

# Lee Surveying and Mapping Co.



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

855 East Sandusky Avenue  
Bellefontaine, Ohio 43311  
Phone 593-5780



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

## FLANNERY TRACT A

Lying in V.M.S. 4478, Lake Township, Logan County, Ohio.

Being out of that 23.124 acres in the name of Adolph Flannery as deeded and described in Volume 379, Page 367, Tract 5, of the Logan County Records of Deeds. Being more particularly described as follows:

Beginning at a railroad spike found on the center-line of Township Road 185, marking a southwest corner of said 23.124 acres and also being the south east corner of the Marvin Wilcoxon 0.941 acre tract. This point lying easterly along the center-line of said Township Road 185 a distance of 2043 feet from the center-line of Ludlow Road.

THENCE, N 2°-57' E, along the Wilcoxon said 0.941 acre tract and his 0.596 acre tract, a distance of 290.59 feet to an iron rod, passing the Wilcoxon northeast corner at 287.50 feet.

THENCE, parallel to Township Road 185, S 85°-00' E, a distance of 150.00 feet to an iron rod.

THENCE, S 2°-57' W, a distance of 290.59 feet to a railroad spike set on the center-line of Township Road 185.

THENCE, with said center-line, N 85°-00' W, a distance of 150.00 feet to the point of beginning. Containing 1.00 acre.

Last previous deed reference: Volume 379, Page 367, Tract 5.

Prepared by:

*Clayton M. Lee*

Clayton M. Lee  
Registered Surveyor No. 6181  
May 17, 1984

7028 1D-1

INDEXED ON MAP



ORIGINAL STAMP IN GREEN

# Lee Surveying and Mapping Co.



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

855 East Sandusky Avenue  
Bellefontaine, Ohio 43311  
Phone 593-5780



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

## FLANNERY TRACT B

Lying in V.M.S. 4478, Lake Township Logan County, Ohio.

Being out of that 23.124 acres in the name of Adolph Flannery as deeded and described in Volume 379, Page 367, Tract 5, of the Logan County Records of Deeds. Being more particularly described as follows:

Beginning at a railroad spike found on the center-line of Township Road 185, marking a southwest corner of said 23.124 acres and also being the southeast corner of the Marvin Wilcoxon 0.941 acre tract. This point lying easterly along the center-line of said Township Road 185 a distance of 2043 feet from the center-line of Ludlow Road.

THENCE, with the center-line of Township Road 185, S 85°-00' E, a distance of 150.00 feet to a railroad spike. THE TRUE POINT OF BEGINNING.

THENCE, parallel to the said Wilcoxon east line, N 2°-57' E, a distance of 290.59 feet to an iron rod.

THENCE, parallel to Township Road 185, S 85°-00' E, a distance of 150.00 feet to an iron rod.

THENCE, parallel to the west line, S 2°-57' W, a distance of 290.59 feet to an iron rod set on the center-line of Township Road 185.

THENCE, with said center-line, N 85°-00' W, to the point of beginning. Containing 1.00 acre.

Last previous deed reference: Volume 379, Page 367, Tract 5.

Prepared by:

7028 1D-2

INDEXED ON MAP

*Clayton M. Lee*

Clayton M. Lee  
Registered Surveyor No. 6181  
May 17, 1984



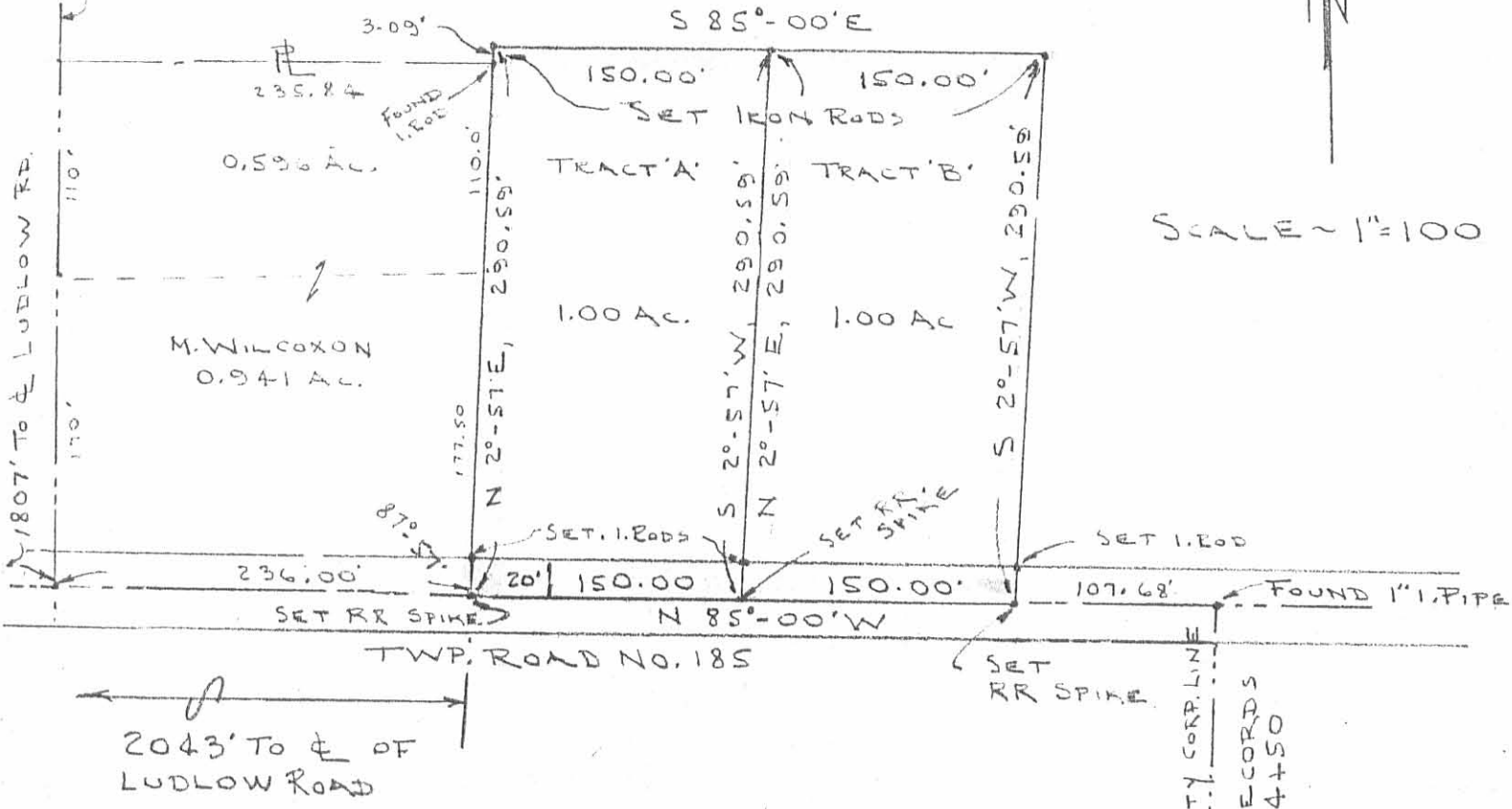
ORIGINAL STAMP IN GREEN

W. LINE OF 23.124 AC.

A. FLANNERY  
23.124 AC.  
VOL. 379, PG. 367  
TRACT 5



SCALE ~ 1"=100



M. WILCOXON  
0.941 AC.

TRACT 'A'

TRACT 'B'

1.00 AC.

1.00 AC.

SURVEY OF TWO 1-ACRE TRACTS  
OUT OF THE A. FLANNERY 23.124 ACRES  
(VOL. 379, PG. 367, TRACT V)  
V.M.S. 4478, LAKE TOWNSHIP  
LOGAN COUNTY, OHIO.

By: Clayton M. Lee

CLAYTON M. LEE  
REG. SURVEYOR 6181  
MAY 15, 1984

7028 IP

INDEXED ON MAP



E-CITY CORP. LINE  
CO. RD. RECORDS  
STA. 24+50

# Lee Surveying and Mapping Co.



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

855 EAST SANDUSKY AVENUE  
BELLEFONTAINE, OHIO 43311

(513) 593-5780

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



## FLANNERY (1.006 ACRES)

Lying in V.M.S. 4478, Lake Township, Logan County, Ohio.

Being off the south side of that Parcel 5, Volume 379, Page 367 in the name of Flannery as described in the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a railroad spike found on the center-line of Township Road 185 marking the southeast corner of a 1.00 acre tract (Furlong, Volume 405, Page 97) and being easterly along said center-line a distance of 2343 feet from the center-line of Ludlow Road. (See county engineer's F.B. 589, Page 20).

THENCE, with the west line of said 1.00 acre tract, N 2°-57' E, a distance of 290.59 feet to a 5/8" iron rod found at the northeast corner of said 1.00 acre.

THENCE, with the north line, extended easterly, of said 1.00 acre, S 85°-00' E, a distance of 150.00 feet to a 5/8" iron rod.

THENCE, S 2°-57' W, a distance of 302.38 feet to a railroad spike set on the center-line of Township Road 185.

THENCE, with said center-line, N 69°-35' W, a distance of 44.37 feet to a 1" iron pipe found at P.I. Station 24+50 (Co. F.B. 589, Page 20).

THENCE, continuing with said center-line, N 85°-00' W, a distance of 107.68 feet to the point of beginning.

Containing 1.006 acres.

Prepared by:

Clayton M. Lee  
Professional Surveyor No. 6181  
November 8, 1985

This description prepared from an actual field survey.

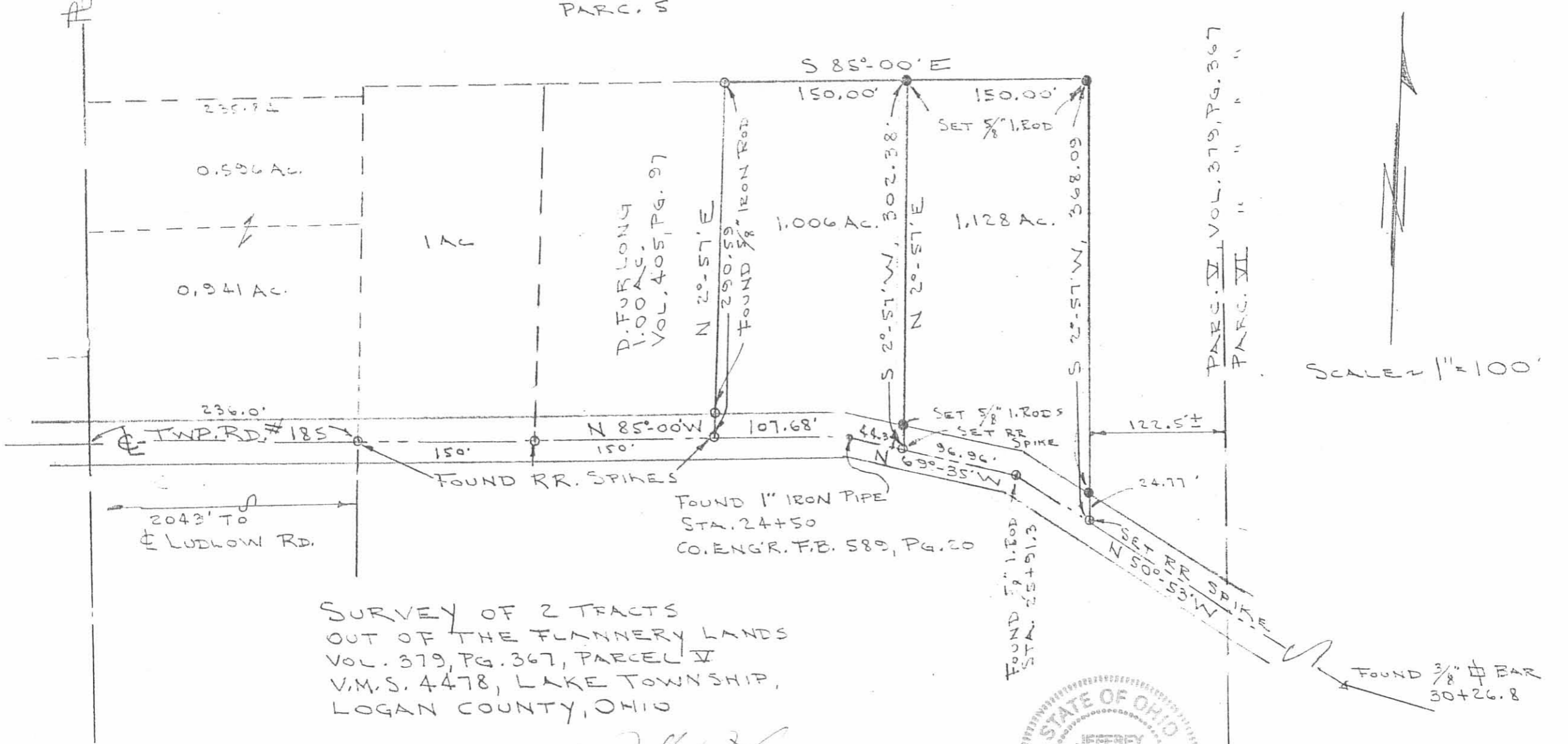
INDEXED ON MAP  
7028 2D



L-1121

ORIGINAL STAMP IN GREEN

A. FLANNERY  
 VOL. 379, PG. 367  
 PARC. 5



SURVEY OF 2 TRACTS  
 OUT OF THE FLANNERY LANDS  
 VOL. 379, PG. 367, PARCEL V  
 V.M.S. 4478, LAKE TOWNSHIP,  
 LOGAN COUNTY, OHIO

By: *Jeffrey I. Lee*  
 JEFFREY I. LEE  
 P.S. No. 6359  
 OCT. 30, 1985



ORIGINAL STAMP IN GREEN

INDEXED ON MAP  
 7028 2P

L-1121-4

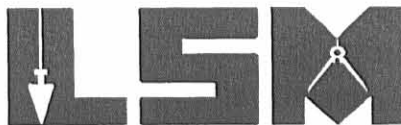
SCALE 1" = 100'

REC'D 8-31-00 SMJ OK ✓

# 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

## JANANNE PROPERTIES 3.650 ACRES

Lying in Virginia Military Survey 4478, Lake Township, Logan County, Ohio.

Being out of the Jananne Properties, an Ohio General Partnership original 24.91 acre tract as deeded and described in Official Record 120, Page 479, Tract I of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a railroad spike found at the southeast property corner of the Marvin L. Wilcoxon 1.000 acre tract (O.R. 246, Pg. 890, Tract II) on the center-line of Township Road 185 (60 feet wide).

THENCE, with a east lines of the said 1.000 acre tract and the Marvin Lee Wilcoxon 1.100 acre tract (O.R. 251, Pg. 518) , N 2°-56'-03" E, a distance of 450.37 feet to a 5/8 inch iron rod found at the TRUE POINT OF BEGINNING.

THENCE, with the north lines of the said 1.100 acre tract and the Marvin A. Wilcoxon, Jr. 0.900 acre tract (O.R. 252, Pg. 635), N 85°-02'-18" W, a distance of 535.89 feet to a 5/8 inch iron rod found.

THENCE, with the east lines of the Max C. Earick 2.94 acre tract (Vol. 294, Pg. 444) and 7.73 acre tract (Vol. 373, Pg. 69), N 2°-54'-50" E, a distance of 293.87 feet to a 5/8 inch iron rod found at the southwest corner of the Jananne Properties, an Ohio General Partnership 18.347 acre tract (O.R. 120, Pg. 495, Tract VI) and a corner of the Bellefontaine Corporation Line.

THENCE, with the Bellefontaine Corporation Line and the south line of the said 18.347 acre tract, S 85°-40'-55" E, a distance of 535.81 feet to a 5/8 inch iron rod set.

THENCE, S 2°-56'-03" W, a distance of 299.88 feet to the place of beginning.

Containing 3.650 acre.

The basis for bearings is the east line of the said Marvin L. Wilcoxon 1.000 acre tract being N 2°-56'-03" E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on August 11, 2000.

Description prepared by:

A handwritten signature in black ink, appearing to read 'W. K. Bruce', is written over a light blue circular stamp.

William K. Bruce  
Professional Surveyor 7437  
August 21, 2000

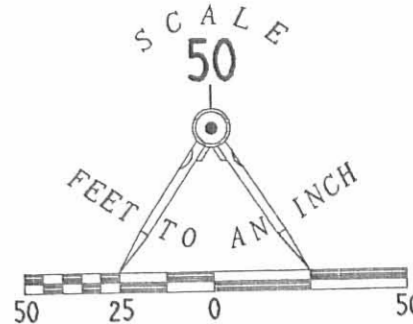


ORIGINAL STAMP IN GREEN

L-1121

INDEXED ON MAP  
7028 3D

JANANNE PROPERTIES.  
AN OHIO GENERAL PARTNERSHIP  
18.347 ACRES  
O.R. 120, PG. 495  
TRACT VI



MAX C. EARICK  
AND MARILYN K. EARICK  
7.73 ACRES  
VOL. 373, PG. 69

BELLEFONTAINE CORPORATION LINE

S 85°40'55"E  
535.81'

N 02°54'50"E  
293.87'

3.650 ACRES

MAX C. EARICK  
AND MARILYN K. EARICK  
2.94 ACRES  
VOL. 294, PG. 444

S 02°56'03"W  
299.88'

LEGEND:

- 5/8 INCH IRON ROD SET
- 5/8 INCH IRON ROD FOUND
- ⊗ RAILROAD SPIKE FOUND
- 1/2 INCH IRON ROD FOUND

MARVIN A. WILCOXON, JR.  
AND PEGGY W. WILCOXON  
0.900 ACRE  
O.R. 252, PG. 635

N 85°02'18"W  
535.89'

LEE WILCOXON, AKA.  
MARVIN LEE WILCOXON  
1.100 ACRES  
O.R. 251, PG. 518  
TRACT I

JANANNE PROPERTIES.  
AN OHIO GENERAL PARTNERSHIP  
24.91 ACRES  
O.R. 120, PG. 479  
TRACT I

N 02°54'50"E  
450.02'

(BASIS FOR BEARINGS)  
N 02°56'03"E  
450.37'

MARVIN L. WILCOXON  
AND TRAYCE E. WILCOXON  
1.000 ACRES  
O.R. 246, PG. 890  
TRACT II

TOWNSHIP ROAD 185 (60' R/W)

SURVEY OF 3.650 ACRES OUT OF THE  
JANANNE PROPERTIES.  
AN OHIO GENERAL PARTNERSHIP  
ORIGINAL 24.91 ACRE TRACT  
OFFICIAL RECORD 120, PAGE 479.  
TRACT I  
VIRGINIA MILITARY SURVEY 4478  
LAKE TOWNSHIP  
LOGAN COUNTY, OHIO

SURVEYED BY:

*William K. Bruce*  
WILLIAM K. BRUCE  
PROFESSIONAL SURVEYOR 7437  
AUGUST 11, 2000



ORIGINAL STAMP IN GREEN

COPYRIGHT 2000 BY:  
LEE SURVEYING & MAPPING CO., INC.  
117 North Madriver Street  
BELLEFONTAINE, OHIO 43311  
(937) 593-7335

D-384

JALER

L-1121-2

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

INDEXED ON MAP  
7028 3P

Received 9/23/95  
OK 904

Permanent Easement  
John R. Martin, II, etux to The Logan County Commissioners  
Lake Township  
Logan County, Ohio  
V.M.S. 4478  
September 1993

Permanent Easement A

The following described permanent easement is located in Lake Township, Logan County, Ohio, and is part of V.M.S. 4478. Said permanent easement is part of John R. Martin II etux's, 1.00 acre tract (O.R. Volume 92, page 900); denoted as permanent parcel no. 15-092-00-00-038.004. Said permanent easement abuts the North side of Lake Township Road No. 185 and is more particularly described as follows:

Beginning at 1/2 inch diameter iron found on the center line of Township Road No. 185, said iron being Station 19+23.30 as shown in Field Book 589, page 18 found in the Map Room of the Logan County Engineer's Office.

Thence with the center line of Township Road No. 185, S.85°-00'-00" E., 118.76 feet to railroad spike found at the Southeast corner of Marvin A. Wilcoxon Jr.'s 1.537 acre tract (Deed Book Volume 398, page 185).

Thence with Wilcoxon's East line N. 2°-57'-00" E., 20.01 feet to a capped iron found on the North right of way line of Township Road No. 185 (shown as being set by Lee Surveying and Mapping Company in Survey Index 7028 found in the Map Room of the Logan County Engineer's Office). Said capped iron being the true point of beginning of this description.

Thence continuing with Wilcoxon's East line N.2°-57'00" E., 10.01 feet to a point.

Thence through Martin's 1.00 acre tract and parallel to the center line of Township Road No. 185, S.85°-00'-00" E., 150.00 feet to a point on the West line of John R. Martin, II, etux's, 1.00 acre tract (O.R. Volume 92, page 900) denoted as permanent parcel no. 15-092-00-00-038.001.

INDEXED ON MAP  
7028 4D-1



Thence with Martin's West Line, S. 2°-57'-00" W., 10.01 feet to a capped iron found on the North right of way line of Township Road No. 185 (Said iron shown as being set by Lee Surveying and Mapping Company in Survey Index 7028 found in the Map Room of the Logan County Engineer's Office).

Thence with the North right of way line of Township Road No. 185, N.85°-00'-00" W., 150.00 feet to the point of the beginning.

The above described permanent easement contains 0.034 acre more or less.

Basis of bearing being the center line of Lake Township Road No. 185 as shown on a 1984 Lee Survey (Index No. 7028). The bearing of Lake Township Road No. 185 being N.85°-00'-00" W.

Fieldwork was completed in August, 1992.

This description was prepared by the Logan County Engineer's Office. The center line of Lake Township Road No. 185 was set up via an actual field survey. All other information was taken from existing records and deeds.



*Curtis D. Dill*

Curtis D. Dill, P.S.  
Logan County Engineer's Office  
Registered Surveyor No. 7310  
Bellefontaine, Ohio 43311

INDEXED ON MAP  
7028 4D-2

Received 9/23/93  
OK JCH

Permanent Easement  
John R. Martin, II, etux to Logan County Commissioners  
Lake Township  
Logan County, Ohio  
V.M.S. 4478  
September 1993

Permanent Easement B

The following described permanent easement is located in Lake Township, Logan County, Ohio and is part of V.M.S. 4478. Said permanent easement is part of John R. Martin, II, etux's 1.00 acre tract (O.R. Volume 92, page 900) denoted as permanent parcel no. 15-092-00-00-038.001. Said permanent easement abuts the North side of Lake Township Road 185 and is more particularly described as follows:

Beginning at 1/2 inch diameter iron found on the center line of Township Road No. 185. Said iron being Station 19+23.30 as shown in Field Book 589, page 18 found in the Map Room of the Logan County Engineer's Office.

Thence with the centerline of Township Road No. 185 S.85°-00'-00" E., 268.76 feet to railroad spike found at the Southeast corner of John R. Martin, II, etux's 1.00 acre tract (O.R. Vol. 92, page 900) denoted as permanent parcel no. 15-092-00-00-038.004.

Thence with Martin's East line N.2°-57'-00" E., 20.01 feet to a capped iron found on the North right of way line of Township Road No. 185 (shown as being set by Lee Surveying and Mapping Company in Survey Index 7028 found in the Map Room of the Logan County Engineer's Office). Said iron bar being the true point of beginning of this description.

Thence continuing with Martin's East line N.2°-57'-00" E., 10.01 feet to a point.

Thence through Martin's 1.00 acre tract and parallel to the centerline of Township Road No. 185, S.85°-00'-00" E., 150.00 feet to a point on the West line of Jananne Properties' 25.74 acre tract (O.R. Volume 120, pages 479-489).

INDEXED ON MAP  
7028 40-3

Thence with the West line of Jananne Properties' 25.74 acre tract, S.2°-57'-00" W., 10.01 feet to a capped iron found on the North right of way line of Township Road No. 185 (shown as being set by Lee Surveying and Mapping Company in Survey Index 7028 found in the Map Room of the Logan County Engineer's Office).

Thence with the North right of way line of Township Road No. 185, N.85°-00'-00" W., 150 feet to the point of beginning.

The above described permanent easement contains 0.034 acre more or less.

Basis of bearing being the center line of Lake Township Road No. 185 as shown on a 1984 Lee Survey (Index No. 7028). The bearing of Lake Township Road No. 185 being N.85°-00'-00" W.

Field work was completed in August, 1992.

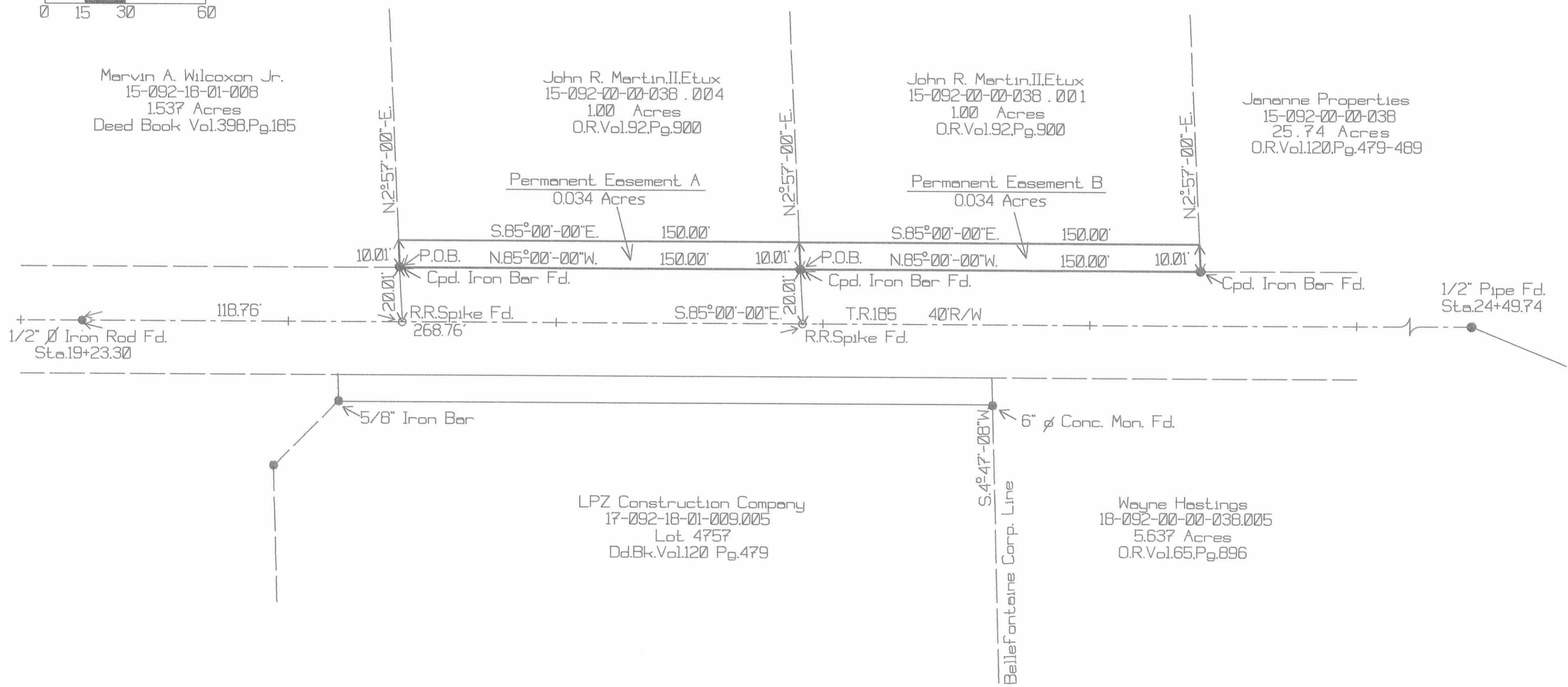
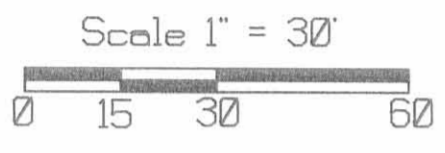
This description was prepared by the Logan County Engineer's Office. The center line of Lake Township Road No. 185 was set up via an actual field survey. All other information was taken from existing records and deeds.



Curtis D. Dill  
Curtis D. Dill, P.S.  
Logan County Engineer's Office  
Registered Surveyor No. 7310  
Bellefontaine, Ohio

INDEXED ON MAP  
702840-4

Permanent Easements on Township Road 185  
 Lake Township  
 Logan County, Ohio  
 V.M.S. 4478  
 September 1993



REFERENCES  
 FIELD BOOK 589, pg 18  
 1984 LEE SURVEY (INDEX NO. 7028)

INDEXED ON MAP  
 7028 4P

Basis of Bearing being the centerline of Lake Township Road No. 185 as shown on the plot of a 1984 Lee survey (Index No. 7028). Said bearing being  $S.85^{\circ}00'00"E$ .

Fieldwork was completed in August 1993

This plot was prepared by the Logan County Engineer's Office. The centerline of Lake Township Road No. 185 was set up via an actual field survey. All other information was taken from existing records and deeds.



*Curtis D. Dill*  
 Curtis D. Dill  
 Logan County Engineer's Office  
 Registered Surveyor No. 7310  
 Bellefontaine, Ohio