

# Lee Surveying and Mapping Co.



Farm Surveys • Lot Surveys • Topography • Subdivisions • Construction Layout

865 EAST SANDUSKY AVENUE  
BELLEFONTAINE, OHIO 43311

(614) 591-5780

CLAYTON M. LEE, P.S.  
JEFFREY I. LEE, P.S.

## RODNEY SMITH ESTATE

Lying in Section 1, T-2, R-13, Village of DeGraff, Pleasant and Miami Townships, Logan County, Ohio.

Being the remaining land lying in the name of Rodney Smith as deeded and recorded in Volume 321, Page 625 of the Logan County Records of Deeds and more particularly described as follows:

Beginning at a bolt set at the south corner of said Smith estate on the center-line of Cretcher Street (State Route 235) at the intersection of the west line of the abandoned L. & S. Railroad.

THENCE, with the center-line of State Route 235, N 3°-00' E, a distance of 957.07 feet to a bolt set at the southwest corner of Fansler's 0.85 acre tract (Volume 307, Page 831).

THENCE, with the south line of said 0.85 acre tract, S 87°-00' E, a distance of 165.00 feet to an iron rod set at its southeast corner.

THENCE, with the east line of said 0.85 acres, N 3°-00' E, a distance of 96.78 feet to an iron rod set on a southwest corner of H.M. Schmidt's 2.97 acre tract (Volume 388, Page 477).

THENCE, with the south line of said 2.97 acres, S 86°-29'-50" E, a distance of 422.46 feet to an iron rod set on the aforementioned west line of the L. & S. Railroad. (20 feet at right angles to the center-line of said railroad).

THENCE, with the said west line of the railroad, S 32°-13'-20" W, a distance of 1203.27 feet to the point of beginning, passing the broken base of a concrete post at 1148.4 feet. Containing 6.746 acres, of which 6.496 acres are in Pleasant Township and 0.250 acre is in Miami Township.

Prepared by:

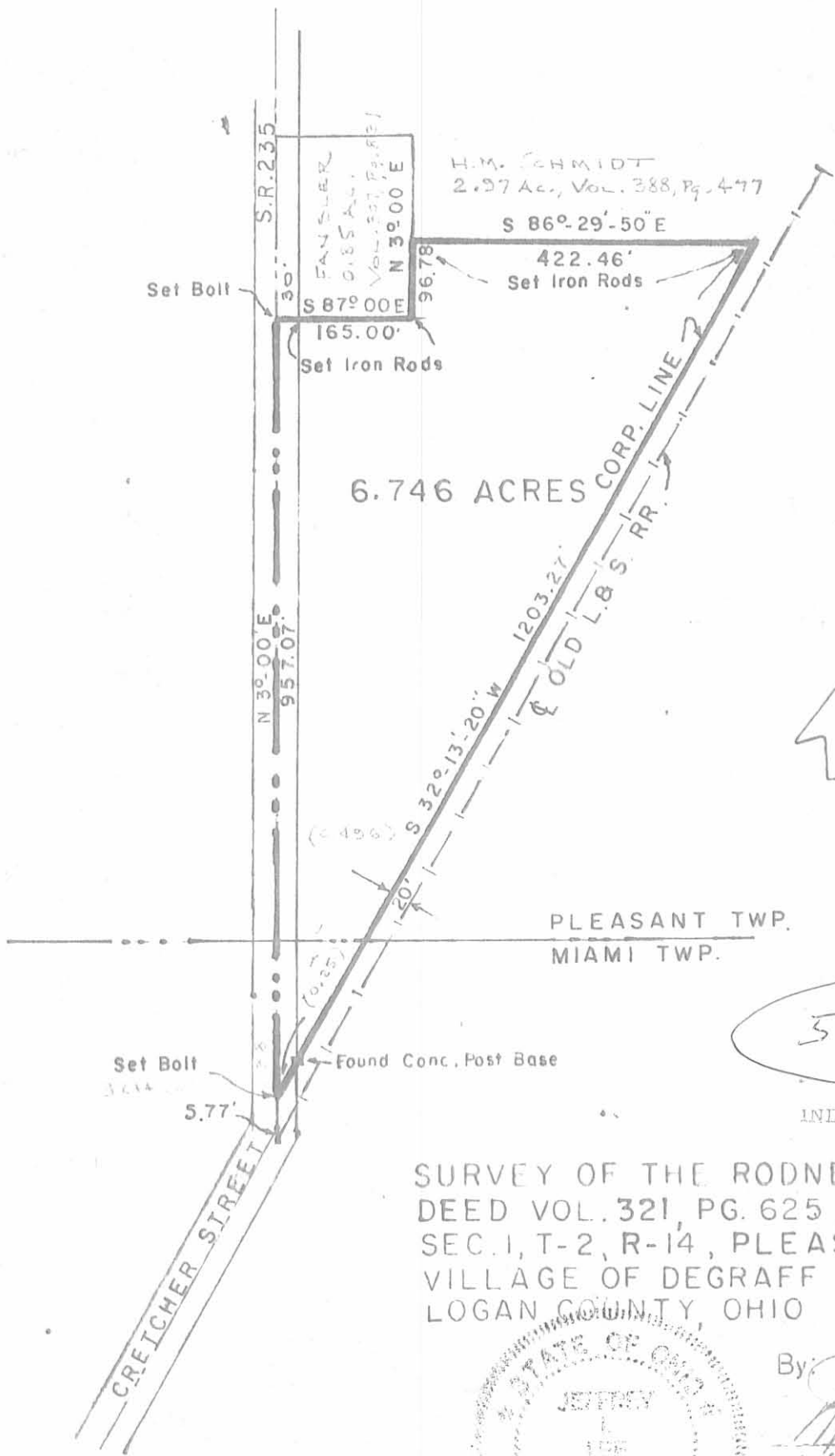
*Clayton M. Lee*

Clayton M. Lee

Reg. Surveyor No. 6181

4-21-81





SCALE ~ 1" = 200'

SURVEY OF THE RODNEY SMITH ESTATE  
 DEED VOL. 321, PG. 625  
 SEC. 1, T-2, R-14, PLEASANT & MIAMI TWP.  
 VILLAGE OF DEGRAFF  
 LOGAN COUNTY, OHIO



By: *Jeffrey I. Lee*

Jeffrey I. Lee  
 Reg. Surveyor 6359  
 April 8, 1981

Smith Survey Description  
March, 1973

Being situated in the Village of DeGraff, Pleasant Township,  
Logan County, Ohio; and being a part of Section 1, Town 2, Range 14.

Beginning at a iron in the south line of Lot 265 that bears  
N 86° - 44'W 64.0 feet from the southeast corner of said Lot 265.

Thence parallel to Cretcher Street (also State Route 235)  
S 2° - 30'W 362.5 feet to a iron.

Thence N 85° - 47'W 166.1 feet to a point in the center of  
Cretcher Street, passing thru a iron at 136.1 feet.

Thence with the center of Cretcher Street S 2° - 30'W 30.0 feet.

Thence S 85° - 47'E 166.1 feet to a iron, passing thru a iron at  
30.0 feet.

Thence S 2° - 30'W 130.0 feet to a iron.

Thence S 87° - 16'E 421.5 feet to a post in the east corporation  
line of DeGraff.

Thence with said east Corporation line N 31° - 35'E 589.0 feet  
to a concrete post.

Thence N 86° - 44'W 707.8 feet to the place of beginning.

Containing 6.85 acres more or less. Being surveyed from a 13.60  
acre tract.

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Owen K. Shirk  
Surveyor 4271



SMITH SURVEY - VILLAGE OF DEGRAFF  
 PLEASANT TWP., LOGAN COUNTY, OHIO  
 SEC. 1, T-2, R-14, 1" = 100'



5400 2P

INDEXED ON MAP

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855 EAST SANDUSKY AVENUE  
BELLEFONTAINE, OHIO 43311

(513) 593-5780

CLAYTON M. LEE, P.S.  
JEFFREY I. LEE, P.S.

## HELMANDOLLAR TO HARBOUR

Lying in the Village of DeGraff, Section 1, T-2,R-14, Pleasant Township, Logan County, Ohio and being the north part of that 6.85 acres deeded and described in Volume 369, Page 232 of the Logan County Records of Deeds and more particularly described as follows:

Beginning at the northwest corner of said 6.85 acres at a point lying in the south line of Lot No. 265 a distance of 64.0 feet westerly from said lot's southeast corner.

THENCE, with the north line of said 6.85 acres, S 86°-44' E, a distance of 707.80 feet to a concrete post at the northwest corner lying on the east corporation line of said Village of DeGraff.

THENCE, with the corporation line, S 31°-35' W, a distance of 294.50 feet to an iron rod.

THENCE, N 87°-01' W, a distance of 429.23 feet to an iron rod set for the northeast corner of a 30 foot wide strip of land for access purposes for this tract.

THENCE, with the east line of said 30 foot strip, S 34°-13' W, a distance of 117.65 feet to an iron rod set for the southeast corner of said strip on a line projected easterly from the north line of the grantors 30 foot wide strip leading to State Route 235 (Cretcher Street).

THENCE, on a line projected from the north line of said grantors 30 foot strip, N 85°-47' W, a distance of 34.64 feet to an iron rod set 42.0 feet easterly from the northeast corner of said grantor's strip.

THENCE, parallel to the east line of this access strip, N 34°-13' E, a distance of 116.91 feet to an iron rod set for the northwest corner of this access strip.

THENCE, N 87°-01' W, a distance of 100.46 feet to an iron rod set in the west line of the 6.85 acres.

THENCE, with said west line, N 2°-30' E, a distance of 262.03 feet to the point of beginning. Containing 3.88 acres.

Also an easement for access over, through and across a strip of land 30 feet in width running from the south line of the above described 30 foot wide strip to and through the grantors existing 30 foot wide strip to State Route No. 235.

Last preceding deed reference: Volume 369, Page 232.

Surveyed by:

*Clayton M. Lee*

Clayton M. Lee  
Reg. Surveyor No. 6181  
6/26/78



Conc. Post

S 31°-35' W  
294.50'



SCALE ~ 1" = 100'

Iron Rod

DEGRAFF EAST CORP. LINE  
294.50'

Post

S 86°-44' E  
707.80'

3.88 ACRES

N 87°-01' W  
429.23'

CHARLES & RITA HELMANDOLLAR  
2.97 AC. REMAINING

LOT NO. 336

LOT NO. 265

Man-hole  
San. Sewer

Iron Rods

S 34°-13' W  
117.65'  
116.91'

1. Rod

N 87°-01' W  
100.46'

1. Rod

N 2°-30' E

Wd. Post

262.03'

Iron Rod

1. R.

Post

Post



Surveyed by:

*Clayton M. Lee*

Clayton M. Lee  
Reg. Surveyor 6181  
6-26-78

NEWMAN

FANSLER

5400 3P

STATE ROUTE 235 36 (CRETCHER ST.)

INDEXED ON MAP

SURVEY OF 3.88 ACRES OUT OF THE HELMANDOLLAR  
6.85 ACRES (Vol. 369, Pg. 232) IN THE VILLAGE OF DEGRAFF,  
SEC. 1, T-2, R-14, PLEASANT TWP, LOGAN CO., OHIO

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855 EAST SANDUSKY AVENUE  
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CLAYTON M. LEE, P.S.  
JEFFREY I. LEE, P.S.

## HOWARD SCHMIDT SURVEY

### TRACT I

Lying in the Village of DeGraff, Section 1, T-2, R-14, Pleasant Township, Logan County, Ohio.

Being off the north side of that 2.97 acre tract in the name of Schmidt as deeded and described in Volume 388, Page 477 of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a 5/8" iron rod found marking the northeast corner of said 2.97 acre tract, the same being the southeast corner of the Harbour 3.88 acre tract (Volume 377, Page 721).

THENCE, with the east line of grantor's said 2.97 acre tract, S 31°-35' W, 114.58 feet to a 5/8" iron rod (Set).

THENCE, parallel to grantor's north line, N 87°-01' W, a distance of 435.39 feet to a 5/8" iron rod found at the southeast corner of a 30 foot wide lane to the said Harbour 3.88 acres.

THENCE, with the east line of said lane, N 34°-13' E, 117.65 feet to a 5/8" iron rod found at the northeast corner of said lane.

THENCE, with the grantor's north line, S 87°-01' E, 429.23 feet to the point of beginning.

Containing 0.998 acre.

ALSO the following:

### TRACT II.

Being out of the same 2.97 acres as the above described grantor's land (Volume 388, Page 477) and lying west of the above described 30 foot wide lane and being more particularly as follows:

Beginning at a 5/8" iron rod found marking the northwest corner of the said 2.97 acres and also being the southwest corner of the Harbour 3.88 acres (Volume 377, Page 721).

THENCE, with the south line of said 3.88 acre tract, S 87°-01' E, 100.46 feet to a 5/8" iron rod found at the northwest corner of said 30 foot wide lane.

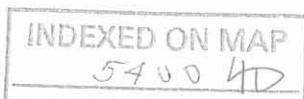
THENCE, with the west line of said lane, S 34°-13' W, 116.91 feet to a 5/8" iron rod found at the southwest corner of said lane.

THENCE, N 87°-45' W, 39.00 feet to a 5/8" iron rod on grantor's west line.

THENCE, with grantor's said west line, N 2°-30' E, 100.47 feet to the point of beginning.

Containing 0.160 acre.

Basis for bearings= East property line and corporation line.  
This description prepared from an actual field survey.

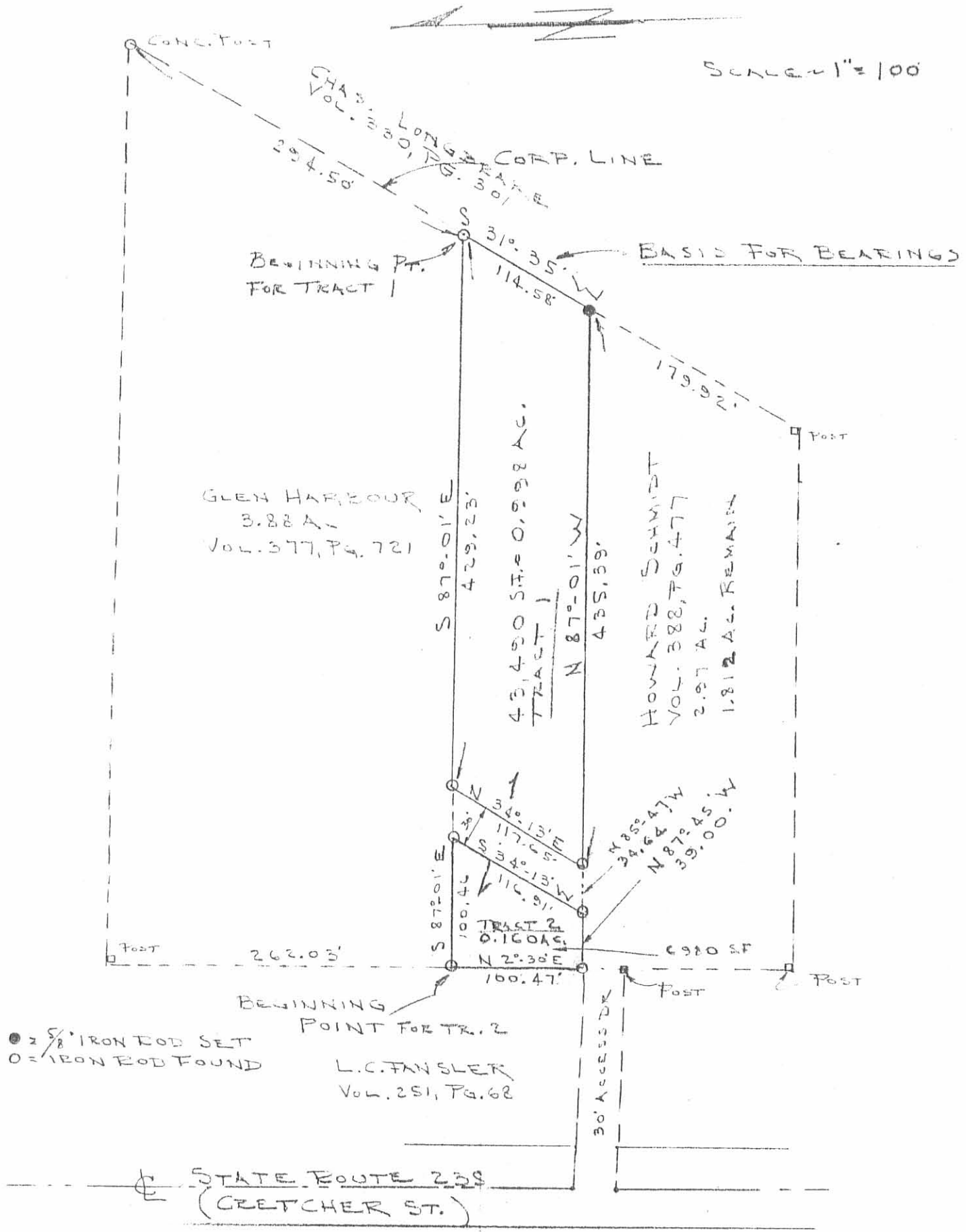


Prepared by:

*Clayton M. Lee*  
Clayton M. Lee  
Registered Professional Surveyor No. 6181  
December 8, 1986



ORIGINAL STAMP IN GREEN



● = 5/8" IRON ROD SET  
○ = IRON ROD FOUND

SURVEY OF 2 PARCELS OUT OF THE  
2.27 A-EE TRACT (VOL. 388 PG. 477)  
VILLAGE OF DEGRUFF  
SEC. 1, T-2, R-14, PLEASANT TWP.,  
LOGAN COUNTY, OHIO

By: Jeffrey I. Lee  
Jeffrey I. Lee  
Reg. Surveyor 6359



INDEXED ON MAP  
5400 4P

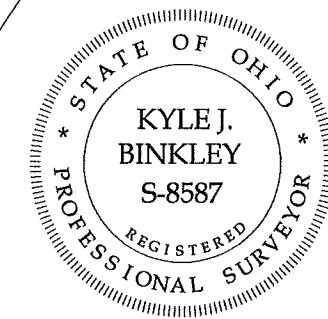
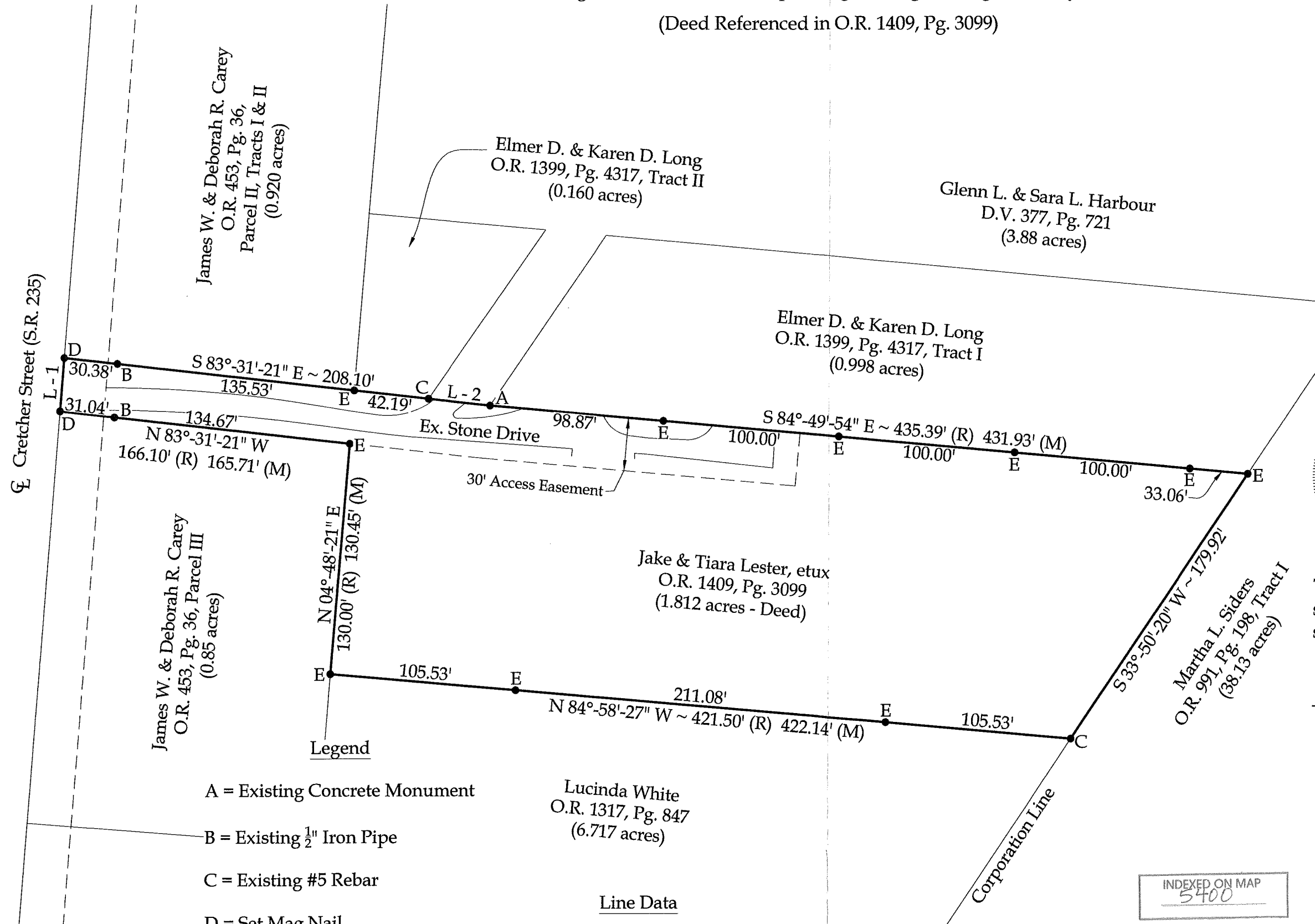
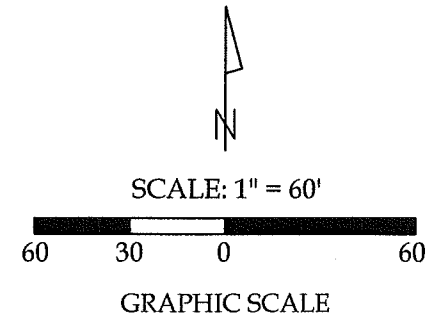


12-5-2022

APPROVED

Survey of Parcel #35-102-19-03-019-000 and being a part of Section 1, Town 2, Range 14, Pleasant Township, Village of Degraff, Logan County, Ohio.

(Deed Referenced in O.R. 1409, Pg. 3099)



This plat represents an actual boundary survey completed under my direct supervision on September 09, 2022.

*Kyle J. Binkley*  
Kyle J. Binkley, P.S. #8587

- A = Existing Concrete Monument
- B = Existing 1/2" Iron Pipe
- C = Existing #5 Rebar
- D = Set Mag Nail
- E = Set #5 Rebar

Lucinda White  
O.R. 1317, Pg. 847  
(6.717 acres)

Line Data

- L - 1 = N 04°-32'-11" E ~ 30.00' (R) 30.14' (M)
- L - 2 = S 83°-40'-59" E ~ 34.64' (R) 35.31' (M)

INDEXED ON MAP  
5400

**BASIS OF BEARINGS:** The system of bearings for this plat and legal description is based on the Ohio State Plane - North Coordinate System NAD 83 (2011).

**Binkley**  
LAND SURVEYING, LLC

121 W. Auglaize Street  
Wapakoneta, Ohio 45895  
(419) 236-3768

CLIENT: Tiara Lester			
SURVEYED BY: T.J.S./T.E.W.	DATE: 09-09-2022	DRAWN BY: K.J.B.	CHECKED BY: K.J.B.
SCALE: 1" = 60'	PAGE 1	OF 1	PAGES 1