

PERMANENT EASEMENT FOR ROAD MAINTENANCE PURPOSES

Jefferson Township
Logan County, Ohio
V.M.S. 3326
September 2007

The following described permanent easement for road maintenance purposes is situated in Virginia Military Survey No. 3326, Jefferson Township, Logan County, Ohio. Said permanent easement being part of a 74.64 acre tract assigned parcel number 12-080-00-00-010.002 which is presently in the name of Carl D. Renkert Etux (O.R. Vol. 537, pg. 837, Tract II). Said easement being more particularly described as follows:

Beginning for reference at a R.R. spike over a stone found in the centerline of T.R. 126 at the centerline of T.R. 127. Said R.R. spike found being a P.I. on T.R. 126 centerline station 50+43 (59+46.46 - stationing this survey) as shown on page 76 of Logan County Engineer's Field Book No. 560.

Thence with the centerline of T.R. 126, N. 05° 12' 48" W., 1453.54 feet to a point, said point being centerline station 74+00.

Thence perpendicular to the centerline of T.R. 126, S. 84° 47' 12" W., 20.00 feet to a point on the existing west right-of-way line of T.R. 126. Said point being 20.00 feet left of station 74+00 and being the **true point of beginning** for this easement description.

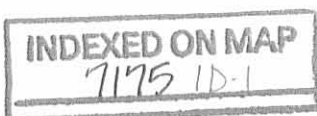
Thence perpendicular to the centerline of T.R. 126 and onto said 74.64 acre tract, S. 84° 47' 12" W., 10.00 feet to a point, said point being 30.00 feet left of station 74+00.

Thence parallel to the centerline of T.R. 126, N. 05° 12' 48" W., 100.00 feet to a point, said point being 30.00 feet left of station 75+00.

Thence perpendicular to the centerline of T.R. 126, N. 84° 47' 12" E., 10.00 feet to a point, said point being 20.00 feet left of station 75+00 and in the existing west right of way line of T.R. 126.

Thence with the existing west right-of way line of T.R. 126, S. 05° 12' 48" E., 100.00 feet to the point of beginning.

The above described permanent easement for road maintenance purposes contains 1000 square feet or 0.023 acre more or less.



Basis of bearing being that first tangent of T.R. 126 found between station 0+00 and station 5+93 (N. 04° 00' 00" W.) as shown on page 42 of Logan County Engineer's Field Book No. 588.

This easement description was prepared from actual field surveys performed by the Logan County Engineers Office on August 8, 1996 and March 3, 2006.



Curtis D. Dill
Curtis D. Dill
Deputy Surveyor
Logan County Engineers Office
Registered Surveyor No. 7310

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PERMANENT EASEMENT FOR ROAD MAINTENANCE PURPOSES

VMS 3325
 VMS 3326
 Jefferson Township
 Logan County, Ohio
 September 2007

Basis of bearing being that first tangent of T.R. 126 found between station 5+93 (N. 04°00'00" W) as shown on page 42 of Logan County Engineer's Field Book No. 588.

References:
 Logan County Engineer's Files:
 Field Book 560, page 76
 Field Book 580, page 42



LEGEND:

- ⊕ Railroad spike found
- ⊙ Magnetic nail found
- 5/8 inch iron pin found
- 3/4 in iron pipe found
- ⊠ Stone in monument box found
- ⊙ Magnetic nail set
- ⊕ Railroad spike set
- 5/8 inch iron pin set

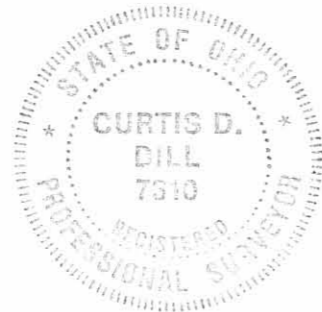


LOGAN COUNTY ENGINEER'S OFFICE

Scott C. Coleman, P.E., P.S.
 1991 County Road 13, P.O. Box 427
 Bellefontaine, Ohio 43311
 Phone (937) 592-2791
 Map Room (937) 599-7230

Drawn By: BDD

Date: / /



This plat was prepared from an actual field survey performed by the Logan County Engineer's Office on August 8, 1996 and March 3, 2006

Curtis D. Dill

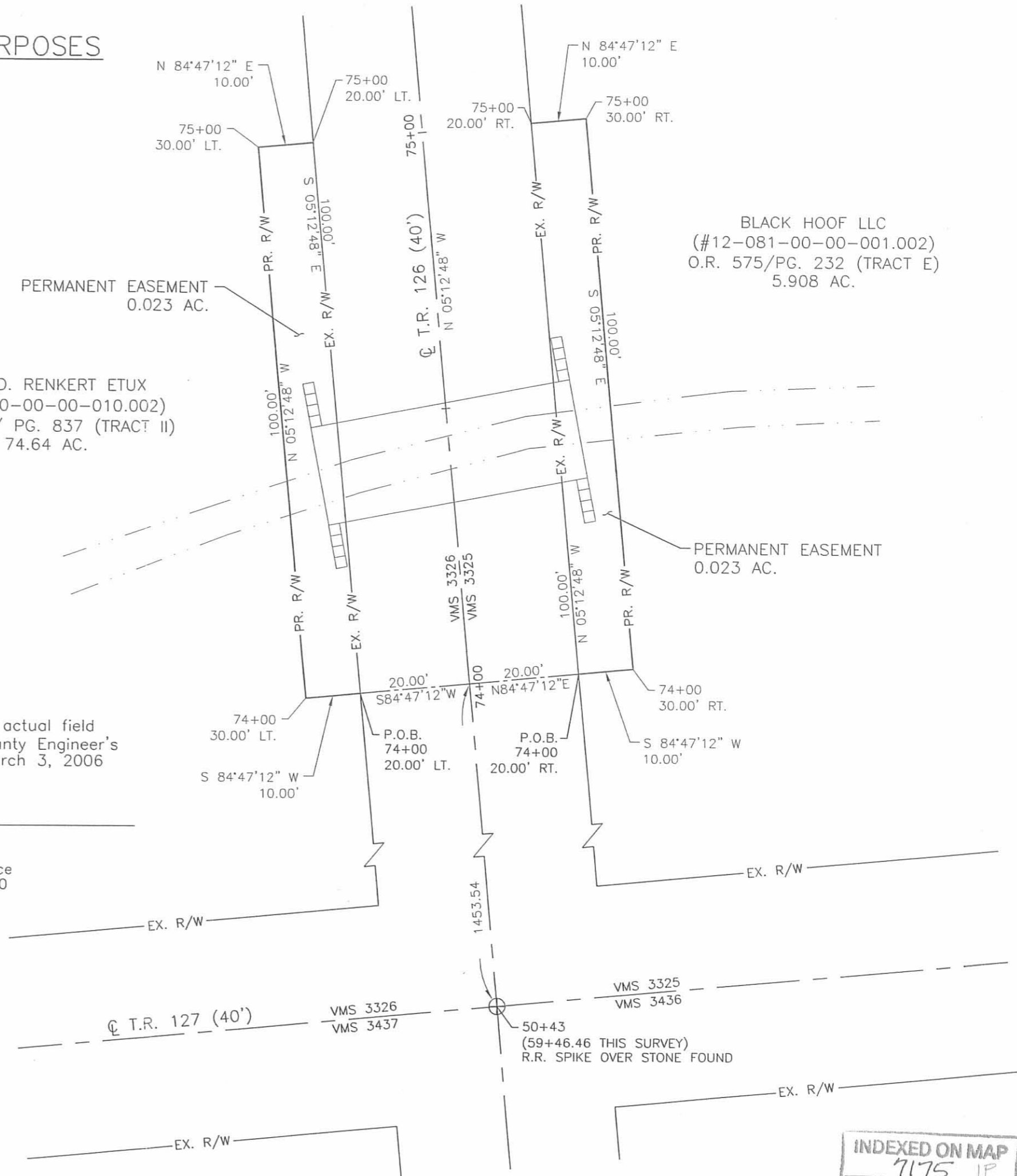
Curtis D. Dill
 Deputy Surveyor
 Logan County Engineer's Office
 Registered Surveyor No. 7310

CARL D. RENKERT ETUX
 (#12-080-00-00-010.002)
 O.R. 537/ PG. 837 (TRACT II)
 74.64 AC.

PERMANENT EASEMENT
 0.023 AC.

BLACK HOOF LLC
 (#12-081-00-00-001.002)
 O.R. 575/PG. 232 (TRACT E)
 5.908 AC.

PERMANENT EASEMENT
 0.023 AC.



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SURVEY FOR CARL RENKERT

5.36 Acres

January 7, 1984

The following described tract of land is situated in the State of Ohio, County of Logan, Township of Jefferson, V.M.S. 3326, being part of Richard E. Renkert's and Carl D. Renkert's 80 acre tract described in deed volume 376, page 225, being more particularly described as follows:

Beginning, for reference, at an iron bar found at the intersection of the centerline of State Route 533 with the centerline of Township Road 127(T.R. # 127);

thence North $80^{\circ}00'00''$ East(assumed bearing) 2810.49 feet, following the centerline of T.R. # 127, to a railroad spike set at the southwest corner of said 80 acre tract, said spike marking the place of beginning;

thence North $11^{\circ}54'30''$ West 352.38 feet, following the west line of said 80 acre tract and passing through an iron pipe set for reference at 25.01 feet, to an iron pipe set;

thence North $82^{\circ}00'30''$ East 695.89 feet to an iron pipe set;

thence South $9^{\circ}14'00''$ East 327.85 feet to a railroad spike set in the centerline of T.R. # 127;

thence South $80^{\circ}00'00''$ West 679.33 feet, following the centerline of T.R. # 127 and south line of said 80 acre tract, to the place of beginning, containing 5.36 acres, more or less, and subject to all valid covenants and restrictions of record.

The above description was prepared from a survey completed in December of 1983 by Paul R. Clapsaddle P.S. # 6140.

ATTEST:

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

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Richard E. Renkert & Carl D. Renkert
D.V. 376, Pg. 225

80.00 Acres
- 5.36
74.64 Acres
Remaining

STATE ROUTE 533

Reference Beginning
5/8" Iron Bar Found
Ref. Logan County Engineer
Survey F.B. 707, Pg. 72

N 11° 54' 30" W
352.38

25.01

N 80° 00' 00" E
2810.49

SW Corner 80 Acre Tract
Described in D.V. 376, Pg. 225
Place of Beginning

N 82° 00' 30" E
695.89

5.36 Acres

S 9° 14' 00" E
327.85

S 80° 00' 00" W
679.33

TOWNSHIP ROAD 127

Scale 1" = 100'
Date 1/7/84

5/8" Bar Found
Sta 38+24.00
F.B. 707, Pg. 73

ATTEST: Paul R. Clapsaddle P.S. #6140

19019 W. Darby Rd.
Marysville, Ohio 43040
(513) 747-2599



INDEXED ON MAP

SURVEY FOR CARL RENKERT

State of Ohio
County of Logan
Township of Jefferson
VMS 3326

Part of 80 Acre Tract Described
in D.V. 376, Pg. 225

3-17-2023
 **APPROVED**

**DESCRIPTION OF SURVEY FOR
M-C FARMS, INC.
0.705 ACRES
March 10, 2023**

The following described 0.705 acre tract of land is situated in Virginia Military Survey 3326, Jefferson Township, Logan County, Ohio and being part of Harley "Bud" S. Monson and Judith A. Monson, Trustees 5.36 acre tract described in Official Record Volume 1380, page 518, said 0.705 acre tract of land more particularly described as follows:

Commencing at a magnetic nail found at the intersection of the centerline of Township Road 126 (40 feet wide) with the centerline of Township Road 127 (40 feet wide) and at the southeast corner of M-C Farms, Inc.'s 74.640 acre tract described in Official Record Volume 1410, page 5117;

Thence South $84^{\circ}38'31''$ West 1292.15 feet, following the centerline of Township Road 127 and the south line of said 74.640 acre tract, to a railroad spike found at the southeast corner of said 5.36 acre tract, said railroad spike marking the **place of beginning**;

Thence **South $84^{\circ}38'31''$ West 168.65 feet**, continuing along the centerline of Township Road 127 and following the south line of said 5.36 acre tract, to an iron bar set in a bridge over the centerline of a creek;

Thence **North $06^{\circ}13'05''$ West 38.36 feet**, departing from the centerline of Township Road 127, entering said 5.36 acre tract and following the centerline of said creek, to an iron bar set;

Thence **North $34^{\circ}48'29''$ East 146.73 feet**, continuing along the centerline of said creek, to a point which bears North $36^{\circ}11'45''$ West 146.15 feet from an iron bar set for reference;

Thence **North $00^{\circ}05'38''$ West 54.28 feet**, continuing along the centerline of said creek, to a point;

Thence **North $31^{\circ}27'35''$ West 33.52 feet**, continuing along the centerline of said creek, to a point which bears South $04^{\circ}54'04''$ East 96.44 feet from an iron bar set for reference;

Thence **North $51^{\circ}27'36''$ East 60.93 feet**, continuing along the centerline of said creek, to a point which bears South $43^{\circ}52'48''$ East 80.64 feet from an iron bar set for reference;

Thence **North 05°56'08" East 62.09 feet**, continuing along the centerline of said creek, to a point in the north line of said 5.36 acre tract and in a south line of said 74.640 acre tract, said point bears North 86°39'56" East 88.00 feet from an iron bar set for reference;

Thence **North 86°39'56" East 25.58 feet**, following the north line of said 5.36 acre tract and a south line of said 74.640 acre tract, to a ¾ inch iron pipe found;

Thence **South 04°35'45" East 327.98 feet**, following the east line of said 5.36 acre tract and a west line of said 74.640 acre tract, passing an iron bar set at 302.98 feet, to the **place of beginning, containing 0.705 acres** more or less and subject to all valid easements and restrictions of record.

The road right-of-way of Township Road 127 contains 0.078 acres.

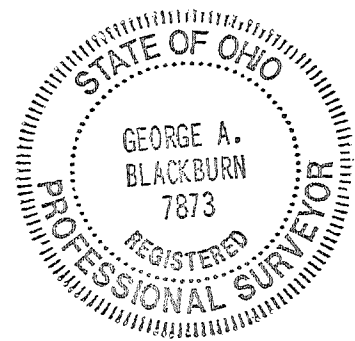
The 0.705 acre tract of land described herein is to be attached to an adjoining parcel and may not be used as a separate or independent tract.

The above description was prepared from an actual field survey made by Blackburn Surveying, LLC George A. Blackburn, Registered Surveyor #7873, during the month of March 2023. Iron bars set are 5/8 inch by 30 inch reinforcing rods with plastic caps marked "Blackburn RS #7873." Bearings indicated herein are based on the centerline of Township Road 127 (40 feet right-of-way width) bearing South 84°38'31" West.

Description prepared by:

 3-10-2023

George A. Blackburn, R.S. #7873
6879 State Route 287
West Liberty, Ohio 43357
(937) 465-0424





**DESCRIPTION OF SURVEY FOR
M-C FARMS, INC.
13.774 ACRES
March 10, 2023**

The following described 13.774 acre tract of land is situated in Virginia Military Survey 3326, Jefferson Township, Logan County, Ohio and being part of M-C Farms, Inc.'s 74.640 acre tract described in Official Record Volume 1410, page 5117, said 13.774 acre tract of land more particularly described as follows:

Commencing at a magnetic nail found at the intersection of the centerline of Township Road 126 (40 feet wide) with the centerline of Township Road 127 (40 feet wide) and at the southeast corner of said 74.640 acre tract;

Thence South 84°38'31" West 1292.15 feet, following the centerline of Township Road 127 and the south line of said 74.640 acre tract, to a railroad spike found at the southeast corner of Harley "Bud" S. Monson and Judith A. Monson. Trustees 5.36 acre tract described in Official Record Volume 1380, page 518;

Thence South 84°38'31" West 679.10 feet, continuing along the centerline of Township Road 127 and following the south line of said 5.36 acre tract, to a railroad spike found at a southeast corner of Linda L. Renkert's 124.595 acre tract described in Official Record Volume 1403, page 608;

Thence North 07°17'13" West 352.72 feet, departing from the centerline of Township Road 127, following the west line of said 5.36 acre tract and an east line of said 124.595 acre tract, passing a 3/4 inch iron pipe found at 25.09 feet, to a 3/4" iron pipe found at a southwest corner of said 74.640 acre tract, said iron pipe marking the **place of beginning**;

Thence **North 05°33'12" West 670.57 feet**, following an east line of said 124.595 acre tract and a west line of said 74.640 acre tract, to a 5/8 inch iron bar found;

Thence **North 83°04'53" East 1096.44 feet**, following a south line of said 124.595 acre tract and a north line of said 74.640 acre tract, passing at 586.70 feet a 5/8 inch iron bar found at a southeast corner of said 124.595 acre tract, entering said 74.640 acre tract thereafter, passing an iron bar set for reference at 1017.44 feet, to a point in the centerline of a creek;

Thence **South 36°23'00" West 46.02 feet**, following the centerline of said creek, to a point which bears North 30°46'53" East 48.64 feet from an iron bar set for reference;

Thence **South 13°29'25" West 47.50 feet**, continuing along the centerline of said creek, to a point which bears South 72°19'13" East 14.50 feet from an iron bar set for reference;

Thence **South 41°53'45" West 72.75 feet**, continuing along the centerline of said creek, to a point which bears South 30°42'01" West 68.10 feet from an iron bar set for reference;

Thence **South 27°51'24" West 308.13 feet**, continuing along the centerline of said creek, to a point which bears South 45°04'16" East 17.92 feet from an iron bar set for reference;

Thence **South 01°29'09" West 92.60 feet**, continuing along the centerline of said creek, to a point which bears South 72°30'56" East 35.10 feet from an iron bar set for reference;

Thence **South 41°49'51" West 97.63 feet**, continuing along the centerline of said creek, to a point which bears South 20°47'57" West 89.09 feet from an iron bar set for reference;

Thence **South 11°23'35" West 76.80 feet**, continuing along the centerline of said creek, to a point which bears North 08°02'49" East 109.69 feet from a ¾ inch iron pipe found at the northeast corner of said 5.36 acre tract;

Thence **South 25°32'04" West 87.31 feet**, continuing along the centerline of said creek, to a point which bears North 36°45'32" West 37.23 feet from a ¾ inch iron pipe found at the northeast corner of said 5.36 acre tract;

Thence **South 05°56'08" West 31.48 feet**, continuing along the centerline of said creek, to a point which bears South 86°39'56" West 25.58 feet from a ¾ inch iron pipe found at the northeast corner of said 5.36 acre tract, said point also in the north line of said 5.36 acre tract and in a south line of said 74.640 acre tract;

Thence **South 86°39'56" West 670.19 feet**, departing from the centerline of said creek, following the north line of said 5.36 acre tract and a south line of said 74.640 acre tract, passing an iron bar set for reference at 88.00 feet, to the **place of beginning, containing 13.774 acres** more or less and subject to all valid easements and restrictions of record.

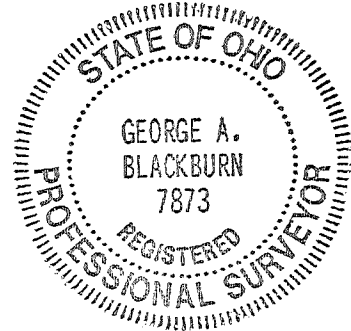
The 13.774 acre tract of land described herein is to be attached to an adjoining parcel and may not be used as a separate or independent tract.

The above description was prepared from an actual field survey made by Blackburn Surveying, LLC George A. Blackburn, Registered Surveyor #7873, during the month of March 2023. Iron bars set are 5/8 inch by 30 inch reinforcing rods with plastic caps marked "Blackburn RS #7873." Bearings indicated herein are based on the centerline of Township Road 127 (40 feet right-of-way width) bearing South 84°38'31" West.

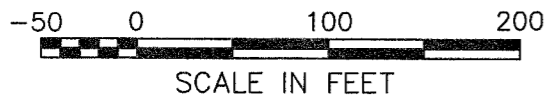
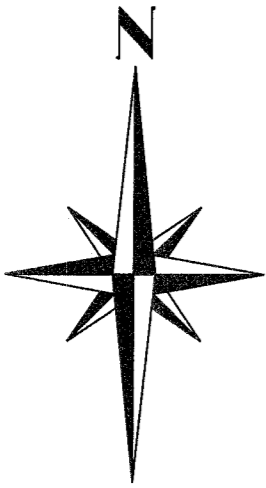
Description prepared by: *George A. Blackburn* 3-10-2023

George A. Blackburn, R.S. #7873
6879 State Route 287
West Liberty, Ohio 43357
(937) 465-0424

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PLAT OF SURVEY IN VIRGINIA MILITARY SURVEY 3326 JEFFERSON TOWNSHIP LOGAN COUNTY, OHIO



Linda L. Renkert
 124.595 acres
 O.R. 1403, pg. 608

M-C FARMS, INC.
 74.640 ACRES
 O.R. 1410, PG. 5117

13.774 Acres

Part of M-C FARMS, INC.
 74.640 ACRES
 O.R. 1410, PG. 5117

M-C FARMS, INC.
 74.640 ACRES
 O.R. 1410, PG. 5117

LINE TABLE

Line	Bearing	Distance
L1	N 6°13'05"W	38.36'
L2	N 0°05'38"W	54.28'
L3	N31°27'35"W	33.52'
L4	S 4°54'04"E	96.44'
L5	N51°27'36"E	60.93'
L6	S43°52'48"E	80.64'
L7	N 5°56'08"E	62.09'
L8	N86°39'56"E	25.58'
L9	S36°23'00"W	46.02'
L10	N30°46'53"E	48.64'
L11	S13°29'25"W	47.50'
L12	S72°19'13"E	14.50'
L13	S41°53'45"W	72.75'
L14	S30°42'01"W	68.10'
L15	S45°04'16"E	17.92'
L16	S 1°29'09"W	92.60'
L17	S72°30'56"E	35.10'
L18	S41°49'51"W	97.63'
L19	S20°47'57"W	89.09'
L20	S11°23'35"W	76.80'
L21	N 8°02'49"E	109.69'
L22	S25°32'04"W	87.31'
L23	N36°45'32"W	37.23'
L24	S 5°56'08"W	31.48'

Linda L. Renkert
 124.595 acres
 O.R. 1403, pg. 608

Place of Beginning
 for 13.774 acre tract

0.705 Acres

(0.078 Acres inside
 road right-of-way)

Harley "Bud" S. Monson
 and Judith A. Monson, Trustees
 5.36 acres
 O.R. 1380, pg. 518

M-C FARMS, INC.
 74.640 ACRES
 O.R. 1410, PG. 5117

Point of
 Commencement

TOWNSHIP ROAD 127 (40')

T.R. 126 (40')

ACCESS MANGEMENT REGULATIONS:
 Township Road 127 is classified as a local road.
 Minimum distance between driveways > 250'.
 Minimum stopping sight distance > 495'.
 No driveways requested at this time.

NOTES:
 The 0.705 acre tract and 13.774 acre tract shown hereon are to be attached to adjoining parcels and may not be used as separate or independent tracts.

LEGEND

- Railroad spike found
- Magnetic nail found
- 5/8" Iron bar found
- 5/8" Iron bar set
- 3/4" Iron pipe found

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL FIELD SURVEY AND THAT MONUMENTS WERE PLACED AS INDICATED HEREON.

George A. Blackburn 3-10-2023
 GEORGE A. BLACKBURN, R.S. 7873



INDEXED ON MAP
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REVISIONS	DATE	BY