

6402 1P

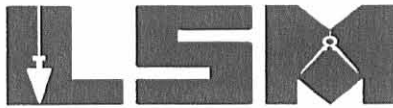
INDEXED ON MAP

REC'D 10-12-04 SML/RL

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

VILLAGE BUILDERS & LENHART, INC. 0.191 ACRE

Lying in Virginia Military Survey 4990, City of Bellefontaine, Lake Township, Logan County, Ohio.

Being out of the Village Builders & Lenhart, Inc. 1.00 acre tract as deeded and described in Official Record 710, Page 550, Tract II 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 northeast corner of Powers Addition No. 3 (Plat Cabinet A, Slide 27) on the intersection of the south right-of-way of Cooper Avenue (40 feet wide at this point) and the east right-of-way of a vacated 16 feet wide alley (O.R. 743, Pg. 622).

THENCE, with the south right-of-way of Cooper Avenue, S 69°-45'-45"E, a distance of 44.68 feet to a 5/8 inch iron rod set at the TRUE POINT OF BEGINNING.

THENCE, continuing with the south right-of-way of Cooper Avenue, S 69°-45'-45"E, a distance of 52.97 feet to a railroad spike found.

THENCE, with the west line extended and the west line of the Etoy Aletha Wilson 0.30 acre tract (O.R. 588, Pg. 623), S 5°-05'-59"W, a distance of 156.27 feet to a 5/8 inch iron rod set, passing a chiseled "X" set in the sidewalk at 15.54 feet.

THENCE, N 84°-54'-01"W, a distance of 36.00 feet to a 5/8 inch iron rod set.

THENCE, N 71°-31'-12"W, a distance of 15.55 feet to a 5/8 inch iron rod set.

THENCE, N 5°-05'-59"E, a distance of 166.51 feet to the point of beginning, passing a 5/8 inch iron rod set at 150.97 feet.

Containing 0.191 acre.

The basis for bearings is the south right-of-way of Cooper Avenue, being S 69°-45'-45"E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on September 22, 2004.



ORIGINAL STAMP IN GREEN

Description prepared by:

A handwritten signature in black ink, appearing to read 'Jeffrey I. Lee'.

Jeffrey I. Lee
Professional Surveyor 6359
September 22, 2004

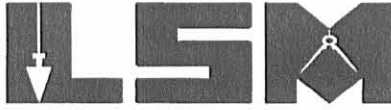
L-715



REC'D 10-12-04 SMM 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

VILLAGE BUILDERS & LENHART, INC.
0.196 ACRE

Lying in Virginia Military Survey 4990, City of Bellefontaine, Lake Township, Logan County, Ohio.

Being out of the Village Builders & Lenhart, Inc. 1.00 acre tract as deeded and described in Official Record 710, Page 550, Tract II and 8.05 acre tract as deeded and described in Official Record 710, Page 550, Tract 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 northeast corner of Powers Addition No. 3 (Plat Cabinet A, Slide 27) on the intersection of the south right-of-way of Cooper Avenue (40 feet wide at this point) and the east right-of-way of a vacated 16 feet wide alley (O.R. 743, Pg. 622).

THENCE, with the south right-of-way of Cooper Avenue, S 69°-45'-45"E, a distance of 44.68 feet to a 5/8 inch iron rod set.

THENCE, S 5°-05'-59"W, a distance of 166.51 feet to a 5/8 inch iron rod set, passing a 5/8 inch iron rod set at 15.54 feet.

THENCE, N 71°-31'-12"W, a distance of 52.56 feet to a 5/8 inch iron rod set.

THENCE, with the center-line extended and the center-line of a vacated 16 feet wide alley, N 5°-05'-59"E, a distance of 168.18 feet to a 5/8 inch iron rod set, passing 5/8 inch iron rods set at 45.94 feet and 152.64 feet.

THENCE, with the south right-of-way of Cooper Avenue, S69°-45'-45"E, a distance of 8.29 feet to the point of beginning.

Containing 0.196 acre.

The basis for bearings is the south right-of-way of Cooper Avenue, being S 69°-45'-45"E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on September 22, 2004.



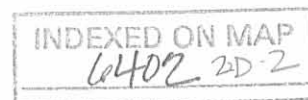
ORIGINAL STAMP IN GREEN

Description prepared by:

A handwritten signature in black ink, appearing to read 'Jeffrey I. Lee'.

Jeffrey I. Lee
Professional Surveyor 6359
September 22, 2004

L-715

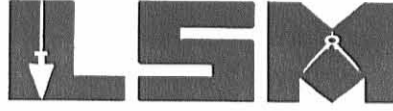


REID 10-12-04 JML OK

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Bellefontaine OH 43311



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

VILLAGE BUILDERS & LENHART, INC. EASEMENT AREA FOR STREET PURPOSES

Lying in Virginia Military Survey 4990, City of Bellefontaine, Lake Township, Logan County, Ohio.

Being out of the Village Builders & Lenhart, Inc. 1.00 acre tract as deeded and described in Official Record 710, Page 550, Tract II 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 northeast corner of Powers Addition No. 3 (Plat Cabinet A, Slide 27) on the intersection of the south right-of-way of Cooper Avenue (40 feet wide at this point) and the east right-of-way of a vacated 16 feet wide alley (O.R. 743, Pg. 622).

THENCE, with the south right-of-way of Cooper Avenue, S 69°-45'-45"E, a distance of 97.65 feet to a railroad spike found.

THENCE, with the east line extended of the Etoy Aletha Wilson 0.30 acre tract (O.R. 588, Pg. 623), S 5°-05'-59"W, a distance of 15.54 feet to a chiseled "X" set in the sidewalk.

THENCE, N 69°-45'-45"W, a distance of 105.94 feet to a 5/8 inch iron rod set, passing a 5/8 inch iron rod set at 52.97 feet.

THENCE, with the center-line of the vacated 16 feet wide alley, N 5°-05'-59"E, a distance of 15.54 feet to a 5/8 inch iron rod set.

THENCE, with the south right-of-way of Cooper Avenue, S 69°-45'-45"E, a distance of 8.29 feet to the point of beginning.

The basis for bearings is the south right-of-way of Cooper Avenue, being S 69°-45'-45"E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on September 22, 2004.



ORIGINAL STAMP IN GREEN

Description prepared by:

Jeffrey I. Lee
Jeffrey I. Lee
Professional Surveyor 6359
September 22, 2004

L-715



REC'D 10-12-04 8M/OL

LEGEND:

- 5/8 INCH IRON ROD SET
- ⊠ CHISELED "X" SET
- ⊗ RAILROAD SPIKE FOUND
- ⊕ 1" AXLE ON END FOUND
- 5/8 INCH IRON ROD FOUND

POWERS ADDITION NO. 3
 PLAT CABINET A, SLIDE 27
 LOT 1733

(VACATED 16' ALLEY)
 O.R. 743, PG. 622

VILLAGE BUILDERS & LENHART, INC.
 8.05 ACRES
 O.R. 710, PG. 550
 TRACT III

0.196 ACRE

0.191 ACRE

VILLAGE BUILDERS & LENHART, INC.
 1.00 ACRES
 O.R. 710, PG. 550
 TRACT II

**SURVEY OF TWO TRACTS OUT OF THE
 VILLAGE BUILDERS & LENHART, INC.
 PART OF 1.00 ACRE TRACT
 AND PART OF 8.05 ACRE TRACT
 OFFICIAL RECORD 710, PAGE 550
 TRACT II & TRACT III
 VIRGINIA MILITARY SURVEY 4990
 CITY OF BELLEFONTAINE
 LAKE TOWNSHIP
 LOGAN COUNTY, OHIO**

INDEXED ON MAP
 6402 2P



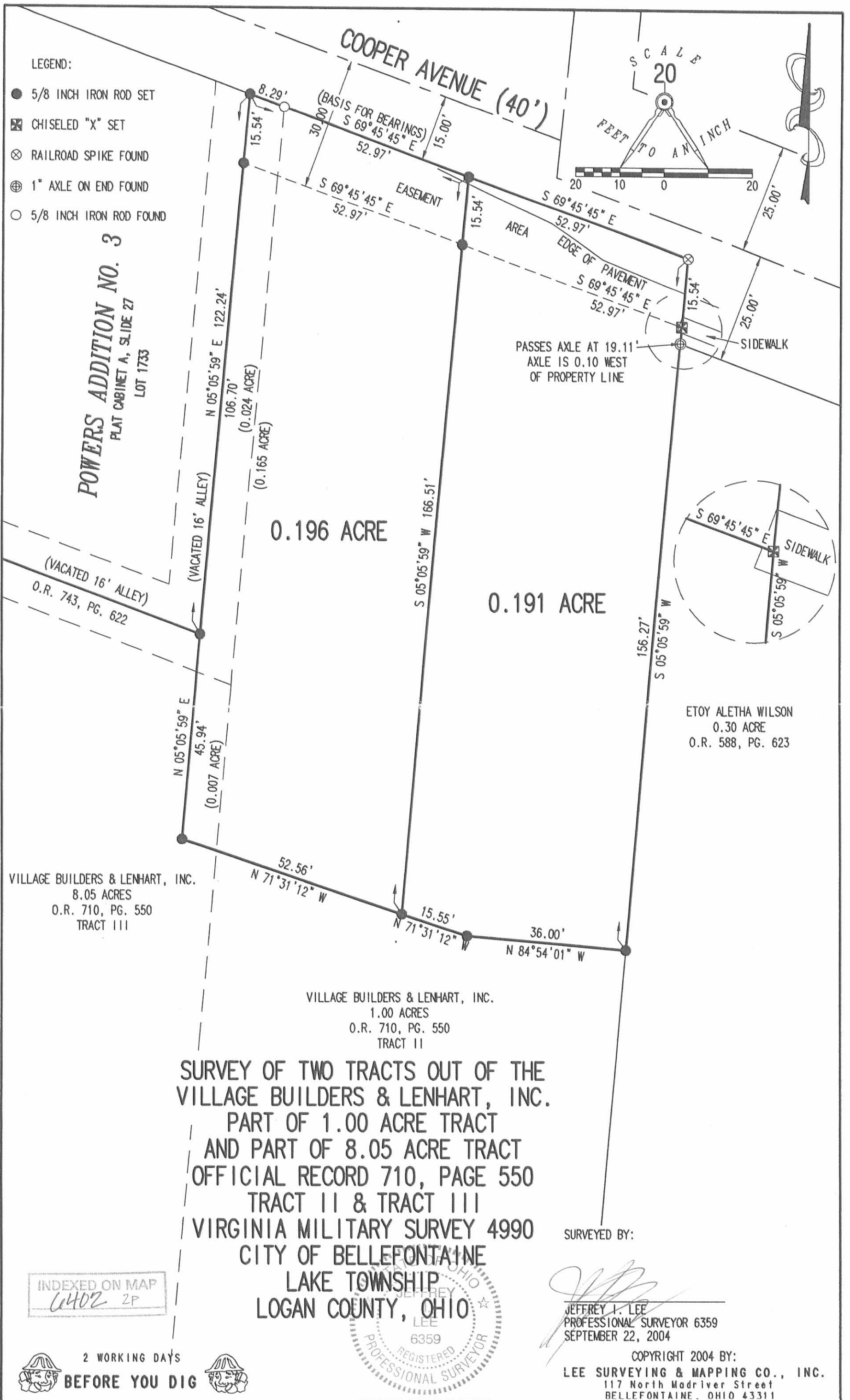
ORIGINAL STAMP IN GREEN

SURVEYED BY:

Jeffrey I. Lee
 JEFFREY I. LEE
 PROFESSIONAL SURVEYOR 6359
 SEPTEMBER 22, 2004

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 117 North Madriver Street
 BELLEFONTAINE, OHIO 43311
 (937) 593-7335

KSR D413 715094 L-715-3



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 OHIO UTILITIES PROTECTION SERVICE.

REC'D 5-3-04 SMM OK

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Bellefontaine OH 43311



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

VILLAGE BUILDERS & LENHART, INC. 0.231 ACRE

Lying in Virginia Military Survey 4990, City of Bellefontaine, Lake Township, Logan County, Ohio.

Being out of the Village Builders and Lenhart Inc. original 8.05 acre tract as deeded and described in Official Record 710, Page 550, Tract III of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a 5/8 inch iron rod found on the intersection of the south right-of-way line of a 16 feet wide alley and the west right-of-way line of a 10 feet wide alley on the east line extended of Lot 1737 of Powers Addition Number 3 (Plat Cabinet A, Slide 27).

THENCE, with the west right-of-way line of the said 10 feet wide alley, N 20°-14'-15"E, a distance of 8.00 feet to a point.

THENCE, with the former center-line of a vacated 16 feet wide alley and the south line of Lot 1737 of said Addition, N 69°-45'-45"W, a distance of 66.94 feet to a 5/8 inch iron rod set at the TRUE POINT OF BEGINNING.

THENCE, with the west side bank of a 10 feet wide creek the following 2 courses:

S 23°-09'-40"W, a distance of 105.25 feet to a 5/8 inch iron rod set.

S 84°-35'-16"W, a distance of 87.53 feet to a 5/8 inch iron rod found.

THENCE, with the east line of the Clinton J. Mitchell and Marlene A. Mitchell 0.41 acre tract (O.R. 334, Pg. 183 Tract II), N 20°-14'-15"E, a distance of 143.00 feet to a 5/8 inch iron rod found.

THENCE, with the former center-line of the 16 feet wide vacated alley and the south lines of Lot 1739, Lot 1738 and Lot 1737 of aforesaid Addition, S 69°-45'-45"W, a distance of 84.27 feet to the point of beginning.

Containing 0.231 acre.

The basis for bearings is the Azimuth Mark No. 1 off bench mark (TT-18-63) USGS brass cap in a monument box being N 5°-31'-52"W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on April 28, 2004

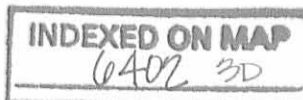
Description prepared by:



ORIGINAL STAMP IN GREEN

Jeffrey I. Lee
Professional Surveyor 6359
April 28, 2004

L-715



REC'D 5-3-04 smj/alc

VACATED ALLEY (16 FEET WIDE)

POWERS ADDITION NO. 3

PLAT CABINET A, SLIDE 27

LOT 1739

LOT 1738

LOT 1737

LOT 1736

S 69°45'45" E
84.27'

N 69°45'45" W
66.94'

N 20°14'15" E
8.00'

10' ALLEY

16' ALLEY

CLINTON J. MITCHELL
MARLENE A. MITCHELL
0.41 ACRE TRACT
O.R. 334, PG. 183
TRACT II

0.231 ACRE

N 20°14'15" E
143.00'

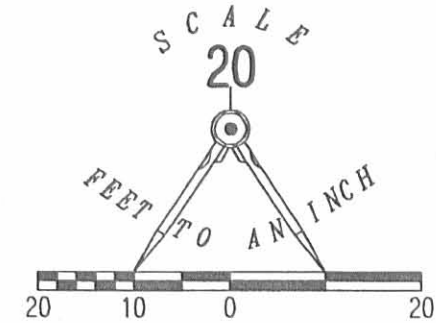
105.25'
S 23°09'40" W

S 84°35'16" W
87.53'

10 FEET WIDE CREEK

VILLAGE BUILDERS & LENHART, INC.
ORIGINAL 8.05 ACRE TRACT
O.R. 710, PG. 550
TRACT III

A SURVEY OF A 0.231 ACRE TRACT OUT OF THE
VILLAGE BUILDERS AND LENHART INC.
ORIGINAL 8.05 ACRE TRACT
OFFICIAL RECORD 710, PAGE 550
TRACT III
VIRGINIA MILITARY SURVEY 4990
CITY OF BELLEFONTAINE
LAKE TOWNSHIP
LOGAN COUNTY, OHIO



- 5/8 INCH IRON ROD SET
- 5/8 INCH IRON ROD FOUND



SURVEYED BY:
[Signature]
JEFFREY I. LEE
PROFESSIONAL SURVEYOR 6359
APRIL 28, 2004

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117 North Madriver Street
BELLEFONTAINE, OHIO 43311
(937) 593-7335

NOTE:
BASIS FOR BEARINGS IS AZIMUTH MARK No. 1
OFF BENCH MARK (TT-18-63) USGS BRASS CAP IN MONUMENT BOX
BEING N 5°-31'-52"W

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

INDEXED ON MAP
6402 3P

ADW D412 715044.DWG L-715-3

3-20-13

Lee Surveying and Mapping Co., Inc.



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117 N. Madriver St.
Bellefontaine OH 43311



Phone: (937) 593-7335
Fax: (937) 593-7444
surveys@lsminc.us

VILLAGE BUILDERS & LENHART, INC. 0.387 ACRE

Lying in Virginia Military Survey 4990, City of Bellefontaine, Lake Township, Logan County, Ohio.

Being out of the Village Builders & Lenhart, Inc., 1.00 acre tract and 8.05 acre tract as deeded and described in Official Record 710, Page 550, Tract II and Tract III of the Logan County Records of Deeds and being more particularly described as follows:

Beginning on a 5/8 inch iron rod found on the northeast corner of Powers Addition No. 3 (Plat Cabinet A, Slide 27) on the intersection of the south right-of-way of Cooper Avenue (40 feet wide at this point) and the east right-of-way of a vacated 16 feet wide alley (O.R. 743, Pg. 622).

THENCE, with the south right-of-way of Cooper Avenue, S 69°-45'-45"E, a distance of 97.65 feet to a railroad spike found.

THENCE, with the west line extended and the west line of the Etoy Aletha Wilson 0.30 acre tract (O.R. 588, Pg. 623), S 05°-05'-59"W, a distance of 156.27 feet to a 5/8 inch iron rod found, passing a chiseled "X" found in the sidewalk at 15.54 feet.

THENCE, with the north lines of the Ludlow Bridge Condominiums-Phase XII (Plat Cabinet B, Slide 112B), the following two courses:

N 84°-54'-01"W, a distance of 36.00 feet to a 5/8 inch iron rod set.

N 71°-31'-12"W, a distance of 15.55 feet to a 5/8 inch iron rod set.

THENCE, with the north line of the said Ludlow Bridge Condominiums-Phase XII and a north line of Ludlow Bridge Condominiums - Phase XIII (Plat Cabinet B, Slide 114B), N 71°-31'-12"W, a distance of 52.56 feet to a 5/8 inch iron rod set.

THENCE, with the east lines of the said Ludlow Bridge Condominiums - Phase XIII and Ludlow Bridge Condominiums - Phase XVI (Plat Cabinet B, Slide 122A), N 05°-05'-59"E, a distance of 45.94 feet to a 5/8 inch iron rod set on the intersection of the center-lines of a 16 feet wide vacated alley bearing west and north.

THENCE, with the center-line of the 16 feet wide vacated alley, N 05°-05'-59"E, a distance of 122.24 feet to a point on a water meter found on the south right-of-way of Cooper Avenue, passing a 5/8 inch iron rod found at 106.70 feet.

THENCE, with the south right-of-way of Cooper Avenue, S 69°-45'-45"E, a distance of 8.29 feet to the point of beginning.

Containing 0.387 acre.

Property is subject to any and all previous easements and rights-of-way of record.

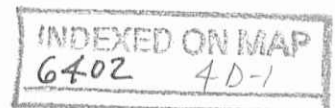
The basis for bearings is the south right-of-way of Cooper Avenue, being S 69°-45'-45"E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on September 22, 2004, revised March 15, 2013.



Description prepared by:

William K. Bruce

William K. Bruce
Professional Surveyor 7437
March 18, 2013



7150313

3-20-13

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
surveys@lsminc.us

VILLAGE BUILDERS & LENHART, INC. EASEMENT AREA FOR STREET PURPOSES

Lying in Virginia Military Survey 4990, City of Bellefontaine, Lake Township, Logan County, Ohio.

Being an easement area over a portion of the Village Builders & Lenhart, Inc., 1.00 acre tract as deeded and described in Official Record 710, Page 550, Tract II of the Logan County Records of Deeds and being more particularly described as follows:

Beginning on a 5/8 inch iron rod found on the northeast corner of Powers Addition No. 3 (Plat Cabinet A, Slide 27) on the intersection of the south right-of-way of Cooper Avenue (40 feet wide at this point) and the east right-of-way of a vacated 16 feet wide alley (O.R. 743, Pg. 622).

THENCE, with the south right-of-way of Cooper Avenue, S 69°-45'-45"E, a distance of 97.65 feet to a railroad spike found.

THENCE, with the west line extended of the Etoy Aletha Wilson 0.30 acre tract (O.R. 588, Pg. 623), S 05°-05'-59"W, a distance of 15.54 feet to a chiseled "X" found in the sidewalk.

THENCE, N 69°-45'-45"W, a distance of 105.94 feet to a 5/8 inch iron rod found on the center-line of the 16 feet wide vacated alley.

THENCE, with the center-line of the 16 feet wide vacated alley, N 05°-05'-59"E, a distance of 15.54 feet to a point on a water meter found on the south right-of-way of Cooper Avenue.

THENCE, with the south right-of-way of Cooper Avenue, S 69°-45'-45"E, a distance of 8.29 feet to the point of beginning.

Property is subject to any and all previous easements and rights-of-way of record.

The basis for bearings is the south right-of-way of Cooper Avenue, being S 69°-45'-45"E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on September 22, 2004, revised March 15, 2013..

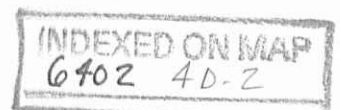


ORIGINAL STAMP IN GREEN

Description prepared by:

William K. Bruce
Professional Surveyor 7437
March 18, 2013

7150313





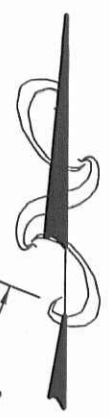
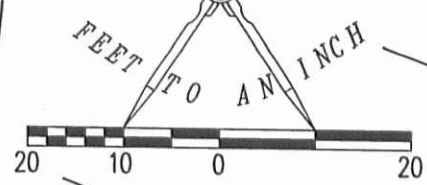
APPROVED

320-13

LEGEND:

- 5/8 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "LSM 7437"
- ⊠ CHISELED "X" FOUND
- ⊗ RAILROAD SPIKE FOUND
- ⊕ 1" AXLE ON END FOUND
- 5/8 INCH IRON ROD FOUND
- ⊙ WATER METER FOUND

SCALE
20



POWERS ADDITION NO. 3
PLAT CABINET A, SLIDE 27
LOT 1733

COOPER AVENUE (40')

(BASIS FOR BEARINGS)
S 69°45'45" E

EASEMENT

N 69°45'45" W 105.94'

AREA

EDGE OF PAVEMENT

SIDEWALK

PASSES AXLE AT 19.11'
AXLE IS 0.10 WEST
OF PROPERTY LINE

0.387 ACRE

VILLAGE BUILDERS & LENHART, INC.
1.00 ACRES
O.R. 710, PG. 550
TRACT II

VILLAGE BUILDERS & LENHART, INC.
8.05 ACRES
O.R. 710, PG. 550
TRACT III

ETOY ALETHA WILSON
0.30 ACRE
O.R. 588, PG. 623

LUDLOW BRIDGE CONDOMINIUMS
PHASE XVI
PLAT CABINET B, SLIDE 122A

LUDLOW BRIDGE CONDOMINIUMS
PHASE XIII
PLAT CABINET B, SLIDE 114B

LUDLOW BRIDGE CONDOMINIUMS
PHASE XII
PLAT CABINET B, SLIDE 112B

**SURVEY OF 0.387 ACRE TRACT OUT OF THE
VILLAGE BUILDERS & LENHART, INC.
1.00 ACRE TRACT AND 8.05 ACRE TRACT
OFFICIAL RECORD 710, PAGE 550
TRACT II & TRACT III
VIRGINIA MILITARY SURVEY 4990
CITY OF BELLEFONTAINE
LAKE TOWNSHIP
LOGAN COUNTY, OHIO**

SURVEYED BY:

William K. Bruce

WILLIAM K. BRUCE
PROFESSIONAL SURVEYOR 7437
SEPTEMBER 22, 2004
REVISED MARCH 15, 2013 TO COMBINE INTO ONE TRACT

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ORIGINAL STAMP IN GREEN

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