



# Lee Surveying and Mapping Co., Inc.



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

117 NORTH MADRIVER STREET  
BELLEFONTAINE, OHIO 43311

(937) 593-7335  
FAX (937) 593-7444

## PREMIER PROPERTIES 5.058 ACRES

Lying in Virginia Military Survey 3138, Jefferson Township, Logan County, Ohio.

Being all of the Premier Properties 5.00 acre tract as deeded and described in Official Record 116, Page 978 (Tract X, Parcel III), of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a railroad spike found at the intersection of the north line of Virginia Military Survey 3138 and the center-line of County Highway 5.

THENCE, with the center-line of County Highway 5, S 26°-08'-00" W, a distance of 20.06 feet to a railroad spike found.

THENCE, with the north line of the Zanesfield Rod and Gun Club, Inc. 10.3 acre tract (Vol. 299, Pg. 124), S 68°-24'-00" E a distance of 800.79 feet to a 5/8 inch iron rod set at the TRUE POINT OF BEGINNING.

THENCE, parallel to and 20.00 feet distant from the north line of Virginia Military Survey 3138, and with a line of the Chester V. Berry 60.69 acre tract (O.R. 215, Pg. 341, S 68°-24'-00" E, a distance of 500.00 feet to a 5/8 inch iron rod set.

THENCE, with the west high bank of Mad River and the west lines of the said 60.69 acre tract the following six courses:

S 5°-13'-32" W, a distance of 22.24 feet to a point referenced by a 5/8 inch iron rod set N 58°-03'-21" W, a distance of 10.00 feet.

S 52°-10'-52" W, a distance of 139.28 feet to a point referenced by a 5/8 inch iron rod set N 47°-40'-25" W, a distance of 10.00 feet.

S 32°-15'-07" W, a distance of 230.18 feet to a point referenced by a 5/8 inch iron rod set N 63°-50'-35" W, a distance of 10.00 feet.

S 20°-02'-29" W, a distance of 127.25 feet to a point referenced by a 5/8 inch iron rod set N 76°-28'-00" W, a distance of 10.00 feet.

S 7°-04'-55" W, a distance of 84.08 feet to a point referenced by a 5/8 inch iron rod set N 73°-17'-53" W, a distance of 10.00 feet.

S 26°-35'-56" W, a distance of 78.76 feet to a point.

THENCE, with the easterly lines of the aforesaid 10.3 acre tract the following three courses:

N 46°-52'-34" W, a distance of 118.10 feet to a 1 inch iron pipe found, passing a 1 inch iron pipe found at 22.00 feet.


N 27°-38'-55" W, a distance of 382.00 feet to a 5/8 inch iron rod set.

N 19°-48'-40" E, a distance of 362.00 feet to the point of beginning.

Containing 5.058 acres.

The basis for bearings is the north line of Virginia Military Survey 3138 being S 68°-24'-00" E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on November 20, 1997.

Surveyed by:

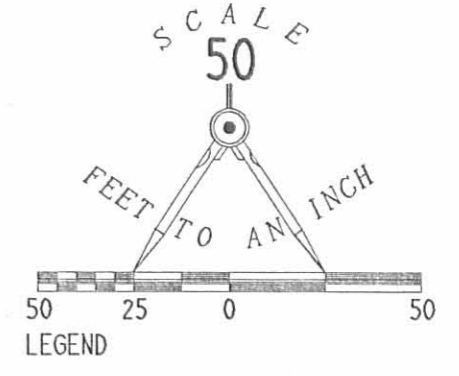
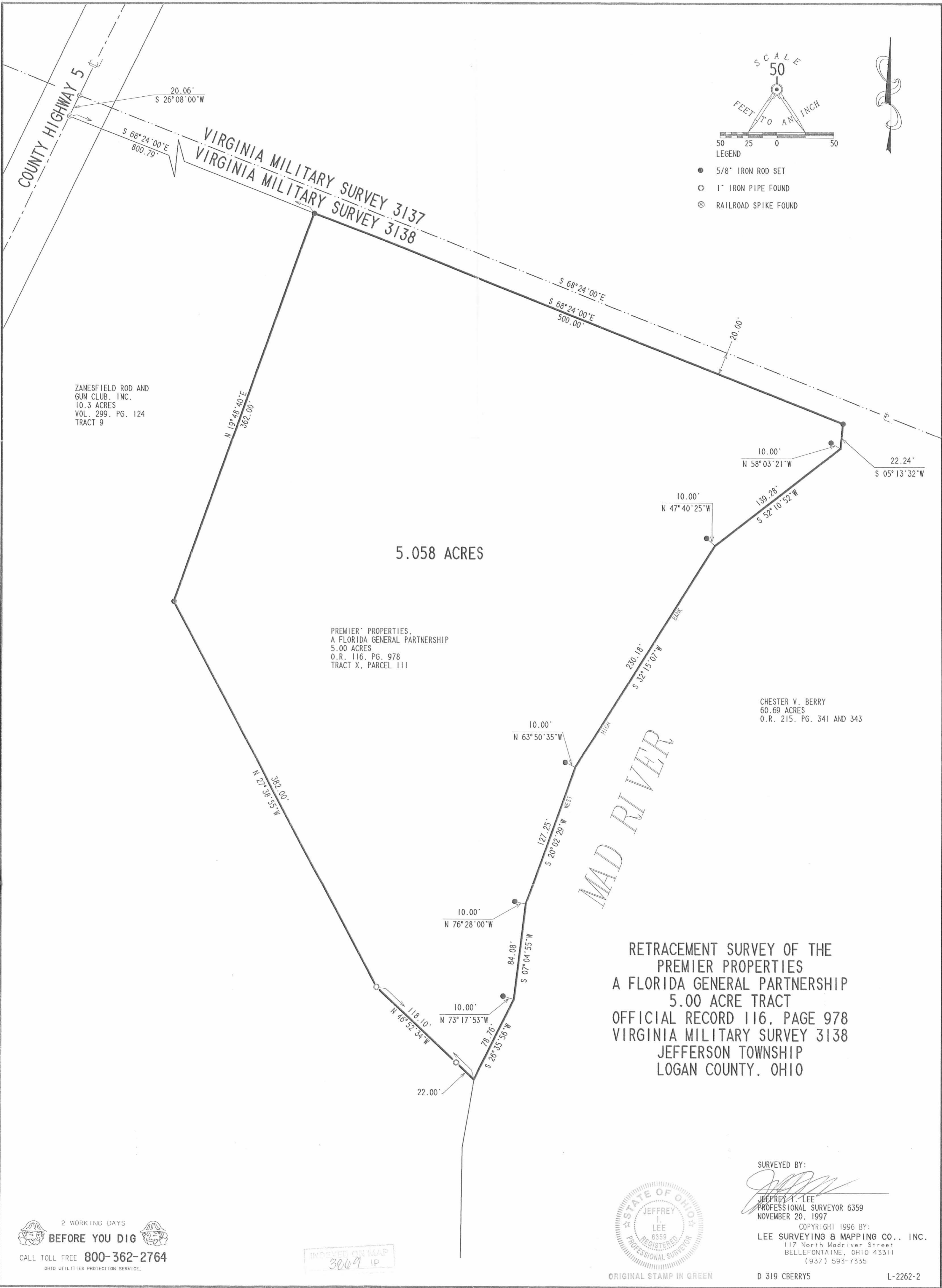
  
Jeffrey I. Lee  
Professional Surveyor 6359  
December 11, 1997



L 2262

ORIGINAL STAMP IN GREEN

INDEXED ON MAP  
3869 1D



- LEGEND
- 5/8" IRON ROD SET
  - 1" IRON PIPE FOUND
  - ⊗ RAILROAD SPIKE FOUND

ZANESFIELD ROD AND GUN CLUB, INC.  
10.3 ACRES  
VOL. 299, PG. 124  
TRACT 9

5.058 ACRES

PREMIER PROPERTIES,  
A FLORIDA GENERAL PARTNERSHIP  
5.00 ACRES  
O.R. 116, PG. 978  
TRACT X, PARCEL 111

CHESTER V. BERRY  
60.69 ACRES  
O.R. 215, PG. 341 AND 343

MAD RIVER

RETRACEMENT SURVEY OF THE  
PREMIER PROPERTIES  
A FLORIDA GENERAL PARTNERSHIP  
5.00 ACRE TRACT  
OFFICIAL RECORD 116, PAGE 978  
VIRGINIA MILITARY SURVEY 3138  
JEFFERSON TOWNSHIP  
LOGAN COUNTY, OHIO

SURVEYED BY:  
*Jeffrey I. Lee*  
JEFFREY I. LEE  
PROFESSIONAL SURVEYOR 6359  
NOVEMBER 20, 1997



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BELLEFONTAINE, OHIO 43311  
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2 WORKING DAYS  
**BEFORE YOU DIG**  
CALL TOLL FREE 800-362-2764  
OHIO UTILITIES PROTECTION SERVICE.

INDEXED ON MAP  
3069 IP

ORIGINAL STAMP IN GREEN

D 319 CBERRYS

L-2262-2

SHOOTS SURVEY  
V.M.S. 3138  
JEFFERSON TOWNSHIP  
October 26, 1968

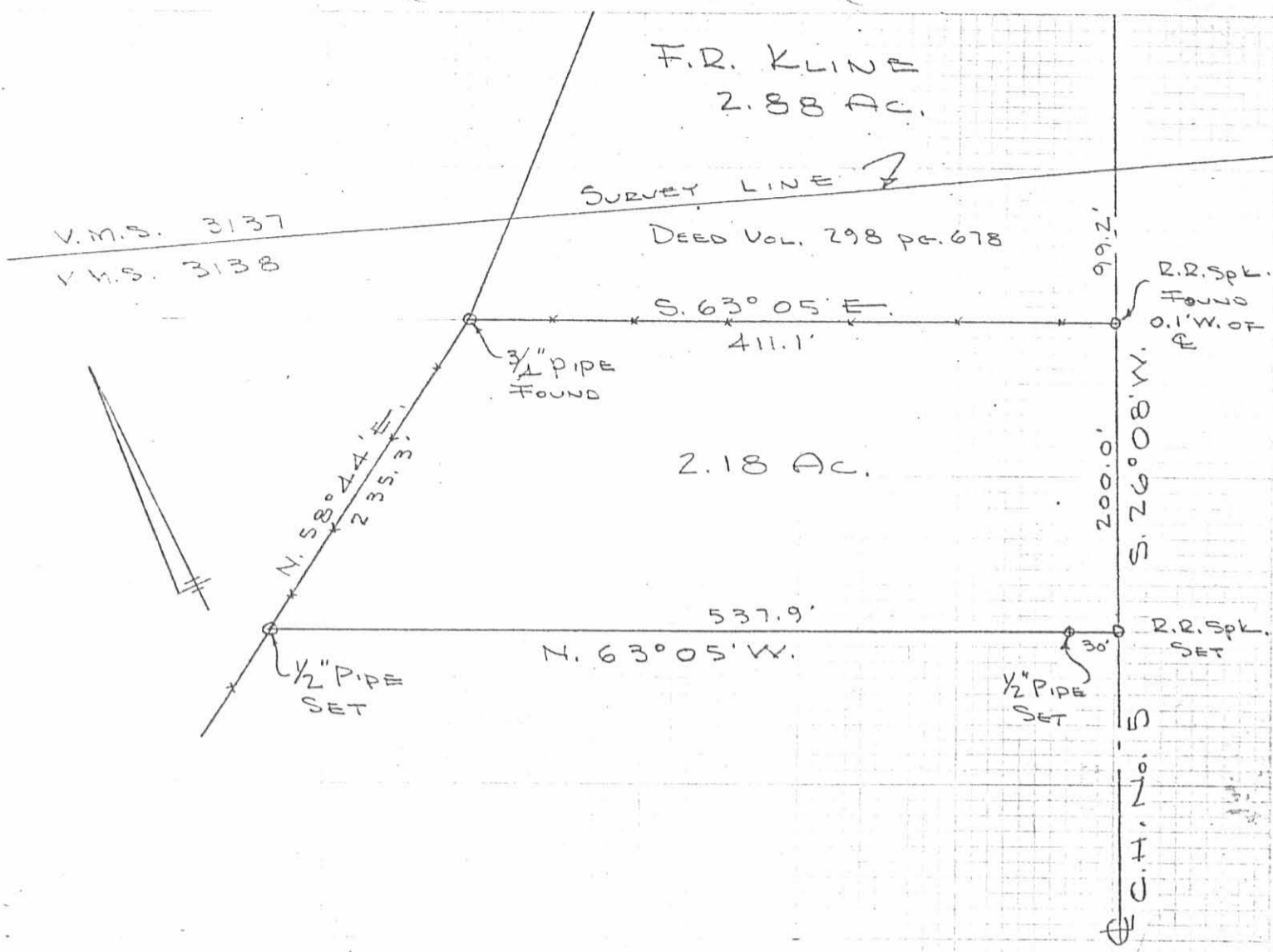
The following described real estate situated in Jefferson Township, Logan County, Ohio and being part of Virginia Military Survey 3138 and more particularly described as follows:

Beginning at an iron pin in the center of County Highway No.5 at the southeast corner of F. R. Kline's 2.88 acre tract, said pin being S.26° 08'W. 99.2 feet from the north line of said V.M.S. 3138; thence with the centerline of said C. H. 5 S.26° 08'W. 200.0 feet to an iron pin; thence N.63° 05'W. 537.9 feet to an iron pipe, passing an iron pipe at 30.0 feet; thence N.58° 44'E. 235.3 feet to an iron pipe at the southwest corner of said F. R. Kline's 2.88 acre tract; thence with the south line of said tract S.63° 05'E. 411.1 feet to the place of beginning.

Containing 2.18 acres more or less.

The above described tract being part of Nora G. Shoots' 130.09 acre tract.

INDEXED ON MAP  
3869 2D



SHOOTS SURVEY  
 V.M.S. 3138  
 JEFFERSON TWP.  
 LOGAN COUNTY, OHIO  
 OCT. 26, 1968  
 SCALE 1" = 100'

DAN L. DODSON  
 REG. SURVEYOR 4270  
 BELLEFONTAINE, OHIO  
 FB. 16/5

KEUFFEL & ESSER CO.  
 MADE IN U.S.A.

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 3869 2P

SHOOTS SURVEY

March 24, 1973

The following described tract of land is situated in the State of Ohio, County of Logan, Township of Jefferson, V.M.S. No. 3138, being a part of John W. Shoots' Tract I described in Logan County Deed Record Volume 309, Page 475, being more particularly described as follows:

Commencing at an iron pin at the intersection of the centerline of County Highway No. 5 and the centerline of Township Road No. 182 as shown in Logan County Engineer's field book No. 607, Page 36, said pin being the PLACE of BEGINNING,

thence with the centerline of C.H. No. 5, N 24°-09'-00" E, 34.60 feet to an iron pin,

thence continuing along the centerline of C.H. No. 5, N 26°-00'-00" E, 1243.26 feet to an iron pin in the center of a concrete bridge over Goose Creek,

thence following the center of Goose Creek along the following course: N 42°-29'-30" W, 235.92 feet to a point; thence N 32°-09'-00" W, 224.92 feet to a point; thence N 45°-13'-30" W, 150.83 feet to a point; thence N 66°-36'-00" W, 142.97 feet to a point; thence N 69°-25'-00" W, 204.34 feet to a point; thence N 38°-03'-30" W, 97.65 feet to a point; thence N 12°-19'-30" W, 206.48 feet to a point; thence N 21°-19'-30" W, 137.40 feet to an iron pin;

thence leaving said Goose Creek and continuing, N 61°-19'-00" W, 700.98 feet to an iron pin,

thence N 74°-41'-00" W, 395.31 feet to an iron pin, said iron pin being approximately 100 feet S 74°-41'-00" E, of the westerly line of V.M.S. No. 3138,

thence S 06°-48'-00" W, 459.48 feet to an iron pin, said iron pin being approximately 100 feet S 71°-24'-00" E, of the westerly line of V.M.S. No. 3138,

thence S 71°-24'-00" E, 43.5 feet to an 18 inch dia. hickory tree,

thence S 59°-37'-30" E, 181.53 feet to an iron pin,

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SHOOTS SURVEY  
March 24, 1973

-2-

thence S 86°-39'-30" E, 82.55 feet to an iron pin,  
thence S 58°-26'-00" E, 512.81 feet to an iron pin,  
thence S 03°-16'-30" W, 107.58 feet to an iron pin,  
thence S 14°-45'-30" W, 204.85 feet to an iron pin,  
thence S 25°-27'-30" E, 16.78 feet to an iron pin,  
thence S 67°-22'-00" E, 125.85 feet to an iron pin,  
thence S 51°-15'-30" E, 155.45 feet to an 18 inch  
dia. hickory tree,  
thence S 20°-35'-30" E, 394.32 feet to an 18 inch  
dia. hickory tree,  
thence S 17°-44'-30" W, 745.56 feet to a R.R. spike  
in the centerline of T.R. No. 182, passing thru the  
northerly right-of-way line of T.R. No. 182 at 715.48 feet,  
thence following the centerline of T.R. No. 182,  
S 68°-05'-00" E, 579.98 feet to the PLACE of BEGINNING.

The above described tract of land contains 59.45  
acres of which 1.24 acre is dedicated for highway pur-  
poses.

The above description is the result of a survey com-  
pleted March 10, 1973 by Chester R. Kurtz, Ohio Registered  
Surveyor, No. 4849, and Paul R. Clapsaddle, Ohio Registered  
Surveyor In Training, No. 1127.

ATTEST:

Chester R. Kurtz, P.S.  
Chester R. Kurtz, Ohio Registered Surveyor, No. 4849



SHOOTS SURVEY  
V.M.S. 3137 - V.M.S. 3138  
JEFFERSON TOWNSHIP  
December , 1965

Tract 1

The following described real estate situated in Jefferson Township, Logan County, Ohio and being part of Virginia Military Survey 3137 and Virginia Military survey 3138 and more particularly described as follows:

Beginning at an iron pin at the intersection of the centerline of County Highway No. 5 and the centerline of Township Road No. 182 as shown in Logan County Engineers field book No. 607, page 36; thence with the centerline of said T.R. No. 182, N. 68° 05' W. 1450.0 feet to an iron bar; thence continuing N. 68° 05' W. 311.8 feet to the west line of said V.M.S. 3138; thence with said Survey line N. 6° 48' E. 2674 feet to a stone at the northwest corner of said V.M.S. 3138, said stone also being the southwest corner of V.M.S. 3137; thence with the west line of said V.M.S. 3137 N. 22°47'E. 1040.6 feet to a wood corner post at the southwest corner of Francis Harrington's 59.52 acre tract; thence with said Harrington's south line and the south line of R. K. Jenkins 2.87 acre tract, S. 68°19'E. 2707.5 feet to an iron pin in the center of County Highway No. 5; thence with the centerline of said C.H. No. 5 S. 26° 08' W. 2299.0 feet to an iron pin, crossing the north line of V.M.S. 3138 at 1044.4 feet; thence continuing with said centerline S. 26° 00' W. 1309.4 feet to an iron pin; thence continuing with said centerline

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S. 24° 09' W. 34.6 Feet to the place of beginning.

Containing 194.78 acres more or less of which 130.82 is in V.M.S. 3138 and 63.96 is in V.M.S. 3137.

Excepting from the above described tract a 2.88 acre parcel conveyed to F. R. Kline et ux and recorded in Deed Volume 298, Page 678 of which 0.73 of an acre is in V.M.S. 3138 and 2.15 acres is in V.M.S. 3137.

Also excepting a 1.86 acre tract in V.M.S. 3137 conveyed to J. B. Baker and recorded in Deed Volume 257, Page 27, Leaving 190.04 acres to be conveyed by this description of which 130.09 acres are in V.M.S. 3138 and 59.95 acres are in V.M.S. 3137.



V.M.S. 3138  
JEFFERSON TOWNSHIP  
DECEMBER, 1965

Tract 2

The following described real estate situated in Jefferson Township, Logan County, Ohio and being part of Virginia Military Survey 3138 and more particularly described as follows:

Beginning at an iron pin at the intersection of the centerline of County Highway No. 5 and the centerline of Township Road No. 182 as shown in Logan County Engineers field book No. 607, page 36, said pin also being in the north line of Ervin L. Godwin's 56.52 acre tract; thence with the centerline of said C.H. No.5 N.24°09'E. 34.6 feet to an iron pin; thence continuing with said centerline N.26°00'E. 1309.4 feet to an iron pin; thence continuing with said centerline N.26°08'E.1234.6 feet to an iron pin at the southwest corner of Hazel Holland's 0.20 acre tract; said pin being S.26°08'W. 20.06 feet from an iron pin in the north line of V.M.S. 3138; thence with said Holland's south line, parallel to and 20.0 feet south of the north line of said V.M.S. 3138, S.68°24'E. 436.1 feet to an iron pipe at the northwest corner of Edna M. Cushman's 10.30 acre tract, as shown in Logan County engineers field book No.419, page 43; thence with said Cushman's west line S.4°21'E. 480.0 feet to an iron pipe; thence with said west line S.29°12'E. 428 feet to an iron pipe; thence with said west line S.1°08'W. 1022 feet to the center of Goose Creek at the southwest corner of said Cushman's 10.30 acre tract; thence with the center of Goose Creek S.43°54'E. 361.6 feet to the center of Mad River; thence with the center of said Mad River S.4°24'E. 290.2 feet; thence with the center of said Mad River

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3869 40-13

S.25°01'W. 227.6 feet; thence with the center of said Madriver  
S.17°51'E. 112.7 feet; thence with the center of said Mad River  
S.2°57'W. 221.2 feet to the northeast corner of Ervin L. Godwin's  
56.52 acre tract; thence with said Godwin's north line N.67°46'W.  
2120 feet to the place of beginning.

Containing 78.84 acres more or less.

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3869 4D-4

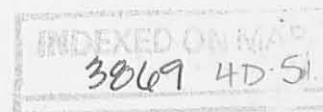
V.M.S. 3138  
JEFFERSON TOWNSHIP  
DECEMBER 1965

Tract 3

The following described real estate situated in Jefferson Township, Logan County, Ohio and being part of Virginia Military Survey 3138 and more particularly described as follows:

Commencing at an iron pin in the center of County Highway No. 5, said iron pin being S.26°08'W. 20.06 feet from an iron pin in the north line of V.M.S. 3138, said pin also being the southwest corner of Hazel Holland's 0.20 acre tract; thence with said Holland's south line, parallel to and 20.0 feet south of the north line of said V.M.S. 3138, 801.0 feet to an iron pipe at the northeast corner of Edna M. Cushman's 10.30 acre tract, as shown in Logan County Engineers field book no. 419, page 43, said pipe being the beginning point of this description, passing the northwest corner of said Cushman tract at 436.1 feet; thence with said Cushman's east line S.19°52'W. 362.0 feet to an iron pipe; thence with said east line S.27°55'E. 382.0 feet to an iron pipe; thence with said east line S.46°51'E. 120.0 feet to the west bank of Mad River; thence with the west bank of Mad River, northeasterly to the south line of Hazel Holland's 0.20 acre tract; thence with said Hollands south line, being parallel to and 20.0 feet south of the north line of V.M.S. 3138, N.68°24'W. 500 feet to the place of beginning.

Containing 5.00 acres more or less.



SHOOTS SURVEY  
V.M.S. 3137  
JEFFERSON TOWNSHIP  
DECEMBER 1965

Tract 4

The following described real estate situated in Jefferson Township,  
Logan County, Ohio and being part of Virginia Military Survey 3137  
and more particularly described as follows:

Beginning at an iron pin in the center of County Highway No. 5  
at the south line of V.M.S. 3137; thence with the centerline of said  
C.H. No. 5 N.26°08'E. 998.4 feet to an iron pin at the southwest  
corner of the Zanesfield Rod and Gun Club's 0.85 acre tract; thence  
with the south line of said 0.85 acre tract S.40°17'E. 341.2 feet  
to an iron pin in the west line of Edna M. Cushman's 8.01 acre  
tract as shown in Logan County Engineers field book No. 419, page  
43; thence with said Cushman's west line S.19°31'W. 835.1 feet to  
an iron pipe in the south line of V.M.S. 3137; thence with said  
survey line N.68°24'W. 410.2 feet to the place of beginning.

Containing 7.51 acres more or less.

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Francis Harrington  
59.52 Ac.

D. K.  
Jenkins  
2.87 Ac.

SHOOTS SURVEY  
V.M.S. 3137 - V.M.S. 3138  
JEFFERSON TOWNSHIP  
LOGAN COUNTY, OHIO  
DEC. 1965  
SCALE 1"=200'

• = Iron

Dan L. Dodson  
Dan L. Dodson  
Reg. Surveyor 4270  
Bellefontaine, Ohio

TRACT 1  
59.95 Ac.

TRACT 4  
7.51 Ac.

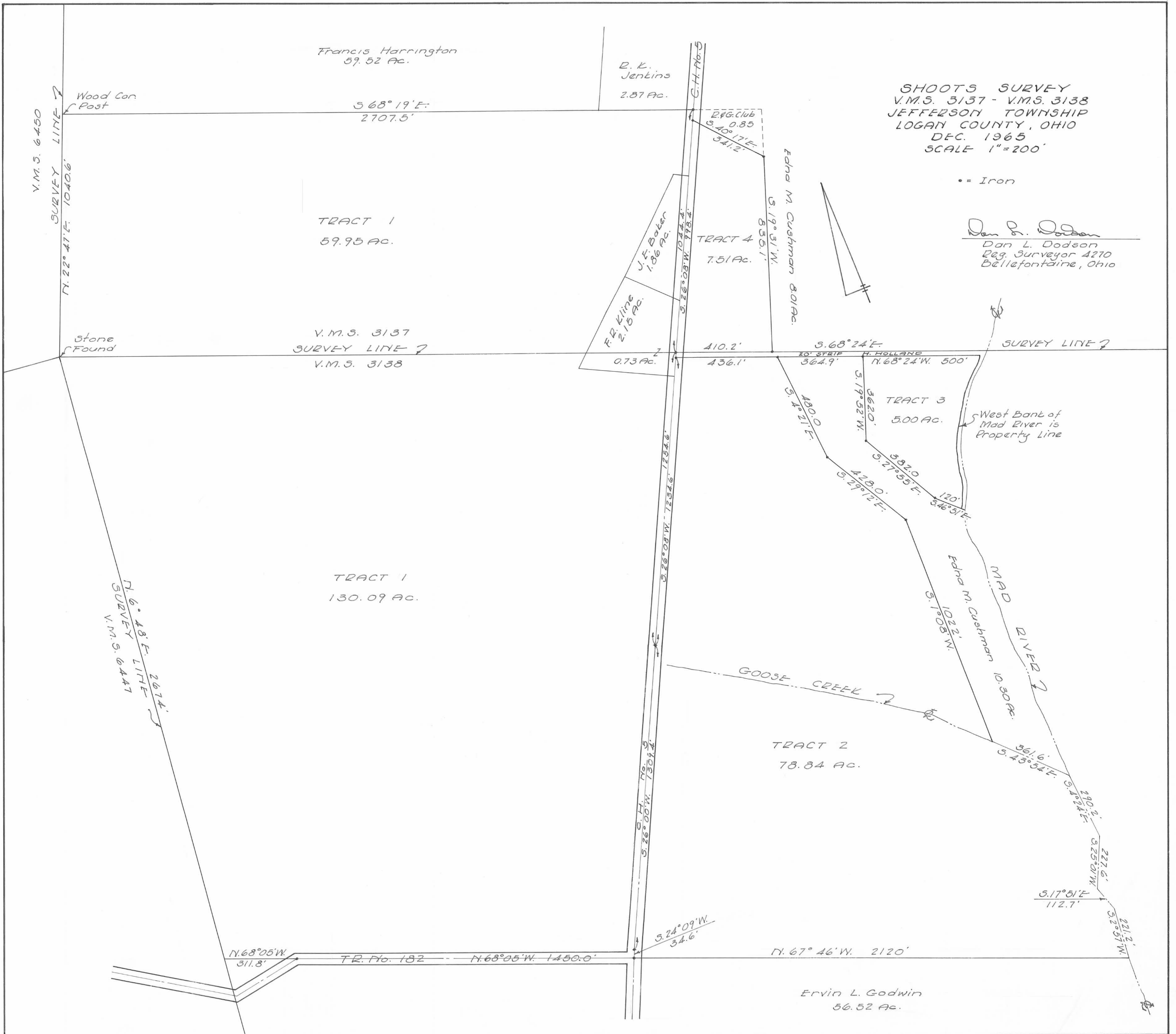
V.M.S. 3137  
SURVEY LINE ?  
V.M.S. 3138

TRACT 1  
130.09 Ac.

TRACT 3  
5.00 Ac.

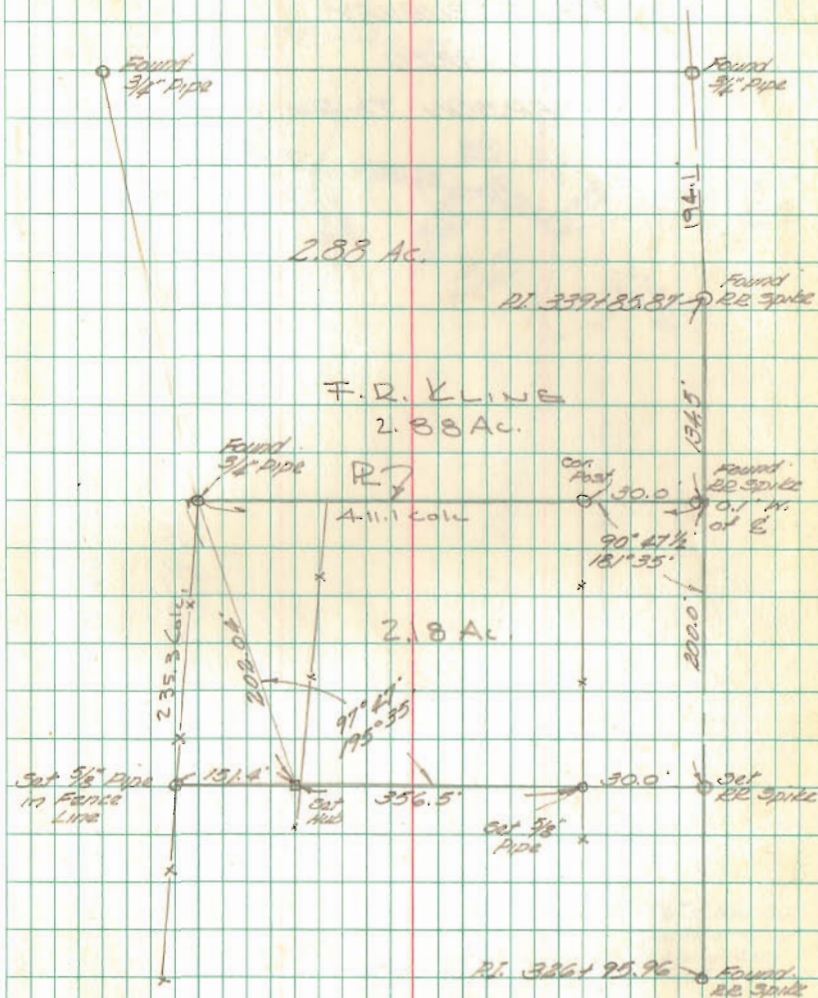
TRACT 2  
78.84 Ac.

Ervin L. Godwin  
56.52 Ac.



SHOOT'S SURVEY  
 V.M.S. 3138  
 JEFFERSON TWP.

26 Oct. 68  
 Whitlow  
 A115  
 43°



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 3869