

CITY OFFICERS
PLANNING COMMISSION PRESIDENT Porise Novice
MAYOR Sail & Remission President PRESIDENT OF COUNCIL William Rotterson ORDINANCE No. 96-38 CITY ENGINEER \_ fighty L. Notion TOWNSHIP TRUSTEES James Roun COUNTY OFFICERS LOGAN COUNTY ENGINEER Some K Cox LOGAN, UNION, CHAMPAIGN REGIONAL PLANNING COMMISSION armen R. Xcatt LOGAN COUNTY COMMISSIONERS John a. Jeffra Scorge W. Clayton TRANSFERRED THIS 25th DAY OF October, 19 96. AUDITOR, LOGAN COUNTY, OHIO RECORDED IN PLAT CABINET B, SLIDE 17-A. RECEIVED FOR RECORD. AT 3:32 O'CLOCK PM THIS 25th DAY OF (ctober , 1996 . RECORDER, LOGAN COUNTY, OHIO PLAT PREAPPROVAL Jon C. Hims 7-26-96 PLAT APPROVAL Jon C. Hines 10-25-96

ORIGINAL STAMP IN GREEK

PREPARED BY ME FROM AVAILABLE RECORDS OF DEEDS AND OTHER RECORDS.

PROFESSIONAL SURVEYOR 6359 SEPTEMBER 26, 1991

DESCRIPTION

LYING IN V.M.S. 3317, LAKE TOWNSHIP, LOGAN COUNTY, OHIO.
BEING ALL OF THAT 105.643 ACRE TRACT REMAINING FROM THE ORIGINAL 115.643 ACRES IN THE NAME OF DEVINDER YAKHMI AS DEEDED BEING ALL OF THAT 105.643 ACRE TRACT REMAINING FROM THE ORIGINAL 115.643 ACRES IN THE NAME OF DEVINDER YAKHMI AS DEEDED AND DESCRIBED IN VOLUME 378, PAGE 531 OF THE LOGAN COUNTY RECORDS OF DEEDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE CENTER-LINE OF U.S. ROUTE 68 (STATION 36+20.3 0.D.0.T. STATIONING) MARKING THE NORTHWEST CORNER OF THE STEVEN HOOLEY 7.813 ACRE TRACT (0.R. 48, PAGE 459) AND A SOUTH LINE OF THE SAID 105.643 ACRES. THENCE, WITH THE CENTER-LINE OF U.S. ROUTE 68, N 15°-20' E, A DISTANCE OF 841.1 FEET TO THE SOUTHWEST CORNER OF THE PAUL HUMBLE 0.25 ACRE TRACT (Volume 391, PAGE 841).

THENCE, WITH THE SAID 0.25 ACRE TRACT AND THE LYNS DEVELOPMENTS, INC. 4.83 ACRE TRACT (0.R. 88, PAGE 670),

S 78°-47' E, A DISTANCE OF 472.08 FEET TO THE SOUTHEAST CORNER OF SAID 4.83 ACRES.

THENCE, N 11°-13' E, A DISTANCE OF 475.0 FEET TO THE NORTHEAST CORNER OF SAID 4.83 ACRE TRACT.

THENCE, FOLLOWING LOGAN COUNTY FISH AND GAME 77.5 ACRE TRACT (Volume 159, PAGE 499) THE FOLLOWING THREE COURSES:

S 75°-17' F A DISTANCE OF 1270 O FEET

75°-17' E, A DISTANCE OF 1270.0 FEET. 0°-41'-30" E, A DISTANCE OF 250.0 FEET. 84°-05'-42" E, A DISTANCE OF 868.9 FEET.

HENCE, WITH THE PHYLLIS STANFORD 126.826 ACRE TRACT (O.R. 38, PAGE 150) THE FOLLOWING TWO COURSES:

6°-11' E, A DISTANCE OF 293.40 FEET.
61°-05' E, A DISTANCE OF 600.9 FEET TO THE NORTHWEST CORNER OF THE RALPH HURLEY 2.394 ACRE TRACT (0.R. 55, PAGE 290).
HENCE, WITH THE NORTHWESTERLY LINE OF THE SAID 2.394 ACRES, S 36°-00' W, A DISTANCE OF 203.3 FEET.
HENCE, WITH THE RODNEY SUMMERS 2.743 ACRES (Volume 386, Page 548) THE FOLLOWING TWO COURSES:

24°-16' W, A DISTANCE OF 302.0 FEET. 45°-23' E, A DISTANCE OF 456.0 FEET TO A POINT IN THE CENTER-LINE OF COUNTY

THENCE, WITH THE CENTER-LINE OF COUNTY ROAD 9, S 34°-15' W, A DISTANCE OF 34.9 FEET TO A POINT ON THE NORTHEAST CORNER OF THE DONALD DROZDENKO 11.094 ACRE TRACT (O.R. 55, PAGE 643).

THENCE, WITH THE SAID 11.094 ACRE TRACT THE FOLLOWING TWO COURSES:

\[ 44^-45' \text{ W, a distance of 801.2 feet to the north corner of the 11.094 ACRE TRACT.} \]

\[ 13^-13' \text{ W, a distance of 1170.0 feet to a point on the north line of the Richard Wagaman 0.890 ACRE TRACT (0.R. 45,

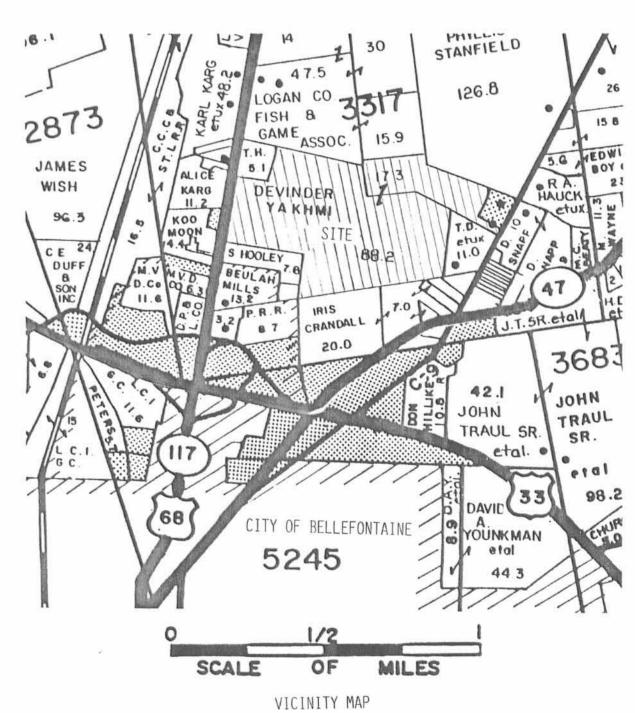
THENCE, with the north lines of the said 0.890 acre tract, the Richard Crandell 7.95 acres (Vol. 279, Page 436), and the Iris Crandell 20.09 acres (0.R. 32, Page 705), S 83°-56′ W, a distance of 1709.4 feet to the southeast corner of the Roy F. Smith 2.187 acre tract (0.R. 85, Page 357).

THENCE, with the east lines of the said 2.187 acres and the Steven Hooley 7.831 acre tract (0.R. 48, Page 459), N 0°-15′ E, a distance of 782.01 feet.

THENCE, WITH THE NORTHERLY LINE OF THE SAID 7.831 ACRE TRACT, N 81°-49' W, A DISTANCE OF 968.33 FEET TO THE POINT OF

CONTAINING 105.643 +/- ACRES.

THIS DESCRIPTION PREPARED FROM DEED RECORDS. BASIS FOR BEARINGS: CENTER-LINE OF U.S. ROUTE 68 = N 15°-20' E. ANNEXATION TO THE CITY OF BELLEFONTAINE V.M.S. 3317, LAKE TOWNSHIP LOGAN COUNTY, OHIO



LEE SURVEYING & MAPPING CO. 143 East Columbus Avenue BELLEFONTAINE, OHIO 43311 (513) 593-7335

PECID 3-26-08 SW OK

## SURVEY FOR THE CALVARY BAPTIST CHURCH 105.306 Acres March 20, 2008

The following described 105.306 acre tract is situated in the State of Ohio, County of Logan, Township of Lake, City of Bellefontaine, V.M.S. 3317, being all of The Calvary Baptist Church's 88.212 acre Tract I and 17.431 acre Tract II described in Official Record 909, page 85, and said 105.306 acre tract being more particularly described as follows:

Beginning at a railroad spike found in the centerline of U.S. Route 68 (60 foot right of way) at an angle point in the centerline of said Road and being referenced as Station 52+00 on Logan County Engineer's Plan L-18;

Thence South 21°52'07" West (assumed bearing) 888.02 feet, following the centerline of U.S. Route 68, to a magnetic nail set at the southwest corner of Marcia A. and Timothy E. Tillman, Co-Trustees 0.25 acre tract described in Official Record 746, page 902, and at a northwest corner of said 88.212 acre tract, said magnetic nail marking the **place of beginning**;

Thence **South 72°13'29"** East 471.79 feet, departing from the centerline of U.S. Route 68, following the south line of said 0.25 acre tract and a north line of said 88.212 acre tract, passing at 30.08 feet a 5/8 inch iron pin found and also passing at 230.55 feet a 5/8 inch iron pin found at the southeast corner of said 0.25 acre tract and a southwest corner of the remainder of Lyns Development, Inc.'s original 1 acre Tract I described in Official Record 88, page 670, thereafter following the south line of said original 1 acre tract and Lyns Development, Inc.'s 3 acre Tract II described in Official Record 88, page 670, to a 5/8 inch iron pin found at the southeast corner of said 3 acre tract;

Thence North 17°44'56" East 484.10 feet, following the east line of said 3 acre tract and a west line of said 88.212 acre tract, to a 5/8 inch iron pin found at the northeast corner of said 3 acre tract, a northwest corner of said 88.212 acre tract, and being in the south line of The Logan County Fish and Game Association's 47.50 acre Tract 1 described in Deed Record 195, page 499;

Thence South 69°03'09" East 1274.21 feet, following a north line of said 88.212 acre tract and the south line of said 47.50 acre tract, to a 5/8 inch iron pin found at a northeast corner of said 88.212 acre tract, at the southeast corner of said 47.50 acre tract, and in the west line of said 17.431 acre tract;

Thence North 00°41'27" East 252.12 feet, following a west line of said 17.431 acre tract and the east line of said 47.50 acre tract, to a ¾ inch iron pipe found at the northwest corner of said 17.431 acre tract and at the southwest corner of The Logan County Fish and Game Association, Inc's 15.86 acre tract described in Deed Record 314, page 16;

Thence South 88°40'27" East 868.90 feet, following the south line of said 15.86 acre tract and the north line of said 17.431 acre tract, to an iron pin set in the west line of Christ Our King Church's 100.997 acre tract described in Official Record 829, page 211;



Thence South 01°38'19" West 293.40 feet, following a west line of said 100.997 acre tract and an east line of said 17.431 acre tract, to an iron pin set;

Thence **South 55°30'07" East 600.90 feet**, following a southwest line of said 100.997 acre tract and a northeast line of said 17.431 acre tract, to a ¾ inch iron pipe found at the north corner of Ralph A. and Audrey L. Hurley, Trustees' 2.394 acre tract described in Official Record 728, page 294;

Thence **South 41°34'53" West 203.08 feet**, following the northwest line of said 2.394 acre tract and a southeast line of said 17.431 acre tract, to a <sup>3</sup>/<sub>4</sub> inch iron pipe found at the north corner of Dale Lee Ward and Mary J. Furlong's 2.743 acre tract described in Official Record 240, page 67;

Thence **South 28°38'21" West 302.00 feet**, following a northwest line of said 2.743 acre tract and a southeast line of said 17.431 acre tract, to an iron pin set;

Thence South 39°54'41" East 403.58 feet, following the southwest line of said 2.743 acre tract and a northeast line of said 17.431 acre tract, to an iron pin set in the northwest right of way line of County Road 9, said iron pin being 40.00 feet northwest of as measured perpendicular to the tangent of a curve in the new centerline of said Road (reference Plan Sheet X-9C);

Thence **South 42°18'49" West 33.70 feet**, following a southeast line of said 17.431 acre tract and the northwest right of way line of County Road 9, to a 5/8 inch iron pin found with cap marked "BLACKBURN RS#7873", said iron pin being 40.00 feet northwest of as measured perpendicular to the tangent of a curve in the new centerline of said Road and marking the easterly corner of Bernard W. and Lori A. Ludwig's 6.890 acre tract described in Official Record 790, page 922;

Thence North 39°23'23" West 752.31 feet, departing from the northwest right of way line of County Road 9, following the northeast line of said 6.890 acre tract and a southwest line of said 17.431 acre tract, to a 5/8 inch iron pin found with cap marked "BLACKBURN RS#7873", said iron pin being an angle point in the east line of said 88.212 acre tract;

Thence South 18°46'43" West 1166.46 feet, following the southeast line of said 88.212 acre tract, and the northwest line of said 6.890 acre tract, passing at 613.92 feet a 5/8 inch iron pin found with cap marked "BLACKBURN RS#7873" at the northerly corner of Nancy S. Hurley's 11.294 acre tract described in Official Record 550, page 612, thereafter following the northwest line of said original 11.294 acre tract, to an iron pin set at the southeast corner of said 88.212 acre tract and in the north line of Elbert and Lori King's 0.89 acre tract described in Official Record 698, page 169;

Thence North 89°30'08" West 1718.55 feet, following a south line of said 88.212 acre tract, and the north line of said 0.89 acre tract, the north line of Richard H. and Iris M. Crandall's 7.950 acre tract described in Official Record 783, page 77, and the north line of C.B.S. Inc.'s 20.09 acre tract described in Official Record 463, page 535, to a 5/8 inch iron pin found with cap



marked "LEE PS 6359" at a southwest corner of said 88.212 acre tract and at the southeast corner of the State of Ohio's 2.187 acre tract described in Official Record 155, page 338;

Thence North 06°51'39" East 778.89 feet, following a west line of said 88.212 acre tract and the east line of said 2.187 acre tract, passing at 251.70 feet a 5/8 inch iron pin found with cap marked "LEE PS 6359" at the southeast corner of the remainder of Cynthia J. Hooley's original 10.00 acre Tract I described in Official Record 355, page 20, thereafter following the east line of said original 10.00 acre tract, to a 5/8 inch iron pin found with cap marked "LEE PS 6359" at the northeast corner of said original 10.00 acre tract;

Thence North 75°17'04" West 968.68 feet, following a south line of said 88.212 acre tract, the north line of said original 10.00 acre tract, and the north line of Cynthia J. Hooley's 1.331 acre Tract II described in Official Record 355, page 20, passing at 938.52 feet a 5/8 inch iron pin found with cap marked "LEE PS 6359", to a magnetic nail set in the centerline of U.S. Route 68;

Thence North 21°52'07" East 840.73 feet, following the centerline of U.S. Route 68 and a west line of said 88.212 acre tract, to the place of beginning, containing 105.306 acres, more or less, and being subject to all valid easements and restrictions of record. Of the above described 105.306 acre tract, 0.578 acre is within Road right of way of U.S. Route 68. Of the above described 105.306 acre tract, 17.388 acre is all of said 17.431 acre tract and 87.918 acre is all of said 88.212 acre tract.

The above description was prepared from a field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor #6140, during the month of March 2008. Bearings indicated herein are based on an assumed meridian with all others based on angles turned. Iron pins set are 5/8 inch by 30 inch reinforcing rods with caps marked "CLAPSADDLE RS #6140".

ATTEST:

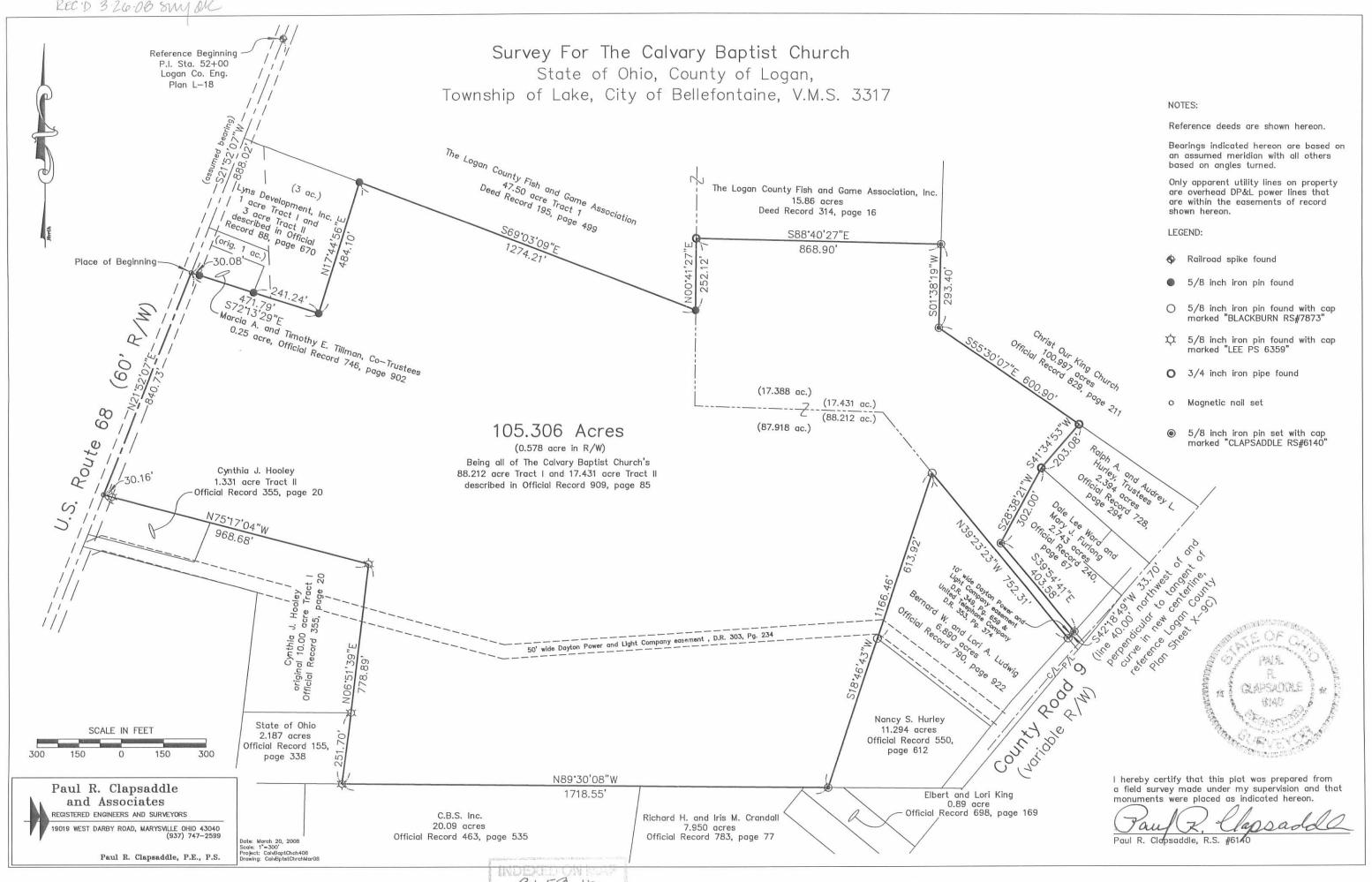
Paul R. Clapsaddle, R.S. #6140

19019 West Darby Road,

Marysville, Ohio (937) 747-2599







## SURVEY FOR THE CALVARY BAPTIST CHURCH 38.417 acres December 18, 2022

The following described 38.417 acre tract is situated in the State of Ohio, County of Logan, Township of Lake, City of Bellefontaine, and V.M.S. 3317, being part of The Calvary Baptist Church's 88.212 acre Tract I and part of their 17.431 acre Tract II described in O.R. 909, Pg. 85, and all of their 1.182 acre tract described in O.R. 973, Pg. 691, and said 38.417 acre tract being more particularly described as follows:

Beginning at a 5/8 inch iron pin found with cap marked "BLACKBURN RS #7873" in the northwest line of County Road 9 (variable R/W) and at centerline station 13+20.93, 40 feet left of curve tangent as shown on Logan County Engineers Plan X-9C, said pin being in a southwest line of said 17.431 acre tract, at the easterly corner of said 1.182 acre tract, and in a southwest Bellefontaine Corporation line;

Thence South 36°00'29" West 70.74 feet, entering Lake Township and following the northwest line of County Road 9 and the southeast line of said 1.182 acre tract, to a point at the easterly corner of the remainder of Bernard W. and Lori A. Ludwig's 6.890 acre tract described in O.R. 790, Pg. 922;

Thence North 45°41'43" West 719.07 feet, following the southwest line of said 1.182 acre tract and the northeast line of the remainder of said 6.890 acre tract, passing at 10.23 feet a 5/8 inch iron pin found with cap marked "CLAPSADDLE RS 6140", to a 5/8 inch iron pin found with cap marked "CLAPSADDLE RS 6140" in an east line of said 88.212 acre tract and in an east Corporation line of Bellefontaine;

Thence South 12°28'23" West 1084.07 feet, following an east line of said 88.212 acre tract, the west line of said 6.890 acre tract, and an east Corporation line of Bellefontaine, passing at 531.59 feet a 5/8 inch iron pin found with cap marked "BLACKBURN RS #7873" at the northwest corner of Gregory J. Darr's 4.204 acre tract described in O.R. 1407, Pg. 326, thereafter following the west line of said 4.204 acre tract, to a 5/8 inch iron pin found with cap marked "CLAPSADDLE RS 6140" in the north line of James M. and Mary J. Bennett etux' 0.89 acre tract described in O.R. 1399, Pg. 5898;

Thence South 84°25'46" West 665.28 feet, following a south line of said 88.212 acre tract, the north line of said 0.89 acre tract, the north line of Ash I LLC's 7.950 acre tract described in O.R. 1193, Pg. 68 (Parcels I, II, and III) and a south Corporation line of Bellefontaine, to a 3 inch iron post found at the northeast corner of C.B.S. Inc.'s 20.09 acre tract described in O.R. 463, Pg. 535;

Thence North 14°08'21" East 994.61 feet, entering said 88.212 acre tract and passing at 518.25 feet an iron pin set, to an iron pin set;

Thence North 01'21'21" East 144.49 feet, continuing through said 88.212 acre tract, to an iron pin set;

Thence North 49°45'58" West 173.74 feet, continuing through said 88.212 acre tract, to an iron pin set;

Thence North 11°44'05" West 468.32 feet, continuing through said 88.212 acre tract and passing at 128.52 feet an iron pin set on a south line of said 17.431 acre tract, thereafter crossing said 17.431 acre tract, to a 5/8 inch iron pin found at the southeast corner of The Logan County Fish and Game Association's 47.50 acre Tract 1 described in D.R. 195, Pg. 499, at a northeast corner of said 88.212 acre tract, in the west line of said 17.431 acre tract, and at an angle point in the north Corporation line of Bellefontaine;

Thence *North 05°36′53" West 252.12 feet*, following the west line of said 17.431 acre tract, the east line of said 47.50 acre tract, and a west Corporation line of Bellefontaine, to a <sup>3</sup>/<sub>4</sub>

inch iron pipe found at the southwest corner of The Logan County Fish and Game Association, Inc.'s 15.86 acre tract described in D.R. 314, Pg. 16;

Thence *North 85°01'13" East 868.90 feet*, following the north line of said 17.431 acre tract, the south line of said 15.86 acre tract, and a north Corporation line of Bellefontaine, to a 5/8 inch iron pin found with cap marked "CLAPSADDLE RS 6140" in the west line of Christ Our King Church's 100.997 acre tract described in O.R. 829, Pg. 211;

Thence South 04°40'01" East 293.40 feet, following the east line of said 17.431 acre tract, the west line of said 100.997 acre tract, and an east Corporation line of Bellefontaine, to a 5/8 inch iron pin found with cap marked "CLAPSADDLE RS 6140";

Thence South 61°48'27" East 600.90 feet, following the southwest line of said 100.997 acre tract, a northeast line of said 17.431 acre tract, and a northeast Corporation line of Bellefontaine, to a ¾ inch iron pipe found at the north corner of Maurika D. Varian etal's 2.394 acre tract described in O.R. 1174, Pg. 410;

Thence South 35°16'33" West 203.08 feet, following a southeast line of said 17.431 acre tract, the northwest line of said 2.394 acre tract, and a southeast Corporation line of Bellefontaine, to a ¾ inch iron pipe found at the north corner of Dale Lee Ward and Mary J. Furlong's 2.743 acre tract described in O.R. 240, Pg. 67;

Thence South 22°20'02" West 302.00 feet, following a southeast line of said 17.431 acre tract, the northwest line of said 2.743 acre tract, and a southeast Corporation line of Bellefontaine, to a 5/8 inch iron pin found with cap marked "CLAPSADDLE RS 6140";

Thence South 46°13'01" East 403.58 feet, following a northeast line of said 17.431 acre tract, the southwest line of said 2.743 acre tract, and a northeast Corporation line of Bellefontaine, to a 5/8 inch iron pin found in the north right of way line of County Road 9;

Thence South 36°00'29" West 33.70 feet, following the northwest right of way line of County Road 9, to the place of beginning, containing 38.417 acres, more or less, and being subject to all valid easements and restrictions of record.

Of the above described 38.417 acre tract 1.182 acre is in Lake Township and 37.235 acres are within the City of Bellefontaine.

The above description was prepared from a field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor 6140, during the month of December 2022. Bearings indicated herein are based on based State Plane Coordinate North Zone, NAD 83 and GPS observations. Iron pins set are 5/8 inch by 30 inch reinforcing rods with caps marked "CLAPSADDLE RS 6140".

ATTEST:

Paul R. Clapsaddle, R.S. 6140

19019 West Darby Road

Marysville, Ohio (937) 747-2599

INDEXED ON MAP 8659

## Survey For The Calvary Baptist Church

State of Ohio, Logan County
Lake Township, City of Bellefontaine,
V.M.S. 3317

NOTES: Reference deeds are shown hereon. The Logan County Fish and Game Association, Inc. The Logan County Fish and Game Association 47.50 acre Tract 1 D.R. 195, Pg. 499 Bearings indicated hereon are based on 15.86 acres State Plane Coordinate North Zone, D.R. 314, Pg. 16 NAD 83 and GPS observations. ACCESS MANAGEMENT INFORMATION: N85'01'13" 868.90 Bellefontaine Corp. Line County Road 9 is classified as a Major Collector Minimum driveway spacing is 495' Minimum visual sight distance is >495° No new drives are being proposed Bellefontaine Corp. Line Christ 0.100.90 Xing 0.20, 90 Church 820, 90 Church 9, 21, The Calvary Baptist Church 17.431 acre Tract II O.R. 909, Pg. 85 Bellefontoine Corp. Line (17.248 ac. in Bellefontaine) (19.987 ac. in Bellefontaine) Maurika D. Varian Etal 38.417 acres Part of The Calvary Baptist Dale Lee Mary of San age of San Church's 88.212 acre Tract I and 17.431 acre Tract II 401"21"E described in O.R. 909, The Calvary Baptist Church Pg. 85 and all of The 88.212 acre Tract / 0.R. 909, Pg. 85 county Road 0 Calvary Baptist Church's Corp. 1.182 acre tract described acide Ran in O.R. 973, Pg. 691 531.59 50° wide Dayton Power and Light Place of Beginning Centerline Sta. 13+20.93 Company easement, D.R. 303, Pg. 234 40' left of C/L Curve Tangent, Log. Co. Eng. Plan X-9C Gregory J. Darr 4.204 acres O.R. 1407, Pg. 326 James M. and Mary J. Bellefontaine Corp. Line S84\*25'46"W Bennett etux, 0.89 acre Bellefontaine Corp. Line N84°02'33"E -O.R. 1399, Pg. 5898 665.28 Ash I LLC 7.950 acres C.B.S. Inc. o.R. 1193, Pg. 68 LEGEND: 20.09 acres Parcels I, II, III O.R. 463, Pg. 535 5/8 inch iron pin found 5/8 inch iron pin found with cap CAPSAL marked "BLACKBURN RS#7873" 3 inch iron post found 3/4 inch iron pipe found 5/8 inch iron pin found with cap marked "CLAPSADDLE RS 6140" SCALE IN FEET 120 240 240 120 5/8 inch iron pin set with cap marked "CLAPSADDLE RS 6140" Date: Dec. 18, 2022 Proj: Calvarysoccer0312 Scale: 1"=240' Dwg: CalvBptstChrchDec22 Paul R. Clapsaddle I hereby certify that this plat was prepared from and Associates a field survey made under my supervision and that

monuments were placed as indicated hereon.

Paul R. Clapsaddle, R.S. 6740

INDEXED ON MAP

REGISTERED ENGINEERS AND SURVEYORS

19019 WEST DARBY ROAD, MARYSVILLE OHIO 43040 (937) 747-2599

Paul R. Clapsaddle, P.E., P.S.