26'(T)

(30.00')

TRUE  
 BEGINNING  
 1.626 AC.

582°44'18"W  
 272.31'

272.31'

REMAINDER  
 1.626 AC.

DANNY DAHL &  
 BEATRICE M. BARTRAM  
 O.R. 15045, PG. J06  
 INS. 201510200148368 (T.O.D.)  
 5.0559 AC. (DEED)  
 PID. 160-002661

SPLIT  
 3.430 AC.



REMAINDER  
 1.626 AC.

HINER RD. (45')  
 R.R. 7, PG. 388

271.96'

TO S.R. 104

- LEGEND**
- IRON PIN FOUND
  - SURVEY MONUMENT OR CONC. POST FOUND
  - IRON PIN SET (5/8" O.D. REBAR, 30" LONG W/ I.D. CAP STAMPED "LOMANO 7711")
  - MAG NAIL SET
  - R/W PUBLIC ROAD, RIGHT-OF-WAY
  - P PROPERTY LINE

**SURVEY NOTES**

1. Bearings herein are referenced to N7°21'46"W for the centerline of Hiner Rd. S., from FCGS Monument No. 1278 to FCGS Monument No. 1370.
2. Lot Nos. heron referenced to unrecorded plat of "Hiner Road Farm", on file at Franklin Co. Engineer's office.
3. This survey was performed without a title commitment provided to the surveyor. Easements may exist on the property, or to the benefit of the property, which are not shown hereon.
4. FLOOD NOTE: Subject property is in "area of minimal flood hazard", per F.E.M.A. F.I.R.M. No. 39049C0416K, with an effective date of 6/17/08.
6. Subject property currently zoned "RR" - Rural Residential.

**SPLIT PARCEL:**  
 3.430 AC.  
 (0.025 AC. P.R.O.)  
 3.405 AC. NET OF P.R.O.

**REMAINDER PARCEL:**  
 1.626 AC.  
 (0.140 AC. P.R.O.)  
 1.485 AC. NET OF P.R.O.

SCALE: 1"=40'
WLS JOB No.: 21-160
DATE OF SURVEY: 3/31/21
CLIENT: MS. BEATRICE BARTRAM
CLIENT P.O.: N/A
F.R./PG.: 34/16

WESTERVILLE LAND SURVEYING, LLC

BY: *Michael P. ...*  
 OHIO PROFESSIONAL SURVEYOR No. 7711

125 E. HOME ST.  
 WESTERVILLE, OH 43081  
 (614) 889-2209

**BOUNDARY SURVEY / SPLIT**  
**1203 HINER RD.**  
 ORIENT, OHIO 43146

SHEET  
**1/1**