

FILED 11-3-00 5M OK ✓

Lee Surveying and Mapping Co., Inc.

Land Surveys • Topography • Subdivisions • Construction Layout

117 N. Madriver St.
Bellefontaine OH 43311



Phone: (937) 593-7335
Fax: (937) 593-7444

BRAGG 0.477 ACRE

Lying in Section 28, Town 4, Range 14, City of Bellefontaine, Lake Township, Logan County, Ohio.

Being all of the Roy L. Bragg and Patsy E. Bragg original 0.14 acre and 0.34 acre tracts as deeded and described in Official Record 304, Page 013, Tracts II and III of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a 5/8 inch iron rod found at the intersection of the center-lines of Colton Avenue (36 feet wide) and Ludlow Road.

THENCE, with the center-line of Ludlow Road (60 feet wide), S 19°-35'-18" E, a distance of 101.68 feet to a point.

THENCE, S 70°-24'-42" W, a distance of 30.00 feet to a 5/8 inch iron rod found on the west right-of-way of Ludlow Road at the TRUE POINT OF BEGINNING.

THENCE, with the west right-of-way line of Ludlow Road, S 19°-35'-18" E, a distance of 107.36 feet to a 3/4 inch iron pipe found.

THENCE, with the north line of the Glenn F. Irwin 5.00 acre tract (O.R. 59, Pg. 638 Tract 1), S 88°-34'-43" W, a distance of 223.86 feet to a 3/4 inch iron pipe found.


THENCE, with the east line of Lot 3742 of Shields Allotment (Plat Cabinet A, Slide 299), N 1°-53'-05" E, a distance of 101.79 feet to a 5/8 inch iron rod found.

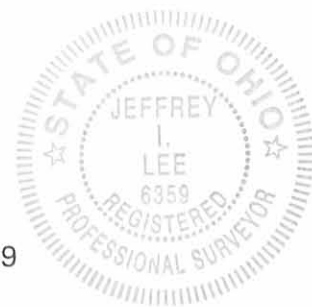
THENCE, with the south line of the Dorothy M. Davie 0.35 acre tract (Vol. 373, Pg. 196), N 88°-27'-30" E, a distance of 184.51 feet to the place of beginning.

Containing 0.477 acre.

The basis for bearings is the center-line of Colton Avenue being N 90°-00'-00" E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on October 13, 2000.

Description prepared by:


Jeffrey I. Lee
Professional Surveyor 6359
October 27, 2000



ORIGINAL STAMP IN GREEN MS-00-266

INDEXED ON MAP
2076 2D <1

210-11-3-00 SWM OK ✓

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117 N. Madriver St.
Bellefontaine OH 43311



Phone: (937) 593-7335
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BRAGG 2 FEET WIDE BUILDING EASEMENT

Lying in Section 28, Town 4, Range 14, City of Bellefontaine, Lake Township, Logan County, Ohio.

Being a 2 feet wide building easement on the Glenn F. Irwin 5.0 acre tract as deeded and described in Official Record 59, Page 638 Tract 1 of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a 5/8 inch iron rod found at the intersection of the center-lines of Colton Avenue (36 feet wide) and Ludlow Road.

THENCE, with the center-line of Ludlow Road (60 feet wide), S 19°-35'-18" E, a distance of 209.04 feet to a point.


THENCE, S 70°-24'-42" W, a distance of 30.00 feet to a 3/4 inch iron pipe found on the west right-of-way of Ludlow Road.

THENCE, with the south line of the Roy L. Bragg original 0.34 acre tract (O.R. 304, Pg. 013 Tract III), S 88°-34'-43" W, a distance of 56.0 feet to a point at the place of beginning.

THENCE, with the north line of a 2 feet wide easement, S 88°-34'-43" W, a distance of 34.0 feet to a point at the terminus of this easement.

The basis for bearings is the center-line of Colton Avenue being N 90°-00'-00" E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on October 13, 2000.

Description prepared by:


Jeffrey I. Lee
Professional Surveyor 6359
October 27, 2000



ORIGINAL STAMP IN GREEN

MS-00-266

2074 20.2

11-7-00 JLB/SM OK ✓
N 90° 00' 00" E

BASIS OF BEARINGS

COLTON AVENUE (36')

LUDLOW ROAD (60')

SHIELDS ALLOTMENT
(PLAT CABINET A. SLIDE 299)

DOROTHY M. DAVIE
0.35 ACRE
VOL. 373, PG. 196

LOT 3742

N 01° 53' 05" E
101.79'

(0.14 +/- ACRES)
(0.337 +/- ACRES)

TRACT II
TRACT III

0.477 ACRE

1 STORY HOUSE
OVER CRAWL SPACE

WOOD DECK

24.8'

40.7'

CONCRETE PATIO

40.8'

COVERED CONCRETE

ASPHALT DRIVE

223.86'

S 88° 34' 43" W

FRAME STORAGE

2' BUILDING EASEMENT

18.0'

9.0'

18.1'

9.1'

34.0'

56.0'

S 70° 24' 42" W
30.00'

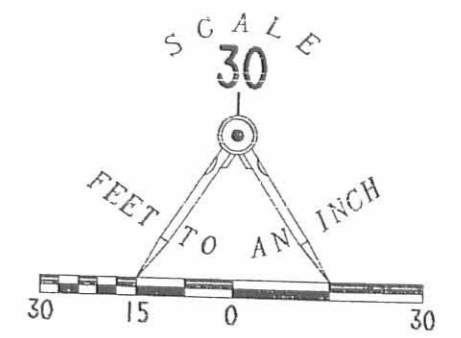
S 70° 24' 42" W
30.00'

S 19° 35' 18" E
107.39'

S 19° 35' 18" E
107.36'

101.68'

S 19° 35' 18" E



LEGEND

- 5/8" IRON ROD FOUND
- ⊙ 3/4" IRON PIPE FOUND

I HEREBY STATE TO CITIZENS FEDERAL SAVINGS AND LOAN ASSOC. AND TO THAT ON OCTOBER 13, 2000, LEE SURVEYING & MAPPING CO. INC. MADE AN ACCURATE SURVEY OF THE PREMISES SHOWN HEREON AND THAT THERE ARE NO EASEMENTS OR ENCROACHMENTS VISIBLE ON THE GROUND OTHER THAN THOSE SHOWN HEREON. THIS IS A MORTGAGE LOCATION SURVEY PREPARED IN ACCORDANCE WITH CHAPTER 4733-38 OF THE OHIO ADMINISTRATIVE CODE. IT IS ALSO BOUNDARY SURVEY PURSUANT TO CHAPTER 4733.37 OF SAID CODE.

JEFFREY V. LEE
PROFESSIONAL SURVEYOR 6359
OCTOBER 13, 2000



ORIGINAL STAMP IN GREEN

GLENN F. IRWIN
5.00 ACRES
O.R. 59, PG. 638
TRACT I

RETRACEMENT AND MORTGAGE LOCATION SURVEY
OF THE ROY L. BRAGG AND PATSY E. BRAGG
ORIGINAL 0.140 AND 0.340 ACRE TRACTS
OFFICIAL RECORD 304, PAGE 013 TRACTS II AND III
CITY OF BELLEFONTAINE
SECTION 28, TOWN 4, RANGE 14
LAKE TOWNSHIP
LOGAN COUNTY, OHIO

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

INDEXED TO G. 1997
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LEE SURVEYING & MAPPING CO., INC.
117 North Madriver Street
BELLEFONTAINE, OHIO 43311
(937) 593-7335

Shields Description

The following described real estate situated in the City of Bellefontaine, Township of Lake, County of Logan, State of Ohio and being a part of Section 28, Town 4, Range 14, M. R. S. and being more particularly described as follows:

Beginning at an iron pipe at the south side of Colton Avenue and the west side of Ludlow Road;

Thence with the south side of Colton Avenue, N. 90° 00' W. 150.10 feet to an iron pipe at the northeast corner to Lot No. 3742;

Thence with the east line of Lot No. 3742, S. 1° 56' W. 92.85 feet to an iron pipe, northwest corner to A. P. Elmore's present 0.14 Acre tract;

Thence with Elmore's north line, N. 88° 31' E. 184.60 feet to an iron pipe in the west line of Ludlow Road, also being Elmore's northeast corner;

Thence with the west line of Ludlow Road, N. 19° 37' W. 93.23 feet to the place of beginning, containing 0.35 Acres, more or less.

I hereby certify that this is a true and accurate description as prepared by me on February 26, 1973.

Daniel E. Gilbert
Daniel E. Gilbert, P.S.
Reg. Sur. No. 5402
1041 N. Main St.
Bellefontaine, Ohio 43311

INDEXED ON MAP
2076 3D