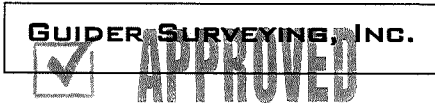


11-5-2020



Legal Description
4.408 acres



The following described tract of land is situated in the State of Ohio, Logan County, Rushcreek and Bokescreek Townships, VMS 9912, being part of Tom Terrill, Trustee's 135.82 acre Tract 4 described in Official Record 790, page 936 and being more particularly described as follows:

Commencing at a 7/8" iron pin found marking the intersection of the centerline of County Road 48 with the west line of VMS 9912 and marking the northwest corner of said 135.82 acre tract;

Thence North 85°26'26" East 2438.43 feet, following the centerline of County Road 48 and the north line of said 135.82 acre tract, to a MAG nail set;

Thence North 84°21'16" East 65.44 feet, following the centerline of County Road 48 and the north line of said 135.82 acre tract, to a MAG nail set marking the **point of beginning**;

Thence North 84°23'16" East 64.55 feet, following the centerline of County Road 48 and the north line of said 135.82 acre tract, to a MAG nail set;

Thence entering said 135.82 acre tract the following courses:

- South 39°30'36" West 777.38 feet**, passing at 42.51 feet an iron pin set, to an iron pin set;
- South 35°25'37" West 213.76 feet**, to an iron pin set;
- South 22°12'07" West 69.01 feet**, to an iron pin set;
- South 07°14'57" East 140.47 feet**, to an iron pin set;
- South 09°44'32" East 151.10 feet**, to an iron pin set;
- South 07°06'49" East 140.31 feet**, to an iron pin set;
- South 43°51'42" West 235.80 feet**, to an iron pin set;
- North 82°42'20" West 265.80 feet**, to an iron pin set;
- North 06°39'49" East 269.65 feet**, to an iron pin set;
- North 50°40'19" East 192.13 feet**, to an iron pin set;
- North 37°47'29" East 210.92 feet**, to an iron pin set;
- North 35°41'34" East 321.09 feet**, to an iron pin set;
- North 39°30'33" East 683.34 feet**, to an iron pin set;

Thence **North 16°51'22" East 53.31 feet**, to the point of beginning. containing **4.408 acres**, more or less. 0.431 acres in Bokescreek Township, 3.977 acres in Rushcreek Township and 0.308 acres in the road right of way. Subject to all valid easements and restrictions of record.

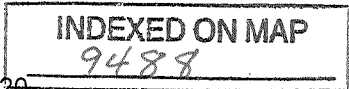
I, Timothy L. Guider, hereby certify that this description was prepared from an actual field survey made by me during the month of November 2020 and that monuments were set or found as indicated herein. Iron pins set are 5/8" x 30" reinforcing rods with caps marked "GUIDER S 7752". Basis of Bearing: State Plane Coordinate System, Ohio North Zone, NAD83.

Timothy L. Guider

Timothy L. Guider R.S. #7752
Guider Surveying, Inc.
19550 Delaware County Line Rd.
Marysville, Ohio 43040 (740)666-8902



Date: 11/3/20
Job# 20228



11-5-2020

APPROVED

Plat of Survey Guider Surveying, Inc.

State of Ohio, Logan County
Rushcreek and Bokescreek Townships, VMS 9912

County Road 48 (60')

N85°26'26"E 2438.43'

VMS 9912
VMS 12201

7/8"

Pnt. of Comm.

West line 135.82 ac.

Tom Terrill, Trustee
135.82 acres Tract 4
O.R. 790, pg. 936

Access Management Information

County Road 48 is a local road
250' Minimum driveway spacing
495' Minimum site distance
Proposed lot has an existing driveway
that originally was a residential driveway

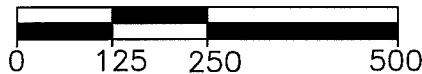
Legend

- ⊕ - MAG nail set
- ⊗ - Railroad spike found
- - Iron pin found size as noted
- ⊙ - 3/4" Iron pipe found
- - 5/8" x 30" Iron pin set with cap marked "GUIDER S 7752"

Basis of Bearing

State Plane Coordinate System
Ohio North Zone, NAD83

Scale in Feet



Pnt. of Beg.

N84°21'16"E
65.44'

S84°23'16"W 2009.21'

3/8"

LINE	BEARING	DISTANCE
L1	N84°23'16"E	64.55'
L2	S22°12'07"W	69.01'
L3	N16°51'22"E	53.31'

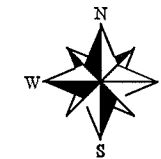
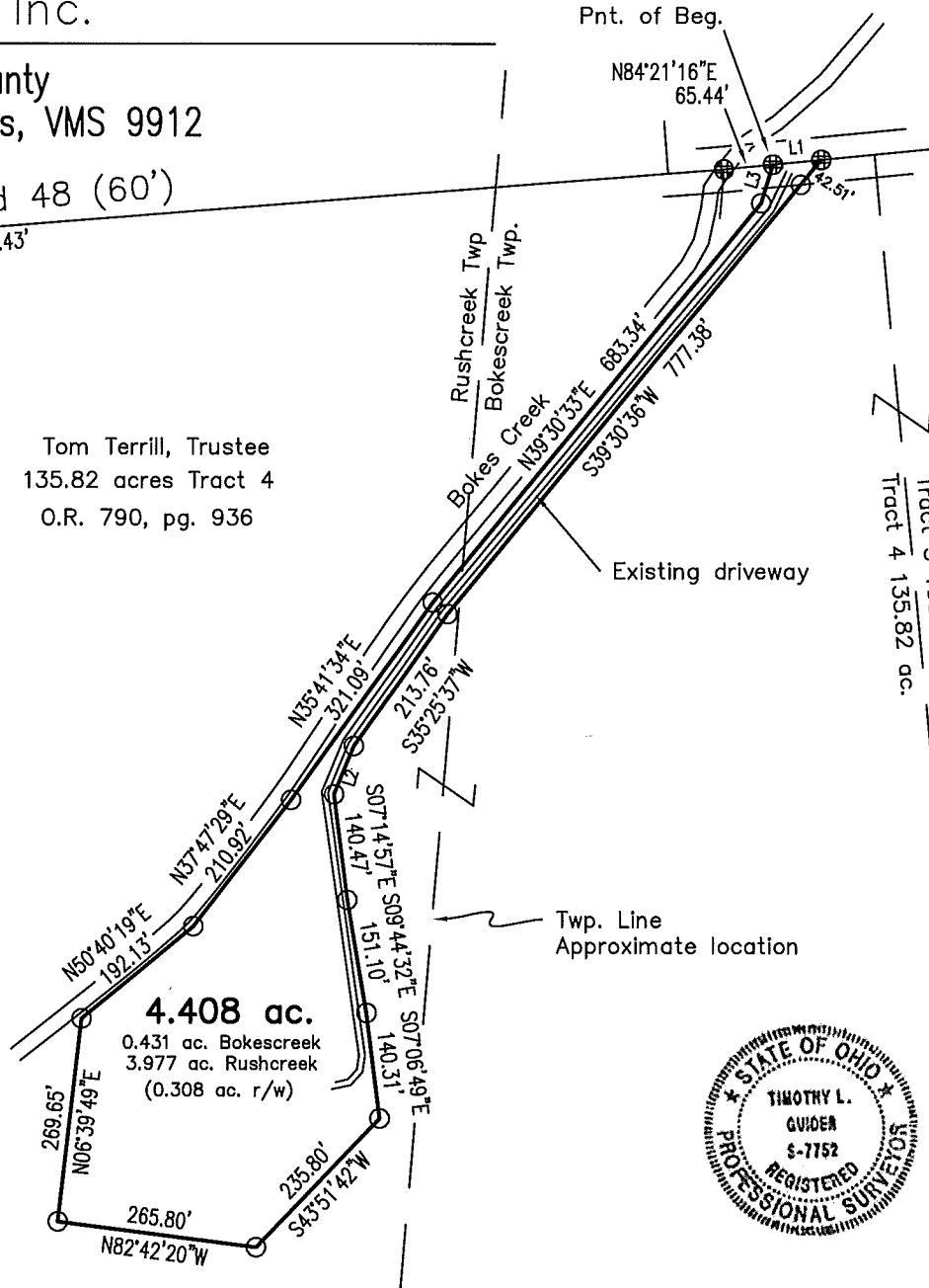
Tract 3 100.5 ac.
Tract 4 135.82 ac.

Existing driveway

Twp. Line
Approximate location

4.408 ac.

0.431 ac. Bokescreek
3.977 ac. Rushcreek
(0.308 ac. r/w)



SCALE : 1" = 250'

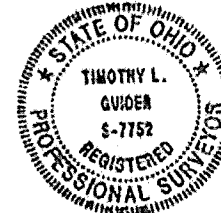
Surveyor's Certification

I hereby certify that this plat is an accurate representation of a field survey made by me and is correct to the best of my knowledge.

Timothy L. Guider

11/3/20

Timothy L. Guider R.S. #7752
Guider Surveying, Inc.
19550 Delaware County Line Road
Marysville, Ohio 43040
(740)-666-8902



Job #20228
INDEXED ON MAP
9488