

4618 IP

REAMES SURVEY
 PART OF OUTLOT No. 5
 GILCHRIST ADDITION
 VILLAGE OF DEGRAFF
 SECTION 7 T. 2 R. 14
 MIAMI TOWNSHIP
 LOGAN COUNTY, OHIO
 NOVEMBER 8, 1969
 SCALE: 1" = 40'

SURVEYED AND PLATTED BY:
 DANIEL E. GILBERT, P.S.
 REG. SUR. No. 5402
 428 N. MADRIVER ST.
 BELLEFONTAIN 3, OHIO 43111



0.6186 Acre Parcel

Situate in Section 7, Town 2, Range 14, Village of DeGraff, Miami Township, Logan County, Ohio, being part of Outlot No. 5 and part of Outlot No. 6 of the Gilcrists Addition to the Village of DeGraff, Plat Cabinet a, Slide 82, also being all of parcel number 26-117-07-03-030-000, as deeded to AFM 723, INC., an Ohio corporation, and recorded in Volume 493, Page 657 of the Official Records of Logan County, and being more particularly described as follows:

Beginning at a set 5/8" capped iron pin in the westerly right-of-way of Cretcher Street (St. Rt. 235), said point being the Southeast corner of a 0.25 acre parcel, as deeded to Steve L. Meade, ETUX, and recorded in Volume 413, Page 220 of the Official Records of Logan County:

Thence, with the westerly right-of-way of Cretcher Street, S 33° 50' 00" W, a distance of 201.55 feet, to a found 5/8" capped iron pin, said point being the Northeast corner of a 0.16 acre parcel, as deeded to Becky S. Berger, and recorded in Volume 447, Page 619 of the Official Records of Logan County;

Thence, leaving the right-of-way of Cretcher Street, with the northerly line of said 0.16 acre parcel, N 25° 52' 04" W, a distance of 149.69 feet, to a found 5/8" capped iron pin, said point being in the easterly line of a 0.71 acre parcel, as deeded to Betty L. Reames, and recorded in Volume 151, Page 908 of the Official Records of Logan County;

Thence, with the easterly line of said 0.71 acre parcel, N 50° 36' 56" E, a distance of 64.68 feet, to a found stone, said point being the Northeast corner of said 0.71 acre parcel;

Thence, with the northerly line of said 0.71 acre parcel, N 32° 02' 39" W, a distance of 45.50 feet, to a found 1/2" square iron bar in concrete, said point being the Southeast corner of a 0.18 acre parcel, as deeded to Nancy E. Hall, ETAL, and recorded in Volume 776, Page 862, Tract II of the Official Records of Logan County;

Thence, with the easterly of said 0.18 acre parcel, and the easterly line of a parcel consisting of parts of Outlots 5 and 6, as deeded to Nancy E. Hall, ETAL, and recorded in Volume 776, Page 862, Tract I of the Official Records of Logan County, N 45° 52' 08" E, a distance of 125.48 feet, to a found 5/8" iron pin, said point being the Southwest corner of the aforementioned 0.25 acre parcel deeded to Steven L. Meade;

Thence, with the southerly line of said 0.25 acre parcel, S 24° 39' 00" E, a distance of 147.72 feet, to the Place of Beginning;

Containing 0.6186 acres (being 0.1965 acres from Parcel 1 and 0.4221 acres from Parcel 2, also being approximately 0.4868 acres from Outlot 5 and approximately 0.1318 acres from Outlot 6) and subject to all legal easements, rights-of-way, and restrictions of record.

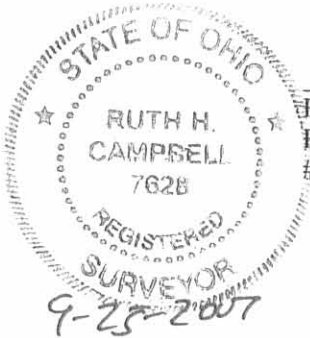
Bearings based on O.R. 74, Page 80, the westerly line of Cretcher Street, bearing S 33° 50' 00" W.

The above description is the result of a field survey prepared by WYCO Consulting, Inc., Ruth H. Campbell, Ohio Registered Surveyor No. 7628 dated September 4, 2007, the survey of which is filed in the Logan County Engineer's Record of Land Surveys.

Prior Deed Ref: O.R. 493, Pg. 657

epl\draw\1340\1340-723\docs\legal-d\1340-723-0.6186 acre parcel.doc

WYCO Consulting, Inc.
10 Stadia Drive
Franklin, OH 45005



Ruth Campbell
Ruth Campbell
Registered Professional Surveyor
#7628 State of Ohio





Bearing Basis Official Record 74, Page 80
Westerly line of Cretcher Street bearing
S 33°50'00" W

DeGraff Ameristop

Part of Outlots No. 5 & No. 6
Gilchrists Addition, Plat Cabinet A, Slide 82
Section 7, Town 2, Range 14, Village of DeGraff
Miami Township, Logan County, Ohio
0.6186 Acres
June 2007

NOTES:

1. Deed Reference: O.R. 493, Page 657
Owner - AFM 723, Inc.
3955 Alexandria Pike
Cold Spring, Kentucky 41076
2. Evidence of occupation is consistent with boundary except as noted hereon.
Encroachments:
- Building and Canopy into Building Setback
- Gravel Area on North lot line
- Gravel area on South lot line
- Zoning Ordinance #450 of the Village of DeGraff permits structures existing prior to Sept. 22, 1981 to remain within the setback, if left unchanged.
3. Property Address
- 319 N. Cretcher (Unit #23)
- DeGraff, Ohio 43318
4. Discrepancies between the deed and the field survey are depicted in the graphic. Found monuments are as shown in the graphic hereon.
5. Sources of data for this survey include O.R. 493, Page 657 and D.B. 341, Page 853. Other sources of data are as noted on the drawing.

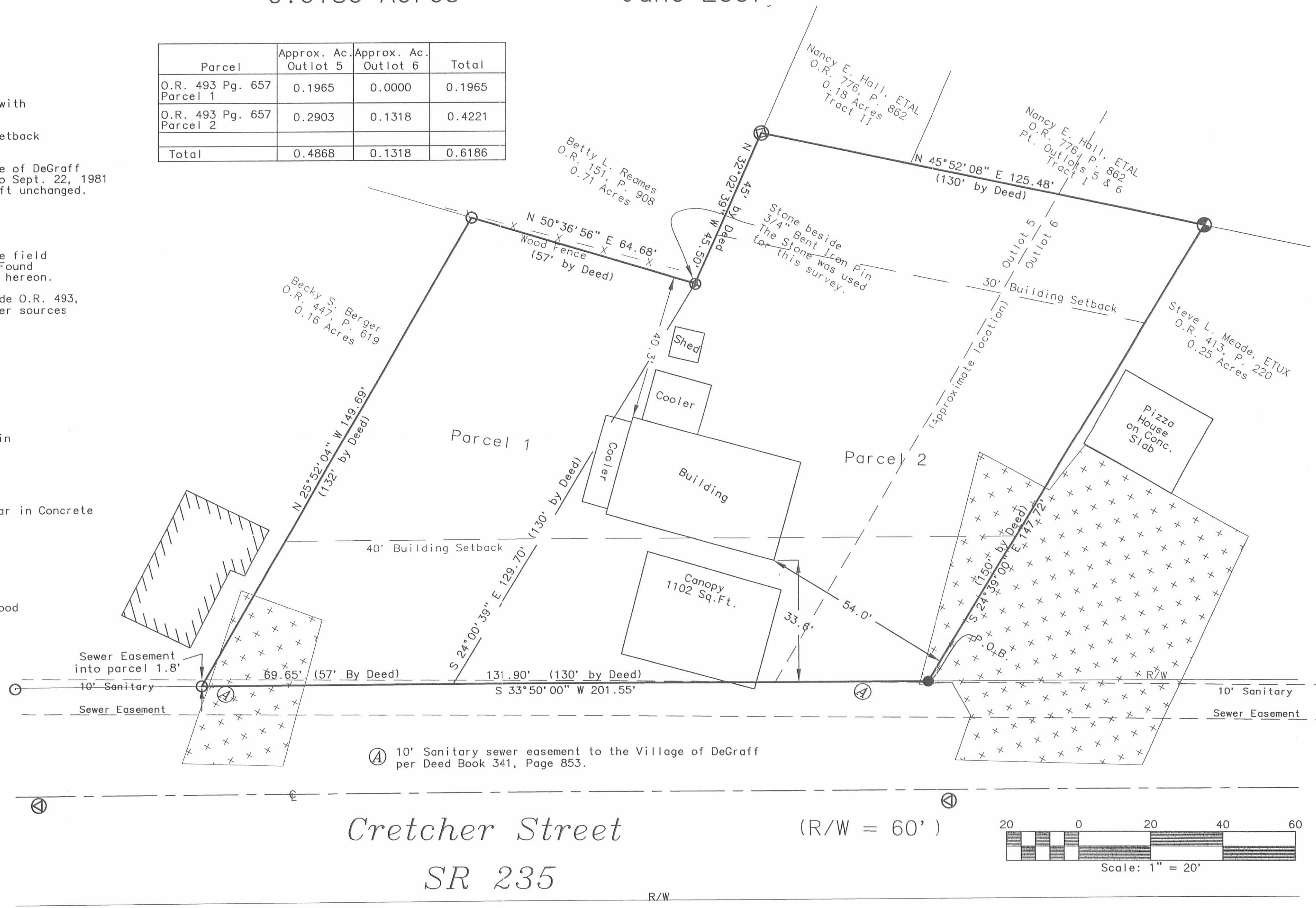
Parcel	Approx. Ac. Outlot 5	Approx. Ac. Outlot 6	Total
O.R. 493 Pg. 657 Parcel 1	0.1965	0.0000	0.1965
O.R. 493 Pg. 657 Parcel 2	0.2903	0.1318	0.4221
Total	0.4868	0.1318	0.6186

Legend

- ⊕ - Found 5/8" Iron Pin
 - ⊙ - Found 5/8" Capped Iron Pin
 - ⊕ - Found 3/4" Iron Pin
 - ⬠ - Found Stone
 - ⊕ - Found PK Nail
 - ⊕ - Found 1/2" Square Iron Bar in Concrete
 - - Set 5/8" Capped Iron Pin
 - X - Fence
 - + + - Gravel
- All monumentation straight and in good condition, except as noted.



Ruth H. Campbell
Ruth H. Campbell
Registered Professional Surveyor
#7628 State of Ohio



SURVEY RECORD

REVISIONS
09/21/07 per Logan County comments

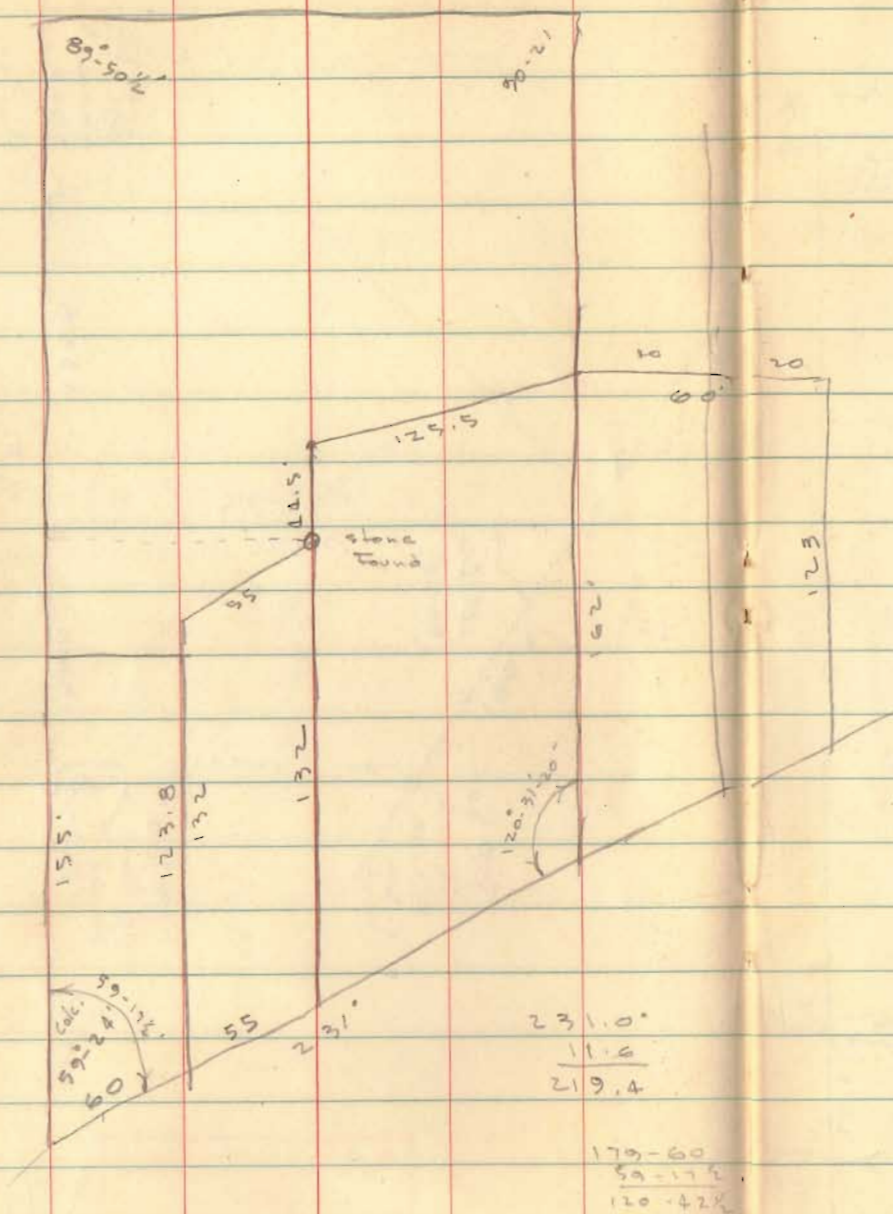
DESIGNED BY: DC	HORIZ. SCALE: 1" = 20'
DATE: 09/04/07	VERT. SCALE: N/A
DWG. NO.: 1340-723	DWG. 1 of 1

WYCO CONSULTING, INC.
10 Stadia Drive
Franklin, Ohio 45005
(937) 743-9926

INDEXED ON MAP
4618 2P

OUT LOT 5

DEGREE

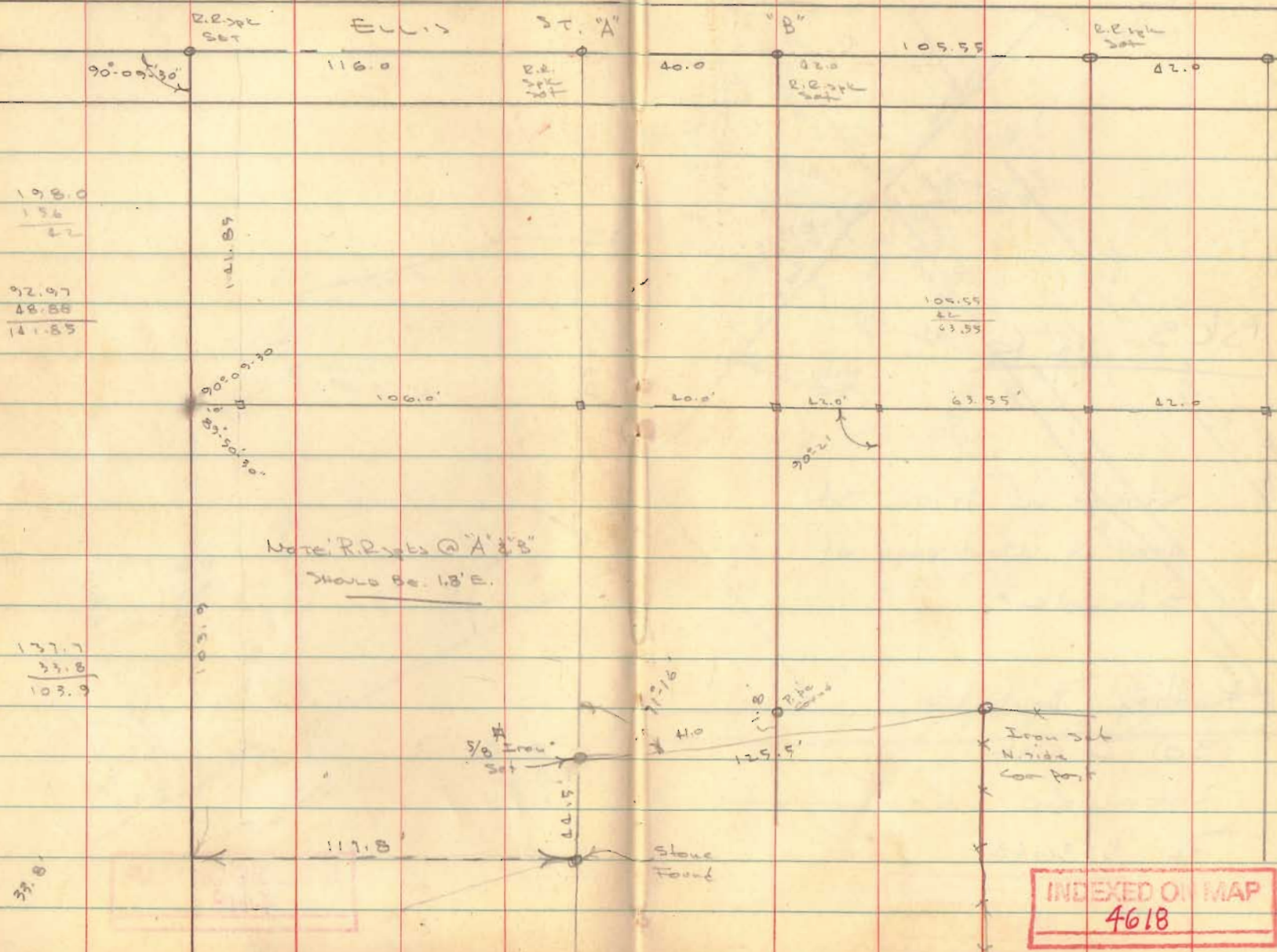


INDEXED ON MAP

4618

OUTLOT 5-6 DEGRAFF

19



INDEXED ON MAP
4618

6-10-15

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

MEADE 0.204 ACRE

Lying in Section 7, Town 2, Range 14, Village of DeGraff, Miami Township, Logan County, Ohio.

Being all of the Lori M. Meade ¼ acre tract out of Outlot No. 6 of Gilchrists Addition (Plat Cabinet A, Slide 82) as deeded and described in Official Record 1043, Page 797 of the Logan County Records of Deeds and being more particularly described as follows:

Commencing on a ½ inch iron pipe found on the intersection of the center-line of Cretcher Street at an angle point (Pt. A, Logan County Field Book 584, Page 75) and the east line of Section 7.

THENCE, with the center-line of Cretcher Street (60 feet wide), S 30°-15'-00"W, a distance of 235.03 feet to a point.

THENCE, N 59°-45'-00"W, a distance of 30.00 feet to a 5/8 inch iron rod set on the north right-of-way of Cretcher Street at the TRUE POINT OF BEGINNING.

THENCE, with the east line of the RI CS4, LLC 0.6186 acre tract (O.R. 908, Pg. 143), N 28°-18'-56"W, a distance of 151.75 feet to a 5/8 inch iron rod found, passing a 5/8 inch iron rod found at 4.02 feet.

THENCE, with the south lines of the Nancy E. Hall, Sheryl E. Regula and Rhonda K. Goings 105' x 167' tract and 1/7 acre tract (O.R. 776, Pg. 862, Tract I and Tract III), N 57°-15'-12"E, a distance of 66.52 feet to a 8 inch wood post found in concrete.

THENCE, with the west line of the Laura Lee Linet 0.168 acre tract (O.R. 74, Pg. 80), S 28°-25'-35"E, a distance of 116.21 feet to a 1-1/2 inch iron pipe found on the north right-of-way of Cretcher Street.

THENCE, with the north right-of-way of Cretcher Street, S 30°-15'-00"W, a distance of 78.00 feet to the point of beginning.

Containing 0.204 acre.

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

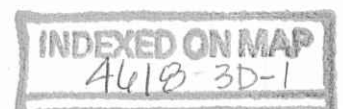
The basis for bearings is the center-line of Cretcher Street, being S 30°-15'-00"W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on June 1, 2015.

Description prepared by:

William K. Bruce
Professional Surveyor 7437
June 1, 2015



59100415



6-10-15

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

MEADE VS. RI CS4, LLC 0.133 ACRE

Lying in Section 7, Town 2, Range 14, Village of DeGraff, Miami Township, Logan County, Ohio.

Being a deed overlap between the Lori M. Meade ¼ acre tract out of Outlot No. 6 of Gilchrists Addition (Plat Cabinet A, Slide 82) as deeded and described in Official Record 1043, Page 797 and the RI CS4, LLC 0.6186 acre tract as deeded and described in Official Record 908, Page 143) of the Logan County Records of Deeds and being more particularly described as follows:

Commencing on a ½ inch iron pipe found on the intersection of the center-line of Cretcher Street at an angle point (Pt. A, Logan County Field Book 584, Page 75) and the east line of Section 7.

THENCE, with the center-line of Cretcher Street (60 feet wide), S 30°-15'-00"W, a distance of 235.03 feet to a point.

THENCE, N 59°-45'-00"W, a distance of 30.00 feet to a 5/8 inch iron rod set on the north right-of-way Cretcher Street at the TRUE POINT OF BEGINNING.

THENCE, with the north right-of-way of Cretcher Street, S 30°-15'-00"W, a distance of 42.34 feet to a point on the southwest corner of Outlot No. 6.

THENCE, with the west line of Outlot No. 6 and the west deed description line of the said ¼ acre tract, N 28°-58'-25"W, a distance of 160.43 feet to a point.

THENCE, with the south line of the Nancy E. Hall, Sheryl E. Regula and Rhonda K. Goings 105' x 167' tract (O.R. 776, Pg. 862, Tract I), N 42°-13'-32"E, a distance of 40.27 feet to a 5/8 inch iron rod found.

THENCE, with the west deed line of the aforesaid 0.6186 acre tract, S 28°-18'-56"E, a distance of 151.75 feet to the point of beginning, passing a 5/8 inch iron rod found at 147.73 feet.

Containing 0.133 acre.

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

The basis for bearings is the center-line of Cretcher Street, being S 30°-15'-00"W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on June 1, 2015.

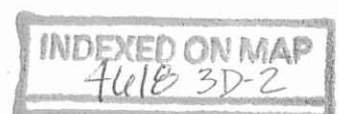
Description prepared by:

William K. Bruce
Professional Surveyor 7437
June 1, 2015



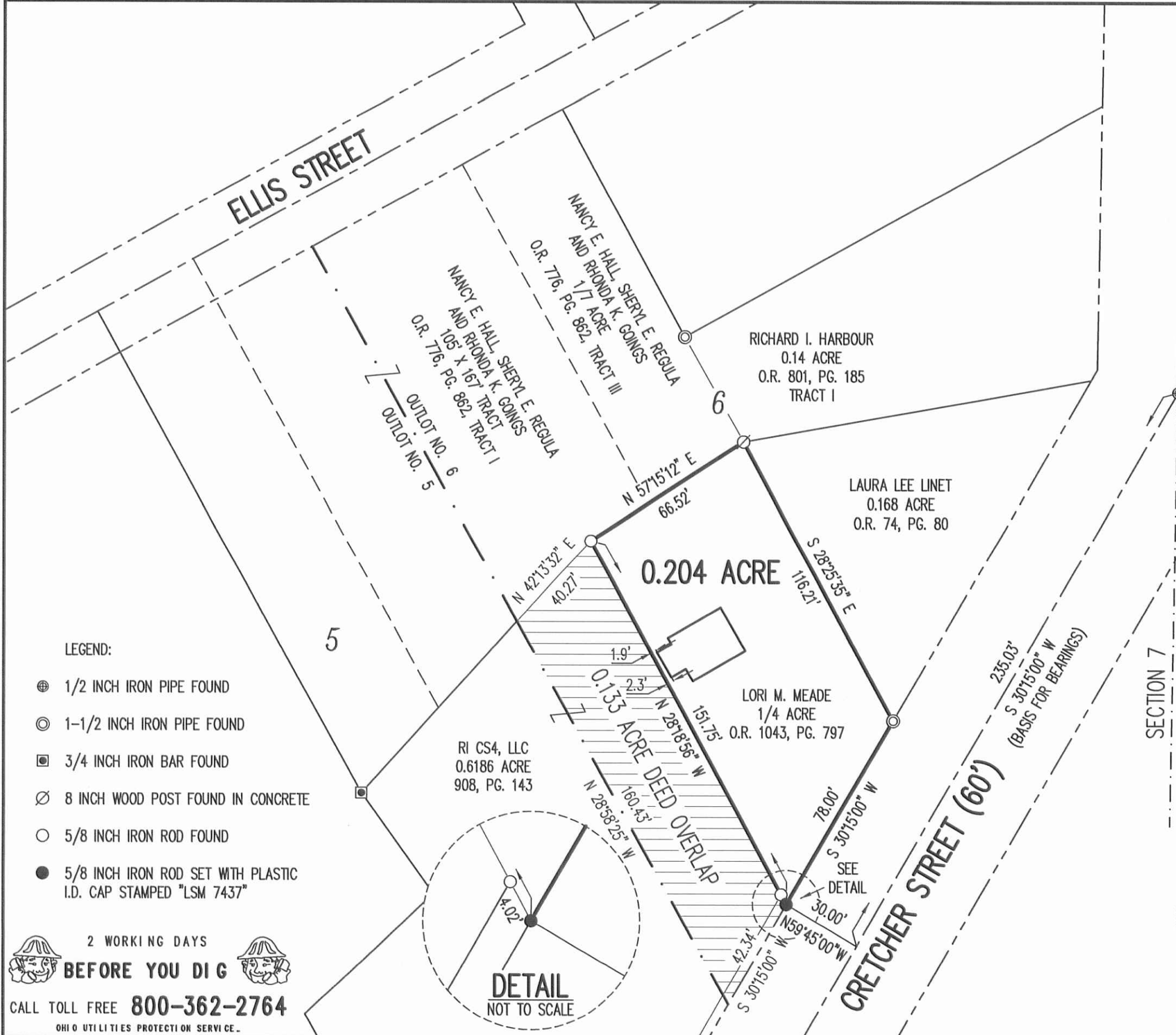
ORIGINAL STAMP IN GREEN

59100415



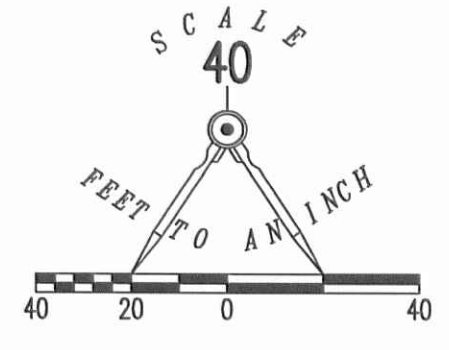
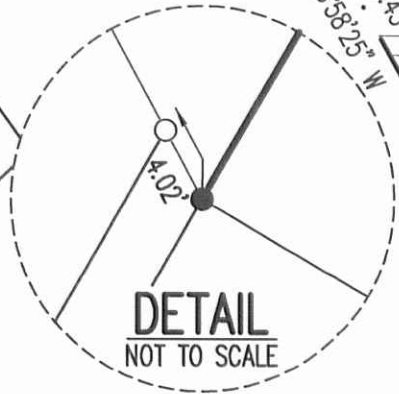
6-10-15

APPROVED



- LEGEND:
- ⊕ 1/2 INCH IRON PIPE FOUND
 - ⊙ 1-1/2 INCH IRON PIPE FOUND
 - ⊠ 3/4 INCH IRON BAR FOUND
 - ⊗ 8 INCH WOOD POST FOUND IN CONCRETE
 - 5/8 INCH IRON ROD FOUND
 - 5/8 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "LSM 7437"

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



PT. A
 (LOGAN COUNTY ENGINEER'S
 FIELD BOOK 584, PAGE 75)

**SURVEY OF THE
 LORI M. MEADE
 1/4 ACRE TRACT
 OFFICIAL RECORD 1043, PAGE 797
 PART OF OUTLOT NO. 6
 GILCHRISTS ADDITION
 PLAT CABINET A, SLIDE 82
 SECTION 7, TOWN 2, RANGE 14
 VILLAGE OF DEGRAFF
 MIAMI TOWNSHIP
 LOGAN COUNTY, OHIO**

SURVEYED BY:
William K. Bruce
 WILLIAM K. BRUCE
 PROFESSIONAL SURVEYOR 7437
 JUNE 1, 2015



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 KSS D0415 59100415 L-5910-3

INDEXED ON MAP
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