



# City of Napoleon, Ohio

## Department of Public Works

255 West Riverview Avenue, P.O. Box 151

Napoleon, OH 43545

Chad E. Lulfs, P.E., P.S., Director of Public Works

Telephone: (419) 592-4010 Fax: (419) 599-8393

[www.napoleonohio.com](http://www.napoleonohio.com)

October 27, 2014

Re: S. Side Interceptor I/I Reduction Project  
(L.T.C.P. Project No. 20A)  
Sanitary Sewer Easements

To Whom It May Concern,

The City of Napoleon is about to begin the above referenced project. As part of this project, the existing brick sewer located on your property will be replaced. Although this sewer has been in place for just over 100 years, no written easements were ever prepared.

In an effort to correct this issue, the City has prepared written easements (permanent and temporary) for all affected properties. This will allow all future owners of these properties to know that there is a public utility located on the property. The City has hired Peterman Associates, Inc. to meet with the affected property owners and execute the required documents. If you have any questions or require additional information, please contact my office at your convenience.

Yours truly,

Chad E. Lulfs, P.E., P.S.  
Director of Public Works  
City of Napoleon

cc: Monica Irelan, City Manager

13-0228-18

200700065465  
JOHN DONOVAN  
PICK UP*Survivorship Deed*

**Genovevo G. Garza and Dianna Garza**, husband and wife, both of legal age, of Henry County, Ohio, the Grantors herein, for valuable consideration paid, grant, with general warranty covenants, to **Genovevo G. Garza and Dianna Garza**, husband and wife, for their joint lives, remainder to the survivor of them, whose tax-mailing address is 112 W. Maumee Ave, Napoleon, OH 43545, the following REAL PROPERTY:

Permanent Parcel No.: 41-009065.0140

Situated in the City of Napoleon, County of Henry and State of Ohio and known as:

Lot Number Seven (7) in S.L. Curtis' subdivision of Lots Numbered Twenty-three (23) and Twenty-four (24) in John G. Lowe's Addition to the City of Napoleon, except twenty-five (25) feet off of the west side of said lot, extending from Maumee Avenue to the north line of said Lot Number Seven (7), but subject to all easements, restrictions, and leases of record, zoning ordinances, if any, and all legal highways.

Permanent Parcel No.: 41-009065.0221

Situated in the City of Napoleon, County of Henry and State of Ohio and known as:

A parcel of land being located in the Southwest Corner of Lot 9, in Seth L. Curtis Subdivision of Lots 23 & 24 of John G. Lowe's Addition to the City of Napoleon, Henry County, Ohio, and being further described as follows:

Beginning at an iron pin at the Southwest Corner of Lot 9 in Seth L. Curtis Subdivision of Lots 23 & 24 of John G. Lowe's Addition to the City of Napoleon, Henry County, Ohio; thence N 31° 00' 52" W along the Westerly line of Lot 9 a distance of 28.00 feet to an iron pin; thence N 58° 59' 08" E and parallel with the Southerly line of Lot 9 a distance of 82.50 feet to an iron pin; thence S 31° 00' 52" E and parallel with the Westerly line of Lot 9 a distance of 28.00 feet to a point on the Southerly line of Lot 9, said point also being the Northeasterly Corner of Lot 7; thence S 58° 59' 08" W along the Southerly line of Lot 9 and the Northerly line of Lot 7 a distance of 82.50 feet to an iron pin and the PLACE OF BEGINNING.

Containing 2310.0 square feet of land but subject to all legal highways and easements of public record and of record in respective utility offices.

LESS AND EXCEPTING:

A parcel of land being located in the Southwest Corner of Lot 9, in Seth L. Curtis Subdivision of Lots 23 & 24 of John G. Lowe's Addition to the City of Napoleon, Henry County, Ohio and being further described as follows:

Beginning at an iron pin at the Southwest Corner of Lot 9 in Seth L. Curtis Subdivision of Lots 23 & 24 of John G. Lowe's Addition to the City of Napoleon, Henry County, Ohio; thence N 31° 00' 52" W along the Westerly line of Lot 9 a distance of 28.00 feet to an iron pin; thence N 58° 59' 08" E and parallel with the Southerly line of Lot 9 a distance of 25.00 feet to a point; thence S 31° 00' 52" E and parallel with the Westerly line of Lot 9 a distance of 28.00 feet to an iron pin on the Southerly line of Lot 9, and on the Northerly line of Lot 7; thence S 58° 59' 08" W along the Southerly line of Lot 9 and the Northerly line of Lot 7 a distance of 25.00 feet to an iron pin and the PLACE OF BEGINNING.

APPROVED  
Mapping Dept. By: *(Signature)* Date: 2/15/07

Containing 700.00 square feet of land but subject to all legal highways and easements of public record and of record in respective utility offices.

Permanent Parcel No.: 41-009065.0421

Situated in the City of Napoleon, County of Henry and State of Ohio and known as:

A parcel of land being located in the Westerly Half (1/2) of Lot 9, in Seth L. Curtis Subdivision of Lots 23 & 24 of John G. Lowe's Addition to the City of Napoleon, Henry County, Ohio and being further described as follows:

Commencing at an iron pin at the Southwesterly Corner of Lot 9 in Seth L. Curtis Subdivision of Lots 23 & 24 of John G. Lowe's Addition to the City of Napoleon, Henry County, Ohio; thence N 31° 00' 52" W along the West line of Lot 9 a distance of 28.00 feet to an iron pin; thence N 58° 59' 08" E and parallel with the Southerly line of Lot 9 a distance of 25.00 feet to a point, and the TRUE PLACE OF BEGINNING; thence N 31° 00' 52" W and parallel with the Westerly line of Lot 9 a distance of 54.50 feet to a point on the Northerly line of said Lot 9; thence N 58° 59' 08" E along the Northerly line of Lot 9 a distance of 57.50 feet to an iron pin; thence S 31° 00' 52" E and parallel with the Westerly line of Lot 9 a distance of 54.50 feet to an iron pin; thence S 58° 59' 08" W and parallel with the Southerly line of Lot 9 a distance of 57.50 feet to a point, said point being the PLACE OF BEGINNING.

Containing 3133.75 square feet of land but subject to all legal highways and easements of public record and of record in respective utility offices.

In Witness Whereof, we have hereunto set our hands this 17th day of September, 2007.

This Conveyance has been examined and the Grantor has complied with Section 319.202 of the Revised Code. FEE \$ EXEMPT Kevin F. Nye, County Auditor

Genovevo G. Garza Dianna Garza

200700065465 Filed for Record in HENRY COUNTY OHIO BARA L NYLES 09-18-2007 At 03:19 pm. SURV DEED 28.00 OR Volume 228 Page 2257 - 2258

STATE OF OHIO ) ) SS: County of Henry )

Before Me, a Notary Public in and for said County and State, personally appeared the above named Genovevo G. Garza and Dianna Garza, husband and wife, both of legal age, the Grantors in the foregoing Survivorship Deed, who acknowledge the signing thereof to be their voluntary act and deed.

In Testimony Whereof, I have hereunto subscribed my name and affixed my official seal on the day and year aforesaid.

My Commission Expires: SEP 20 John Donovan Notary Public, State of Ohio Lifetime Commission O.R.C. §147.03

Notary Public - State of Ohio

This Instrument Prepared by: John Donovan DONOVAN LAW OFFICE 609 North Perry Street, Napoleon, OH 43545 Phone: (419) 599-1936

AUDITORS OFFICE TRANSFERRED SEP 18 2007 N/C HENRY CO. AUDITOR KS