



Lot/Plat Vacation Application
Delaware County, Ohio
(for unincorporated areas only)

RPC Number 20-25
Sec. _____ Ph. _____ Pt. _____

SUBDIVISION NAME	<u>N/A The Town of Harlem</u>	(circle one) <u>Residential</u> Commercial
TOWNSHIP	<u>Harlem</u>	<u>Lots 2+3</u>

APPLICANT/ CONTACT	Name <u>Plan 4 Land LLC</u>	Phone <u>740-413-4084</u>
	Address <u>P.O. Box 306</u>	E-mail <u>Lexusa@plan4land</u>
	City, State, Zip <u>Ashley, Ohio 43003</u>	<u>.Net</u>

PROPERTY OWNER	Name <u>Raymond Kiser</u>	Phone <u>614-738-5875</u>
	Address <u>0 Gorsuch Road</u>	E-mail <u>megmeg188</u>
	City, State, Zip <u>Galena, Ohio 43021</u>	<u>@gmail.com</u>

SURVEYOR/ ENGINEER	Name <u>Steven W. Newell</u>	Phone <u>419-508-0951</u>
	Address <u>P.O. Box 56</u>	E-mail <u>bluechurchsurveys</u>
	City, State, Zip <u>Marengo, Ohio 43334</u>	<u>@gmail.com</u>

DETAILS	Is the request for the entire plat to be vacated? (circle one) (Yes) <u>(No)</u>
	Total Number of Lots and Acreage to be vacated <u>0.283 Acres</u>
	Parcel # of lot(s) <u>316-320-02-028-001</u>

SUBMISSION REQUIREMENTS (Sub. Regs. Section 102.06)	☒	Original Survey of the land to be vacated (max size 8.5" x 14")
	☒	Original Legal Description with Map Dept. green stamp
	☒	PDF of Survey and Legal Description, e-mailed to smatlack@co.delaware.oh.us
	☒	Printed copy of the affected plat (max size 11" x 17")
	☒	Fee - \$500

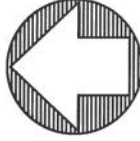
 9/30/25
Owner (or agent for owner) and Date

Delaware County Regional Planning Commission, 1610 State Route 521, P.O. Box 8006
Delaware, OH 43015 (740) 833-2260

Effective 01/01/24

SURVEY EXHIBIT - 0.283 AC.

PT. FARM LOT 2, QUARTER 3,
TOWNSHIP 3 NORTH, RANGE 16 WEST, U.S.M.L.
HARLEM TOWNSHIP, DELAWARE COUNTY, OHIO
PT. TOWN OF HARLEM
DELAWARE COUNTY, OHIO



NORTH

GRAPHIC SCALE



1" = 100'

BEARINGS DEPICTED ON THIS SURVEY
ARE BASED ON THE OHIO STATE
PLANE COORDINATE SYSTEM NORTH
ZONE NAD83 (2011 EPOCH 2010.00)
FROM GPS MEASUREMENTS
REFERENCED TO THE ODOT RTN
NETWORK WITH THE CENTERLINE OF
GORSUCH ROAD HAVING A BEARING OF
S 86°15'51" E

JOHN D. WATSON II
O.R. 1840, PAGE 266
32.869 AC.

CHRISTOPHER MURFIELD &
MISTY LEIGH MURFIELD
O.R. 1966, PAGE 936
5.380 AC.
PID 316-320-02-028-002

RAYMOND KISER
O.R. 1959, PAGE 453
6.306 AC.
PID 316-320-02-028-001

LEGEND:

- IRON PIN FOUND
- ▲ SPIKE FOUND
- IRON PIN SET
- ▲ 2" MAG NAIL SET

3/4" IRON PIPE
FOUND
(NO CAP)

REFERENCE
POINT
OF BEGINNING

LAKEWOOD
DR.

TRUE POINT
OF BEGINNING
0.283 AC.

SURVEY NOTES:

- REFERENCE DOCUMENTS SHOWN AND NOTED HEREON
- KITZMILLER SURVEY 07/31/98 (16-3-3-068)
 - GUIDER SURVEY 01/28/22 (16-3-3-297)
 - HARLEM PLAT 12/04/1911 (PB 1, PG 48)

BASED ON RECORDS ON FILE AT THE DELAWARE COUNTY
RECORDER'S OFFICE AND THE DELAWARE COUNTY ENGINEER'S
OFFICE.

NO TITLE DOCUMENTS HAVE BEEN PROVIDED FOR THIS SURVEY.

EXISTING OCCUPATION, WHERE EXISTING, IS CONSISTENT WITH THE
PROPERTY BOUNDARY LINE LOCATIONS.

ALL IRON PINS SET ARE 5/8" DIAMETER IRON PINS, 30" IN LENGTH
WITH A 1" DIAMETER YELLOW CAP STAMPED "NEWELL 7212"

CERTIFICATION:

THIS DRAWING IS REPRESENTATIVE OF AN
ACTUAL FIELD SURVEY PERFORMED UNDER MY
DIRECT SUPERVISION IN MAY, 2025, IN
CONFORMANCE WITH OAC 4733-37
STANDARDS FOR BOUNDARY SURVEYS.

BLUE CHURCH SURVEYS - 419.508.0951


STEVEN W. NEWELL
OHIO PROFESSIONAL
SURVEYOR 7212

09/23/2025

DATE

DESCRIPTION FOR CLOSING ONLY

☒ RPC Approval Required

9/25/25

☐ Municipal Approval Required

Delaware County Engineer

LEGAL DESCRIPTION – PT. PLAT VACATION
0.283 ACRES

Situate in the State of Ohio, County of Delaware, Township of Harlem, Pt. Farm Lot 2, Quarter 3, Township 3 North, Range 16 West, USML, and Pt. Town of Harlem, and being all of a Lot 3, part of Lot 2 of the Town of Harlem as recorded in Plat Book 1, page 48 and being part of a 6.306 acre tract of land conveyed to Raymond Kiser as recorded in O.R. 1959, page 453 (all references to deeds, plats, surveys, etc. refer to the Delaware County Recorder’s Office or Engineer’s Office), being more particularly described as follows;

COMMENCING FOR REFERENCE at a spike found at the intersection of the centerline Lakewood Drive with the centerline of Gorsuch Road;

Thence along the centerline of said Gorsuch Road South 86°15'51" East for a distance of 409.95 feet, to a spike found at a corner of a 5.380 acre tract of land conveyed to Christopher Murfield and Misty Leigh Murfield as recorded in O.R. 1966, page 936;

Thence along a line of said 5.380 acre tract North 03°02'47" East for a distance of 35.00 feet, to an iron pin found (Guider cap) on the north line of said Gorsuch Road;

Thence along the north line of said Gorsuch Road South 87°02'54" East for a distance of 137.60 feet, to an iron pin found (Guider cap) at a corner of said 5.380 acre tract, said point being the **TRUE POINT OF BEGINNING** of the herein described tract of land;

Thence along the east line of said 5.380 acre tract **North 02°56'49" East** for a distance of **132.00 feet**, to an iron pin set on the north line of said Town of Harlem;

Thence along the north line of said Town of Harlem **South 87°02'54" East** for a distance of **93.42 feet**, to a 3/4" iron pipe found (no cap) at the northeast corner of said Lot 3;

Thence along the east line of said Lot 3 **South 02°57'20" West** for a distance of **132.00 feet**, to 3/4" iron pipe found (no cap) on the north line of said Gorsuch Road;

Thence along the north line of said Gorsuch Road **North 87°02'54" West** for a distance of **93.40 feet**, to the **TRUE POINT OF BEGINNING** containing **0.283 acres**, more or less.

PT. PID 316-320-02-028-001

SURVEY NOTES:

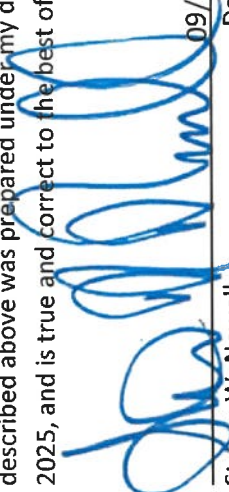
Basis of Bearings for the herein described tract of land are referenced to the Ohio State Plane Coordinate System North Zone (2011 Epoch 2010.00) by GPS measurements referenced to the ODOT RTN Network with the centerline of Gorsuch Road having a bearing of **South 86°15'51" East**.

All iron pins set are 5/8" diameter steel pin by 30" in length with a yellow plastic cap stamped "NEWELL 7212".

Distances described herein are horizontal lengths, expressed in U.S. Survey foot and hundredths of a foot.

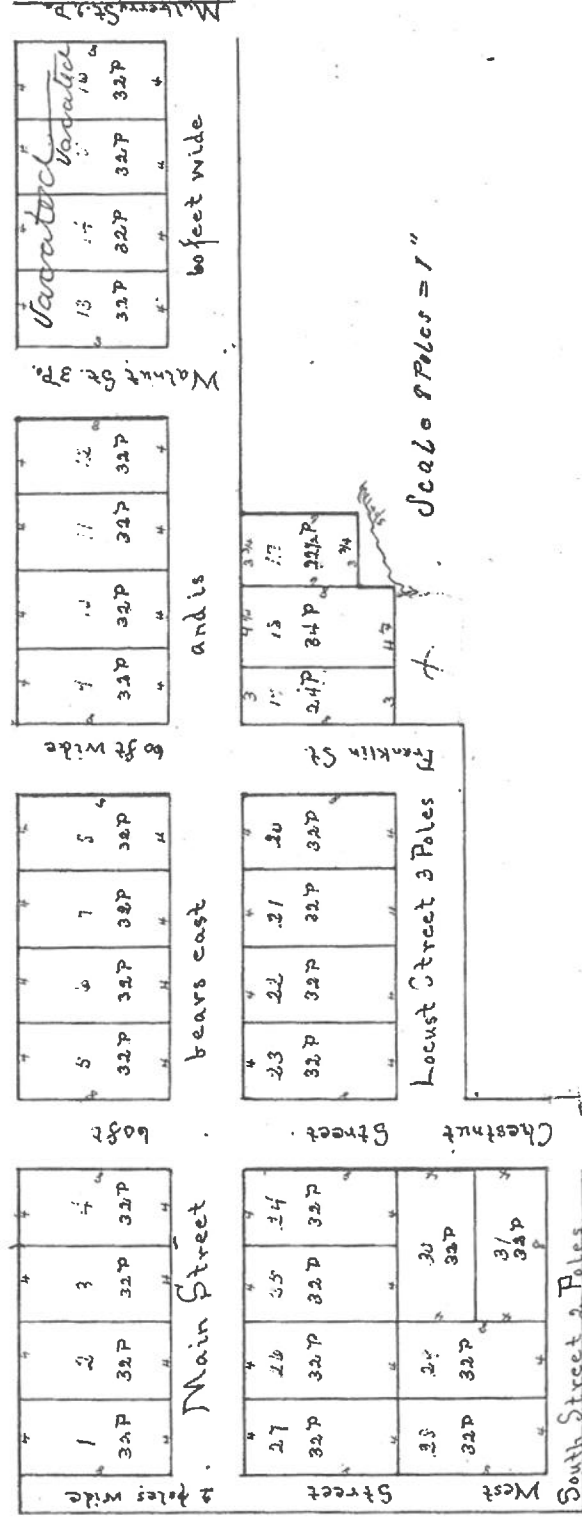
SURVEYOR CERTIFICATE:

I, Steven W. Newell, Ohio Professional Surveyor Number 7212, certify that the land description described above was prepared under my direct supervision, based on a field survey performed in May, 2025, and is true and correct to the best of my knowledge.


Steven W. Newell
Ohio Registered Surveyor No. 7212
09/23/2025 Date


Plat of the Town of Harlem
 Situated in Section 2 Township 3, Range 16 W 3 M. in Harlem Twp.
 Delaware County Ohio.

The plat marking point of Chestnut St. and
 Plat Book 8 page 206



This town is surveyed into thirty one lots each 8 poles long and 4 poles wide and contains each 32 acres of land or one
 fourth of an acre except lots 17, 18 and 19. Lot 17 is 6 poles long and 3 1/4 poles wide and contains 22 1/2 acres of land. Lot 18 is 8 poles
 long and 4 1/4 poles wide and contains 34 acres of land. Lot 19 is 8 poles long and 3 poles wide and contains 24 acres of land.
 The streets were at right angles and are described as follows: Main Street bears east and is 60 feet wide Locust Street bears
 east and is 3 poles wide Chestnut Street also bears east and is 3 poles wide Chestnut Street and Locust Street bear north and
 are each 60 feet wide West Street and Walnut Street also bear north and are each 3 poles wide Walnut Street bears
 north and is 3 poles wide. There is a stone planted at the N. E. corner of Lot 5 No. 20.
 The above town was surveyed July 23 and 24th 1849 by the undersigned Surveyor of Delaware County Ohio for Amos
 V. Washburn and James Child this town with its boundaries as surveyed according to statute by latitude and departure and obtained by calculation
 and direct measurement and is hereby certified to be correct and true.

Surveyor
 Del. Co. Ohio.

The State of Ohio
 Delaware County

I, the undersigned, being a resident of the County of Delaware, do hereby certify that the above named Amos
 V. Washburn and James Child and acknowledged the correctness of the plat and description to be a correct plat and description
 of the Town of Harlem, Ohio, and that they are proprietors of the same.

In presence of
 Edw. J. Moore
 Daniel Parker

Delaware Ohio December 4 1911
 I Walter H. Boe further Auditor of Delaware County Ohio hereby certify that
 the block of lots on the plat of the Town of Harlem, Delaware County Ohio
 as designated as numbers 13, 14, 15 and 16 are approximately equal to 1
 acre 48 rods of land of Delaware County Ohio have been
 vacated in accordance with the provisions of sections 8601, 8602,
 and 8603 of the General Code of Ohio

W. H. Boe Auditor
 Delaware County Ohio

Received and recorded December 4th 1911

Edw. J. Moore
 Recorder