

SURVEY FOR CHARLOTTE GRUBBS
0.633 Acres
July 9, 1987

The following described tract of land is situated in the State of Ohio, County of Logan, Township of Perry, Village of East Liberty, V.M.S. 4689, being part of Lloyd H. Grubbs, Jr. and Charlotte Grubbs' original 4.78 acre tract described in deed volume 288, page 27, said tract being more particularly described as follows:

Beginning, for reference, at a railroad spike found at the intersection of the centerline of Hamilton Street with the centerline of Foundry Street;

thence North $51^{\circ}59'18''$ East (assumed bearing) 221.88 feet, following the centerline of Foundry Street, to a railroad spike set at the southwest corner of said 4.78 acre tract and marking the place of beginning;

thence North $37^{\circ}38'58''$ West 298.66 feet, following the northeasterly line of a 15.00 foot alley at the rear of Lot 89 and Lots 87 through 85 in said Village, passing through a $5/8''$ iron pin set for reference, to a $5/8''$ iron pin found at a southwest corner of Don L. and Linda L. Stevenson's original 3.042 acre tract (previously cut out of said original 4.78 acre tract) described in O.R. 37, page 276;

thence North $51^{\circ}59'18''$ East 87.18 feet, following a southerly line of said original 3.042 acre tract, to a $5/8''$ iron pin found;

thence South $39^{\circ}38'00''$ East 298.78 feet, following a southwesterly line of said 3.042 acre tract and a southwesterly line of Charles W. Nickerson et ux's 0.31 acre tract described in deed volume 385, page 743, passing a $5/8''$ iron pin found at the northwest corner of said 0.31 acre tract at 112.28 feet and passing a $5/8''$ iron pin set for reference at 268.78 feet, to a railroad spike set in the centerline of Foundry Street;

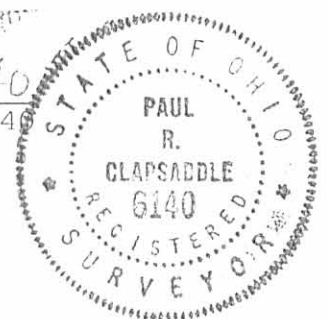
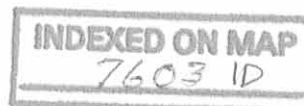
thence South $51^{\circ}59'18''$ West 97.53 feet, following the centerline of said Street, to the place of beginning, containing 0.633 acres, more or less, and subject to all valid easements and restrictions of record.

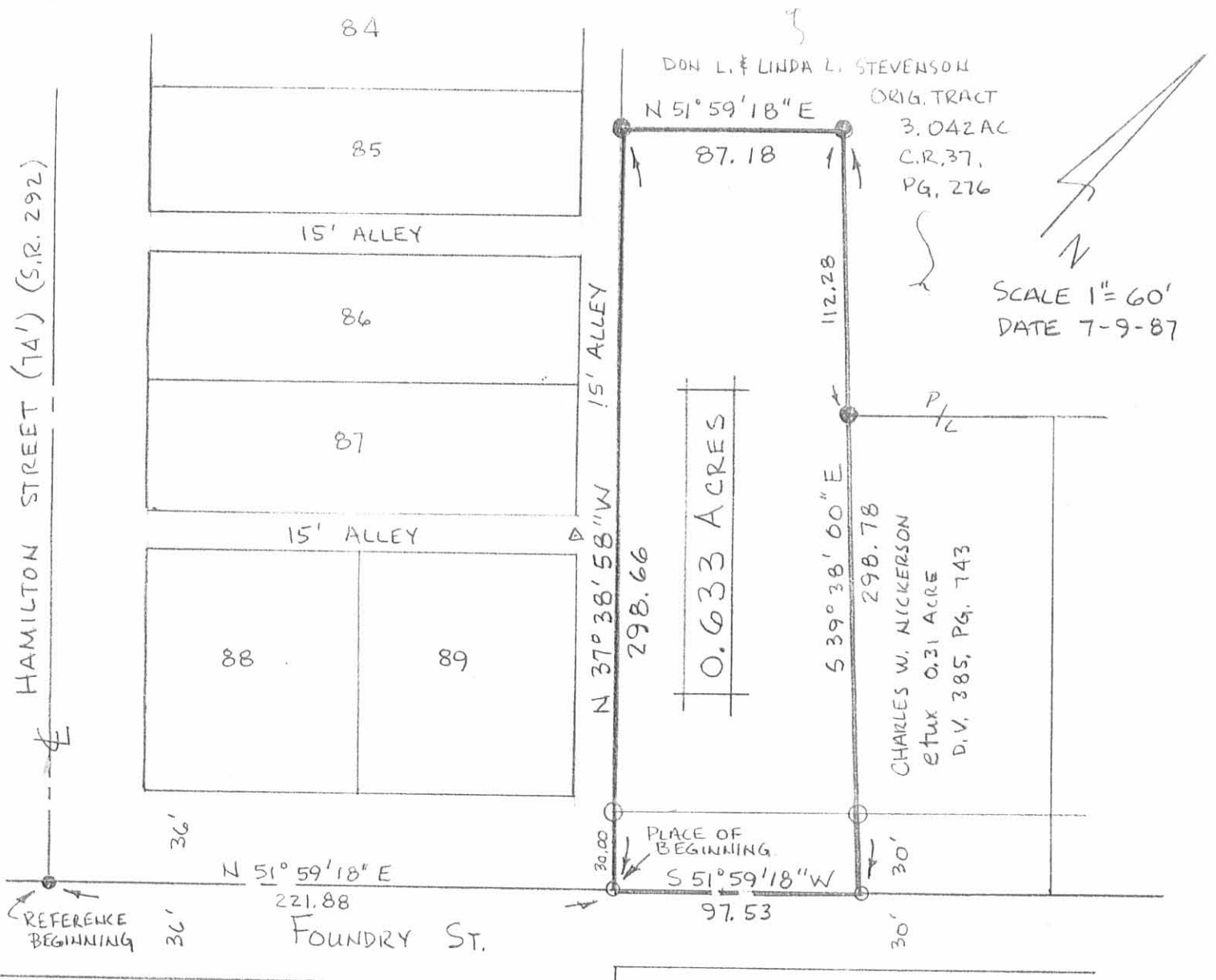
The above description was prepared from a field survey completed in July of 1987 by Paul R. Clapsaddle, Registered Surveyor #6140. Bearings are based on an assumed bearing for the centerline of Foundry Street.

ATTEST:

Paul R. Clapsaddle R.S. #6140

Paul R. Clapsaddle, Registered Surveyor #6140
19019 W. Darby Rd.
Marysville, Ohio 43040
(513) 747-2599





- △ STONE FOUND
 - RAILROAD SPIKE FOUND
 - IRON PIN FOUND 5/8" REROD
 - IRON PIN SET 5/8" x 30" REROD
 - RAILROAD SPIKE SET
- REFERENCE DEEDS ARE SHOWN
 ON PLAT
 BEARINGS ARE BASED ON AN
 ASSUMED BEARING FOR THE
 ⚡ OF FOUNDRY STREET.

SURVEY FOR CHARLOTTE GRUBBS
 STATE OF OHIO, COUNTY OF LOGAN
 TOWNSHIP OF PERRY, VILLAGE OF EAST
 LIBERTY, VMS 4689
 BEING PART OF LLOYD H. GRUBBS, JR.,
 AND CHARLOTTE GRUBBS ORIGINAL
 4.78 ACRE TRACT DESCRIBED IN DEED
 VOLUME 288, PAGE 27.
 I HEREBY CERTIFY THAT THE HEREON
 PLATTED PROPERTY WAS MEASURED
 TO ACCEPTABLE SURVEY STANDARDS.

Paul R. Clapsaddle
 PAUL R. CLAPSADDLE RS#6140
 19019 W. DARBY RD.
 MARYSVILLE, OHIO 43040
 (513) 747-2599



INDEXED ON MAP
 7603 1P

SURVEY FOR DON STEVENSON
0.327 Acre
April 18, 1987

The following described tract of land is situated in the State of Ohio, County of Logan, Township of Perry, Village of East Liberty, V.M.S. 4689, being part of Don L. and Linda L. Stevenson's 3.042 acre tract described in County Record 37, page 276, said tract being more particularly described as follows:

Beginning, for reference, at a railroad spike found at the intersection of the centerline of Hamilton Street with the centerline of Foundry Street;

thence North $51^{\circ}59'18''$ East 564.41 feet, following the centerline of Foundry Street, to a point being the southeast corner of Robert W. Erwin's etux 0.36 acre tract described in deed volume 348, page 201, also being the southwest corner of Christie B. Reames and Barbara J. Reames' 2.40 acre tract described in deed volume 405, page 501;

thence North $38^{\circ}12'22''$ West 182.00 feet, following the line common to said 0.36 acre tract and said 2.40 acre tract, to an iron pin set at the southeast corner of said 3.042 acre tract;

thence South $53^{\circ}00'15''$ West 124.85 feet, following the northerly line of said 0.36 acre tract and the northerly line of Robert W. Erwin's etux 0.37 acre tract described in deed volume 348, page 201, passing through an iron pin set at the northeast corner of said 0.37 acre tract at 87.35 feet, to an iron pin set and marking the place of beginning;

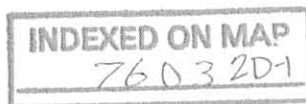
thence South $53^{\circ}00'15''$ West 124.85 feet, following the northerly line of said 0.37 acre tract and northerly line of Charles W. Nickelson's etux 0.31 acre tract described in deed volume 385, page 743, passing through an iron pin set at the northeast corner of said 0.31 acre tract at 49.85 feet, to an iron pin set in the easterly line of Lloyd H. Grubbs, Jr. and Charlotte Grubbs' original 4.78 acre tract described in deed volume 288, page 27;

thence North $39^{\circ}38'00''$ West 112.28 feet, following a segment of the southerly line of said 3.042 acre tract, to an iron pin set;

thence North $51^{\circ}59'18''$ East 126.22 feet to an iron pin set;

thence South $38^{\circ}54'25''$ East 114.46 feet to the place of beginning, containing 0.327 acre, more or less, and subject to all valid easements and restrictions of record.

cont.



SURVEY FOR DON STEVENSON
0.327 Acre
April 18, 1987
Revised August 14, 1987

The above description was prepared from a field survey completed in April of 1987 by Paul R. Clapsaddle, R.S. # 6140. Bearings are based on an assumed bearing for the centerline of Foundry Street being North $51^{\circ}59'18''$ East. Iron pins set are 5/8" by 30" reinforcing rod with I.D. cap.

ATTEST: Paul R. Clapsaddle R.S.#6140
Paul R. Clapsaddle, Registered Surveyor #6140
19019 W. Darby Rd.
Marysville, Ohio 43040
(513) 747-2599



INDEXED ON MAP
7603 2D2

Revised August 14, 1987

SURVEY FOR DON STEVENSON
0.333 Acre
April 18, 1987

The following described tract of land is situated in the State of Ohio, County of Logan, Township of Perry, Village of East Liberty, V.M.S. 4689, being part of Don L. and Linda L. Stevenson's 3.042 acre tract described in County Record 37, page 276, said tract being more particularly described as follows:

Beginning, for reference, at a railroad spike found at the intersection of the centerline of Hamilton Street with the centerline of Foundry Street;

thence North $51^{\circ}59'18''$ East 564.41 feet, following the centerline of Foundry Street, to a point being the southeast corner of Robert W. Erwin's et ux 0.36 acre tract described in deed volume 348, page 201, also being the southwest corner of Christie B. Reames and Barbara J. Reames' 2.40 acre tract described in deed volume 405, page 501;

thence North $38^{\circ}12'22''$ West 182.00 feet, following the line common to said 0.36 acre tract and said 2.40 acre tract, to an iron pin set at the southeast corner of said 3.042 acre tract and marking the place of beginning;

thence South $53^{\circ}00'15''$ West 124.85 feet, following the northerly line of said 0.36 acre tract and the northerly line of Robert W. Erwin's et ux 0.37 acre tract described in deed volume 348, page 201, passing through an iron pin set at the northeast corner of said 0.37 acre tract at 87.35 feet, to an iron pin set;

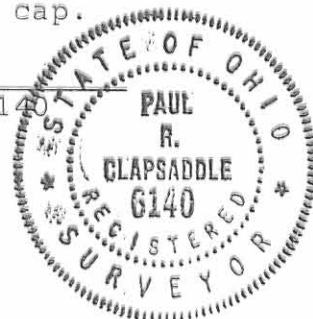
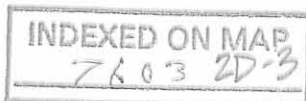
thence North $38^{\circ}54'25''$ West 114.46 feet to an iron pin set;

thence North $51^{\circ}59'18''$ East 126.22 feet to an iron pin set in the westerly line of said 2.40 acre tract;

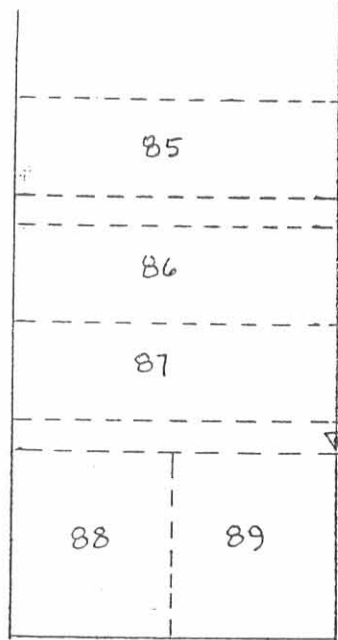
thence South $38^{\circ}12'22''$ East 116.66 feet, following a line common to said 3.042 acre tract and said 2.40 acre tract, to the place of beginning, containing 0.333 acre, more or less, and subject to all valid easements and restrictions of record.

The above description was prepared from a field survey completed in April 18, 1987 by Paul R. Clapsaddle, R.S. #6140. Bearings are based on an assumed bearing for the centerline of Foundry Street of North $51^{\circ}59'18''$ East. Iron pins set are 5/8" by 30" reinforcing rod with I.D. cap.

ATTEST: Paul R. Clapsaddle R.S. #6140
Paul R. Clapsaddle, Registered Surveyor #6140

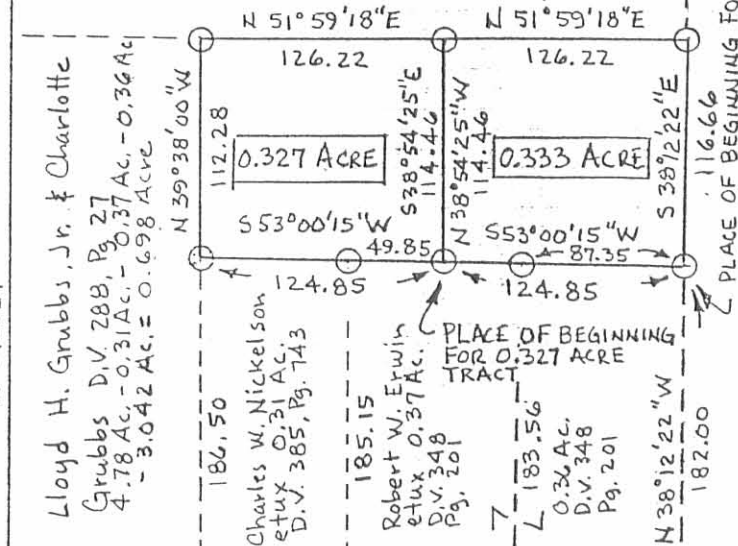


HAMILTON STREET (74') (S.R. 292)

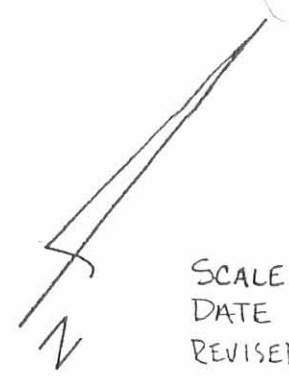


Lloyd H. Grubbs, Jr. & Charlotte
Grubbs D.V. 288, Pg. 27
4.78 Ac. - 0.31 Ac. = 0.37 Ac. - 0.36 Ac.
= 3.042 Ac. = 0.698 Acre

DON L. & LINDA L. STEVENSON
3.042 Ac. - 0.327 Ac. - 0.333 Ac. =
2.382 Ac. Remaining
C.R. 37, PG. 276



Christle B. Reames & Barbara J. Reames
2.40 Acre D.V. 405, Pg. 501



SCALE 1"=100'
DATE APRIL 18, 1987
REVISED AUG 14, 1987

SURVEY FOR DON STEVENSON

STATE OF OHIO
COUNTY OF LOGAN
TOWNSHIP OF PERRY
VILLAGE OF EAST LIBERTY
VMS 4689

BEING PART OF DON L. &
LINDA L. STEVENSON'S
3.042 ACRE TRACT DES-
CRIBED IN C.R. 37, PG.
276.

REFERENCE BEGINNING

FOUNDRY STREET

C.R. 15A

INDEXED ON MAP
7603
2P

REFERENCE DEEDS ARE SHOWN ON PLAT
BEARINGS ARE BASED ON AN ASSUMED
BEARING FOR THE ϕ OF FOUNDRY STREET
OF N 51° 59' 18" E.

- ▷ STONE FOUND
- IRON PIN FOUND
- ⊙ RAILROAD SPIKE FOUND
- IRON PIN SET 5/8" x 30" REROD WITH I. D. CAP.



I HEREBY CERTIFY THAT THE
HEREON PLATTED PROPERTY WAS
MEASURED TO ACCEPTABLE SURVEY
STANDARDS.

Paul R. Clapsaddle
Paul R. Clapsaddle RS.#6140
19019 W. DARBY RD.
MARYSVILLE, OHIO 43040
(513) 747-2599

SURVEY FOR CHARLOTTE GRUBBS
3.042 Acres
January 26, 1987

The following described tract of land is situated in the State of Ohio, County of Logan, Township of Perry, Village of East Liberty, V.M.S. 4689, being part of Lloyd H. Grubbs, Jr. and Charlotte Grubbs original 4.78 acre tract described in deed volume 288, page 27; said tract being more particularly described as follows:

Beginning, for reference, at a railroad spike found at the intersection of the centerline of Hamilton Street with the centerline of Foundry Street;

thence North $51^{\circ}59'18''$ East (assumed bearing) 221.88 feet, following the centerline of Foundry Street, to a point;

thence North $37^{\circ}38'58''$ West 298.66 feet, following the northeasterly line of a 15.00 foot wide alley at the rear of Lot 89 and Lots 87 through 80 in said Village, to an iron pin set and marking the place of beginning;

thence North $37^{\circ}38'58''$ West 304.84 feet, continuing with the northeasterly line of said 15.00 foot wide alley, to a railroad spike set at the southwest corner of William L. Robson and Margaret D. Robson's 6.57 acre tract described in deed volume 258, page 259;

thence North $51^{\circ}17'49''$ East 336.67 feet, following the line common to said 6.57 acre tract and said original 4.78 acre tract, to an iron pin set at the northwesterly corner of Christie B. Reames and Barbara J. Reames' 2.40 acre tract described in deed volume 405, page 501;

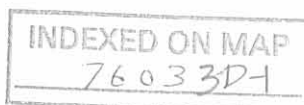
thence South $38^{\circ}12'22''$ East 425.56 feet, following the line common to said 2.40 acre tract and said original 4.78 acre tract, to an iron pin set at the northeasterly corner of Robert W. Erwin's et ux 0.36 acre tract described in deed volume 348, page 201;

thence South $53^{\circ}00'15''$ West 249.70 feet, following the northerly line of said 0.36 acre tract, the northerly line of Robert W. Erwin's et ux 0.37 acre tract described in deed volume 348, page 201, and the northerly line of Charles W. Nickelson's et ux 0.31 acre tract described in deed volume 385, page 743, to an iron pin set at an angle point in the easterly line of said original 4.78 acre tract;

thence North $39^{\circ}38'00''$ West 112.28 feet, into said original 4.78 acre tract, to an iron pin set;

thence South $51^{\circ}59'18''$ West 87.18 feet to the place of beginning, containing 3.042 acres, more or less, and

cont.



SURVEY FOR CHARLOTTE GRUBBS
3.042 Acres
January 26, 1987

subject to all valid easements and restrictions of record.

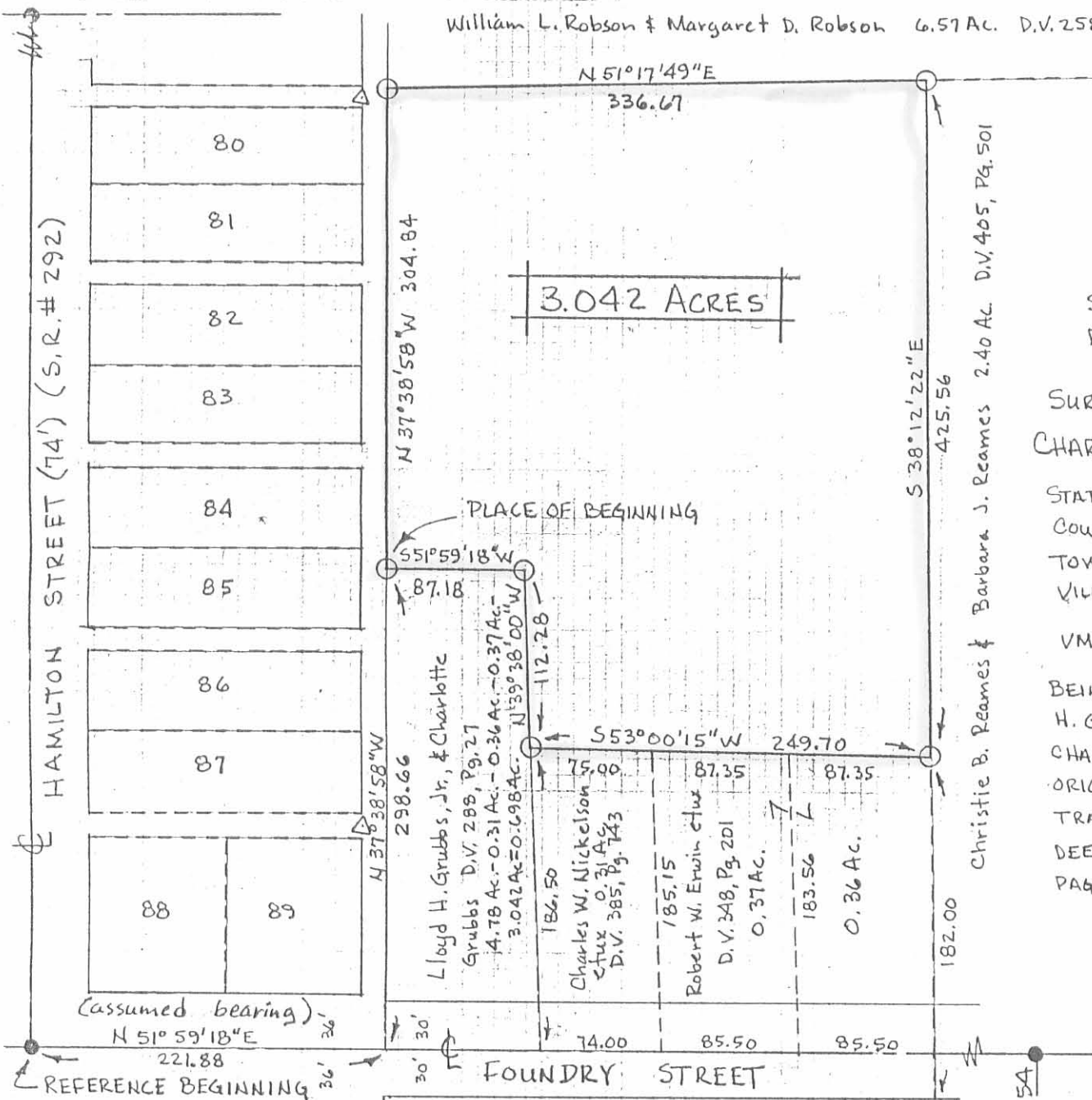
The above description was prepared from a field survey completed in January of 1987 by Paul R. Clapsaddle, R.S. #6140. Iron pins set are 5/8" by 30" reinforcing rod with I.D. cap.

ATTEST: Paul R. Clapsaddle R.S. #6140
Paul R. Clapsaddle, Registered Surveyor #6140
19019 W. Darby Rd.
Marysville, Ohio 43040
(513) 747-2599



INDEXED ON MAP
76 03 3D-2

William L. Robson & Margaret D. Robson 6.57 Ac. D.V. 258, Pg. 259



SCALE 1" = 100'
DATE 1-26-87

SURVEY FOR:
CHARLOTTE GRUBBS
STATE OF OHIO
COUNTY OF LOGAN
TOWNSHIP OF PERRY
VILLAGE OF EAST
LIBERTY
VMS 4689
BEING PART OF LLOYD
H. GRUBBS, JR., AND
CHARLOTTE GRUBBS
ORIGINAL 4.78 ACRE
TRACT DESCRIBED IN
DEED VOLUME 288,
PAGE 27.

REFERENCE DEEDS ARE SHOWN ON PLAT
BEARINGS ARE BASED ON AN ASSUMED
BEARING FOR THE E OF FOUNDRY ST.

- △ STONE FOUND
- RAILROAD SPIKE FOUND
- IRON PIN SET 5/8" x 30" REINFORCING ROD WITH I. D. CAP.



I HEREBY CERTIFY THAT THE HEREON
PLATTED PROPERTY WAS MEASURED
TO ACCEPTABLE SURVEY STANDARDS

Paul R. Clapsaddle
Paul R. Clapsaddle R.S.#614
19019 W. DARBY RD.
MARYSVILLE, OHIO 43040
(513) 747-2599

INDEXED ON MAP
76033P

8-29-17 JLB

APPROVED

SURVEY FOR DON AND LINDA STEVENSON
2.175 Acres
August 2, 2017

The following described 2.175 acre tract is situated in the State of Ohio, County of Logan, Township of Perry, Unincorporated Village of East Liberty, and V.M.S. 4689, being part of Don and Linda Stevenson's original 3.042 acre tract described in Official Record 37, page 276, and said 2.175 acre tract being more particularly described as follows:

Beginning for reference at an iron pin set at the northeast corner of Lot 80 of Hamilton's Second Addition to East Liberty as shown in Plat Cabinet A, slide 125, said iron pin being at the intersection of the southwest line of a 15 feet wide alley along the northeast side of Lot 80 with the southeast line of a 15 feet wide alley along the northwest side of Lot 80;

Thence North 12°12'20" East 21.32 feet, crossing said 15 feet wide alley, to a 5/8 inch iron pin found with cap marked "LOGAN COUNTY ENGINEER" at a northwest corner of said original 3.042 acre tract and in a southeast line of Clifford A. Cronkleton, Trustee and Rebecca K. Cronkleton, Trustee's 6.57 acre PARCEL IV, TRACT III described in Official Record 344, page 329, said iron pin marking the *place of beginning*;

Thence *North 56°26'26" East (assumed bearing) 336.87 feet*, departing from said alley, following the northwest line of said original 3.042 acre tract and the southeast line of said 6.57 acre tract, to a 5/8 inch iron pin found with cap marked "CLAPSADDLE RS 6140" at the northwest corner of Todd L. Tickle's 2.40 acre tract described in Official Record 312, page 981;

Thence *South 33°14'56" East 308.90 feet*, following the northeast line of said original 3.042 acre tract and the southwest line of said 2.40 acre tract, to an iron pin set at the northeast corner of Jeffrey W. and Connie Johnson's 0.333 acre TRACT I described in Official Record 371, page 788;

Thence *South 57°06'52" West 290.75 feet*, following the southeast line of the remainder of said original 3.042 acre tract and the northwest line of said 0.333 acre tract, the northwest line of Jeffrey W. and Connie A. Johnson's 0.327 acre TRACT I described in Official Record 1070, page 245, and following the northwest line of Angela T. Boger's 0.633 acre tract described in Official Record 1103, page 347, to an iron pin set;

Thence *North 32°31'12" West 184.30 feet*, entering the remainder of said original 3.042 acre tract, to an iron pin set;

Thence *South 57°58'55" West 50.00 feet*, continuing through the remainder of said original 3.042 acre tract, to an iron pin set in the northeast line of a 15 feet wide alley and in the southwest line of said original 3.042 acre tract;

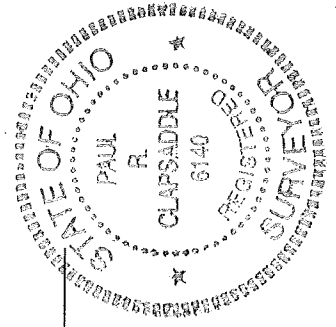
Thence *North 32°31'12" West 119.88 feet*, following the southwest line of said original 3.042 acre tract and the northeast line of said alley, to the *place of beginning, containing 2.175 acres*, more or less, and being subject to all valid easements and restrictions of record.

The above described tract is a non-buildable tract unless a variance is granted by the Perry Township Board of Zoning Appeals.

The above description was prepared from a field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor #6140, during the month of August 2017. 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*

Paul R. Clapsaddle, R.S. #6140
19019 West Darby Road
Marysville, Ohio 43040
(937) 747-2599



INDEXED ON MAP
7403 4D

8-29-17 JES
APPROVED

SURVEY FOR DON AND LINDA STEVENSON

**0.212 Acre
August 2, 2017**

The following described 0.212 acre tract is situated in the State of Ohio, County of Logan, Township of Perry, Unincorporated Village of East Liberty, V.M.S. 4689, being part of Don and Linda Stevenson's original 3.042 acre tract described in Official Record 37, page 276, and said 0.212 acre tract being more particularly described as follows:

Beginning for reference at an iron pin set at the southeast corner of Lot 81 of Hamilton's Second Addition to East Liberty as shown in Plat Cabinet A, slide 125, in the northwest line of a 15 feet wide alley, and in the south west line of a 15 feet wide alley;

Thence North 84°26'42" East 16.83 feet, crossing a 15 feet wide alley, to an iron pin set in the southwest line of said original 3.042 acre tract and in the northeast line of said 15 feet wide alley, said iron pin marking the *place of beginning*;

Thence **North 57°58'55" East (assumed bearing) 50.00 feet**, entering said original 3.042 acre tract, to an iron pin set;

Thence **South 32°31'12" East 184.30 feet**, continuing through said 3.042 acre tract, to an iron pin set in the northwest line of Angela T. Boger's 0.633 acre tract described in Official Record 1103, page 347 (0.633 acre tract formerly part of said original 3.042 acre tract);

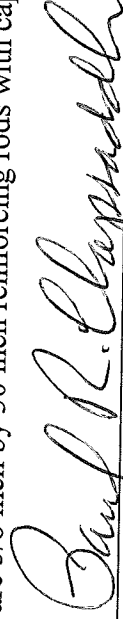
Thence **South 57°06'52" West 50.00 feet**, following the southeast line of the remainder of said original 3.042 acre tract and the northwest line of said 0.633 acre tract, to a 5/8 inch iron pin found with cap marked "CLAPSADDLE RS 6140" in the northeast line of a 15 feet wide alley;

Thence **North 32°31'12" West 185.06 feet**, following the southwest line of said 3.042 acre tract and the northeast line of said 15 feet wide alley, to the *place of beginning*, containing **0.212 acre**, more or less, and being subject to all valid easements and restrictions of record.

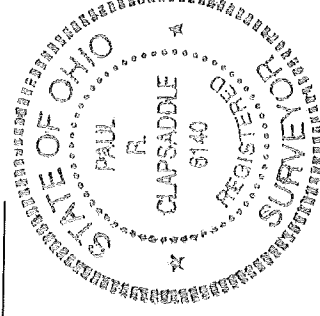
The above described tract is a non-buildable tract unless a variance is granted by the Perry Township Board of Zoning Appeals.

The above description was prepared from a field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor #6140, during the month of August 2017. 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 43040
(937) 747-2599



SURVEY FOR DON STEVENSON

STATE OF OHIO, LOGAN COUNTY
PERRY TOWNSHIP
V.M.S. 4689

UNINCORPORATED VILLAGE OF EAST LIBERTY

Clifford A. Cronkleton, Trustee
and Rebecca K. Cronkleton, Trustee
6.57 acre PARCEL IV, TRACT III
O.R. 344, Pg. 329
(assumed bearing)
N56°26'26"E
336.87'

Todd L. Tickle
2.40 Acres
O.R. 312, Pg. 981

2.175 Acres
Part of Don Stevenson
and Linda Stevenson's original
3.042 acre tract described in
Official Record 37, Pg. 276
(Non-buildable tract unless
Township grants variance)

0.212 Acre
Part of Don Stevenson
and Linda Stevenson's original
3.042 acre tract described in
Official Record 37, Pg. 276
(Non-buildable tract unless
Township grants variance)

Jeffrey W. and
Connie A. Johnson
0.333 Acre, TRACT I
O.R. 371, Pg. 788

Jeffrey W. and
Connie A. Johnson
0.327 Acre, TRACT I
O.R. 1070, Pg. 245

Angela T. Boger
0.633 Acre
O.R. 1103, Pg. 347

James L. and
Katherine Ann Meddles
Lots 84 and 85
O.R. 183, Pg. 779

Linda A. Baldrige, Trustee
73/100 Acre
O.R. 1262, Pg. 767

Place of
Beginning
2.175 Acres

Place of
Beginning
0.212 Acre
(assumed bearing)
N57°58'55"E
50.00'
S57°58'55"W

Reference
Beginning
2.175 Acres
N12°12'20"E
21.32'

Reference
Beginning
2.175 Acres
N32°31'12"W
119.88'

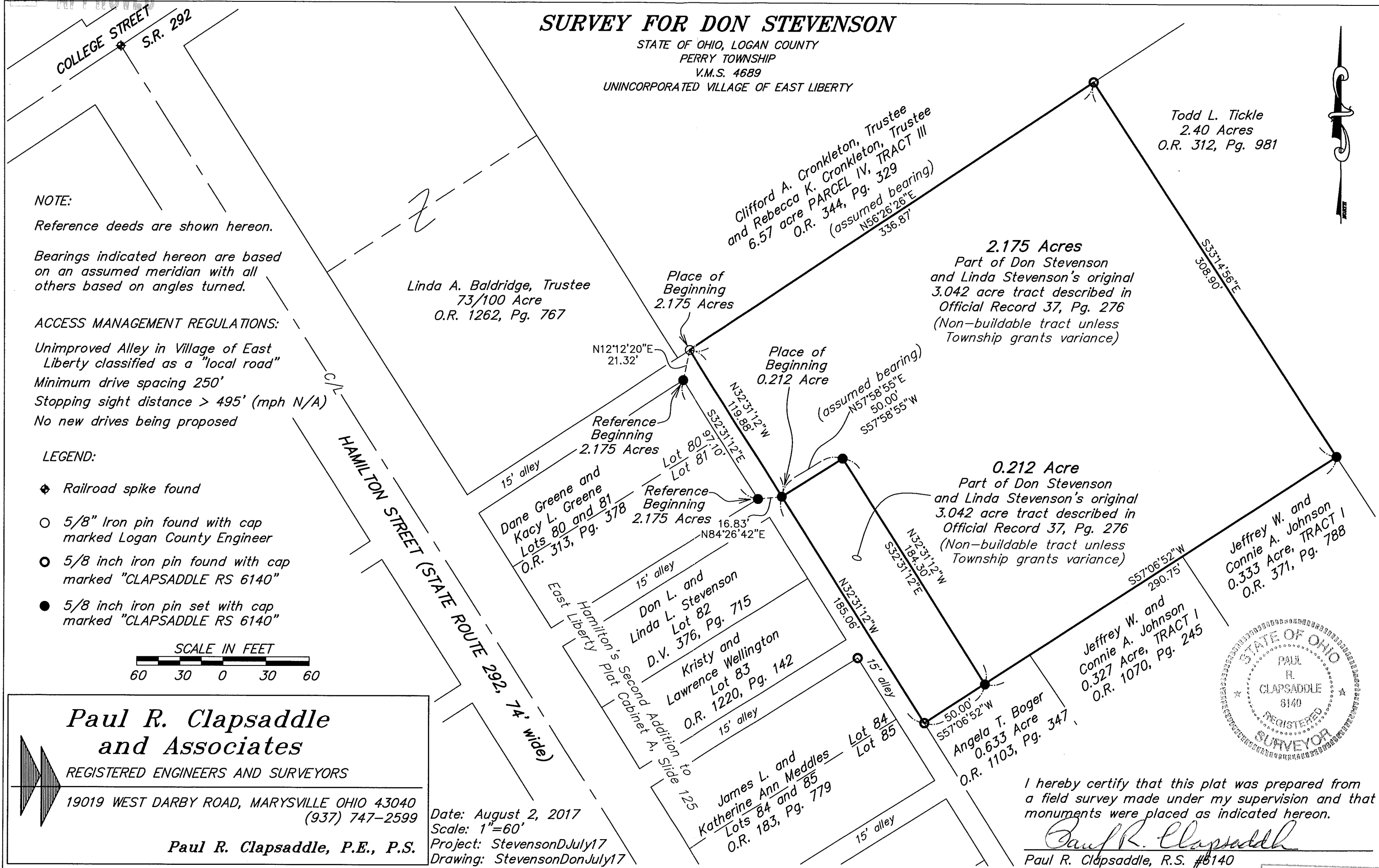
Reference
Beginning
2.175 Acres
N84°26'42"E
16.83'

Dane Greene and
Kacy L. Greene
Lots 80 and 81
O.R. 313, Pg. 378

Don L. and
Linda L. Stevenson
Lot 82
O.R. 376, Pg. 715

Kristy and
Lawrence Wellington
Lot 83
O.R. 1220, Pg. 142

Lot 84
Lot 85



NOTE:

Reference deeds are shown hereon.

Bearings indicated hereon are based on an assumed meridian with all others based on angles turned.

ACCESS MANAGEMENT REGULATIONS:

Unimproved Alley in Village of East Liberty classified as a "local road"

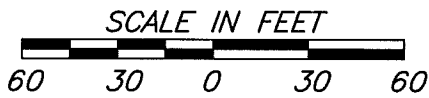
Minimum drive spacing 250'

Stopping sight distance > 495' (mph N/A)

No new drives being proposed

LEGEND:

- ◆ Railroad spike found
- 5/8" Iron pin found with cap marked Logan County Engineer
- 5/8 inch iron pin found with cap marked "CLAPSADDLE RS 6140"
- 5/8 inch iron pin set with cap marked "CLAPSADDLE RS 6140"



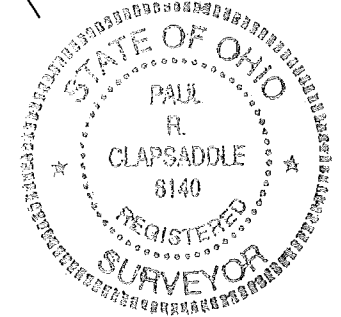
**Paul R. Clapsaddle
and Associates**

REGISTERED ENGINEERS AND SURVEYORS

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

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

Date: August 2, 2017
Scale: 1"=60'
Project: StevensonJuly17
Drawing: StevensonDonJuly17



I hereby certify that this plat was prepared from a field survey made under my supervision and that monuments were placed as indicated hereon.

Paul R. Clapsaddle
Paul R. Clapsaddle, R.S. #8140

INDEXED ON MAP
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