

Davis Survey Monroe Township October 1960 14.64 Acres

The following described land in Monroe Township, Logan County, Ohio and being in V.M.S. 4479

Beginning at the west side of a large wood post at the N.W. corner of V.M.S. 6487 and at the S.W. corner of V.M.S. 10091 and also being the N.W. corner of Byron Davis's 19.34 acre tract.

Thence with the west side of said Davis 19.34 acre tract and also with the west side of V.M.S. 6487 S. 15 - 38 E. 276.00 feet to an iron.

Thence with the north side of E. Byron Davis's 36.55 acre tract S. 75 - 32 W. 825.50 feet to a point in Mac-O-Chee Creek.

Thence with the east side of Elmer J. Kane's 21.71 acre tract N. 15 - 33 W. 775.00 feet to a two inch pipe at an interior corner of said Kane land. The last described line passing an iron on the north ~~side of the~~ creek bank at ten feet.

Thence with the south side of said Kane 21.71 acre tract N. 75 - 12 E. 479.00 feet to a wood post at the S.W. corner of Soloma Thorman's 11.57 acre tract.

Thence with the south side of said Thorman's 11.57 acre tract again N. 75 - 12 E. 342.50 feet to an iron in the east side of V.M.S. 4479.

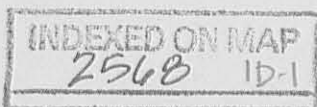
Thence with the east side of V.M.S. 4479 S. 15 - 38 E. 501.00 feet to the place of beginning.

Said described tract containing 14.64 acres.

cc

Logan County Engineer

479.00
342.50
821.50



Davis Survey Monroe Township October 1960 10.38 Acres

The following described land in Monroe Township, Logan County, Ohio and being in V.M.S. I009I

Beginning at the west side of a large wood post at the N.W. corner of V.M.S. 6487 and the S.W. corner of V.M.S. I009I and also being the N.W. corner of E.Byron Davis's 19.34 acre tract.

Thence N. 15 - 38 W. 501.00 feet to an iron at the S.W. corner of Soloma Thorman's 44.41 acre tract.

Thence with the south side of said Thorman's 44.41 acre tract N. 74 - 47 E. 901.50 feet to a wood post in the west line of John M. McNulty's 30.19 acre tract.

Thence with the west side of said McNulty's 30.19 acre tract S. 19 - 57 E. 479.00 feet to an iron at the north side of a twenty foot lane.

Thence with the north side of said lane S. 74 - 33 W. 338.00 feet to a wood post. The last described line being twenty feet north of and parallel with the north line of V.M.S. 6487.

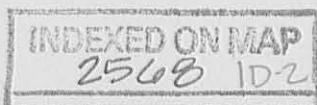
Thence S. 15 - 27 E. 20.00 feet to a wood post in the north line of V.M.S. 6487.

Thence with the north line of V.M.S. 6487 and also being the north line of E.Byron Davis's 19.34 acre tract S. 74 - 33 W. 597.50 feet to the place of beginning.

Said described tract containing 10.38 acres.

cc

Logan County Engineer.



on Plat Book
INDEXED ON MAP

2568

INDEXED ON MAP



DAVIS FARM
 MONROE TOWNSHIP
 LOGAN COUNTY OHIO

OCTOBER 1960
 SCALE 1" = 100'
 0' 100' 200'



FILE FW-355
 BOOK FW-31

INDEXED ON MAP
 2568
 INDEXED ON MAP

Survey for Mary Turner

Monroe Township

Page

Benj. Moots
to

Vol. 104 Page 408

Sec. _____ T. _____ R. _____

Matthe Moots

Date Dec 27 1906

Surv. 4479 & 6487

Thence

Begin 302 chis N of S cor bet surveys.

with said line $\times 1540$ W 753 chais to \odot Mac. pipe

" " said pipe, N $61\frac{1}{2}$ E 29 lks. to NW cor school lot.

with W line school lot, 253 chs. to stake.

" " " " N $61\frac{1}{2}$ E 250 chs. to a stake

S 15 40' E 8.07 chains. to a point 4" east of the

\odot of bush 2" in diam.

S 74 50' W parallel S line surv. 4479 15.23 chs.

passing 62 $\frac{1}{2}$ lks N of Blck cor bet surveys at
2.76 chain to an 1 $\frac{1}{2}$ inch bar.

INDEXED ON MAP

256820-1

Survey for Mary M. Doll, Marion Township

James Randal
to
Mary M. Doll

Vol. 65 Page 534

Sec. _____ T. _____ R. _____

Date Nov 30 1882

Surv. 6482

Thence

Begin @ W.L. & Macacreek pipe & in E line
Washingtons Survey 9479

- N 20 W with E - run to a stake in
parade and in E.M. Long's S line

- N 71 E 3.5 poles to a stake.

- 320 E to @ pipe

- West with @ pipe to beg.

INDEXED ON MAP
256B 202

Survey for Mary M. Doll, Monroe Township

Page

Henry Bandel
to

Vol. 91 Page 194

Sec. _____ T. _____ R. _____

Mary M. Randall

Date May 8 1899

Surv. 6487

Thence

— Beg at a stone in a road and ind^F — of
said survey S E to Geo W Newmans land.
— with said road & line S $18\frac{1}{2}$ E 49.8 poles to a stone
corner to Sharts land
— with Sharts line S 71 W 52 $\frac{1}{2}$ poles to a stone
and S $3\frac{1}{2}$ E 47.6 poles to a stone
— N 82 W. 34 poles crossing creek to a stone
— N $18\frac{1}{2}$ W 80 poles to a willow tree
— N 72 E 96 poles to beg.

INDEXED ON MAP
256B 2D-3

37.51 Acres, (more or less)

Survey for Mary Doll, Monroe Township

John M Short
to
Henry Traubert

Vol. 76 Page 282
Date Apr 1 1890

Sec. _____ T. _____ R. _____
Surv. 2220.86788

Trench

— Beg at Stake in White Kullitts land

— N 19 W 76 poles to stone in stump & sand

— W 1/2 with said 15 1/2 poles to a stone

— N 18 1/2 W 79 poles to stone in prairie

— N 71 E 53 poles to stone in White H Short's land

— S 21 E 150 poles crossing Macomber to SE corner

2220

— S 69 W poles to heg containing 60 A.

INDEXED ON MAP
2568 2D-4

Survey for Mary Hall, Moose Township

Page

Isaac Willits
to

Vol. 50 Page 471

Sec. _____ T. _____ R. _____

Henry Randall

Date Sept 25 1872

Surv. 222076487

Thence

- Beg at stone John Williams SE Cor.
- W 71 E 40 poles to a stone elm tree near Willits
- N 19 W 72 poles to a stone in a turnpike road
- West 17 poles with road to a stone
- N 8 1/2 W 30 poles & lks. on N Bank Macabee crossing creek at 27 1/2 poles.
- N 87 W 34 poles 15 lks to a stone on S Bank Macabee crossing creek at 16 poles.
- S 19 E 121 poles with J. Williams Stone to beg

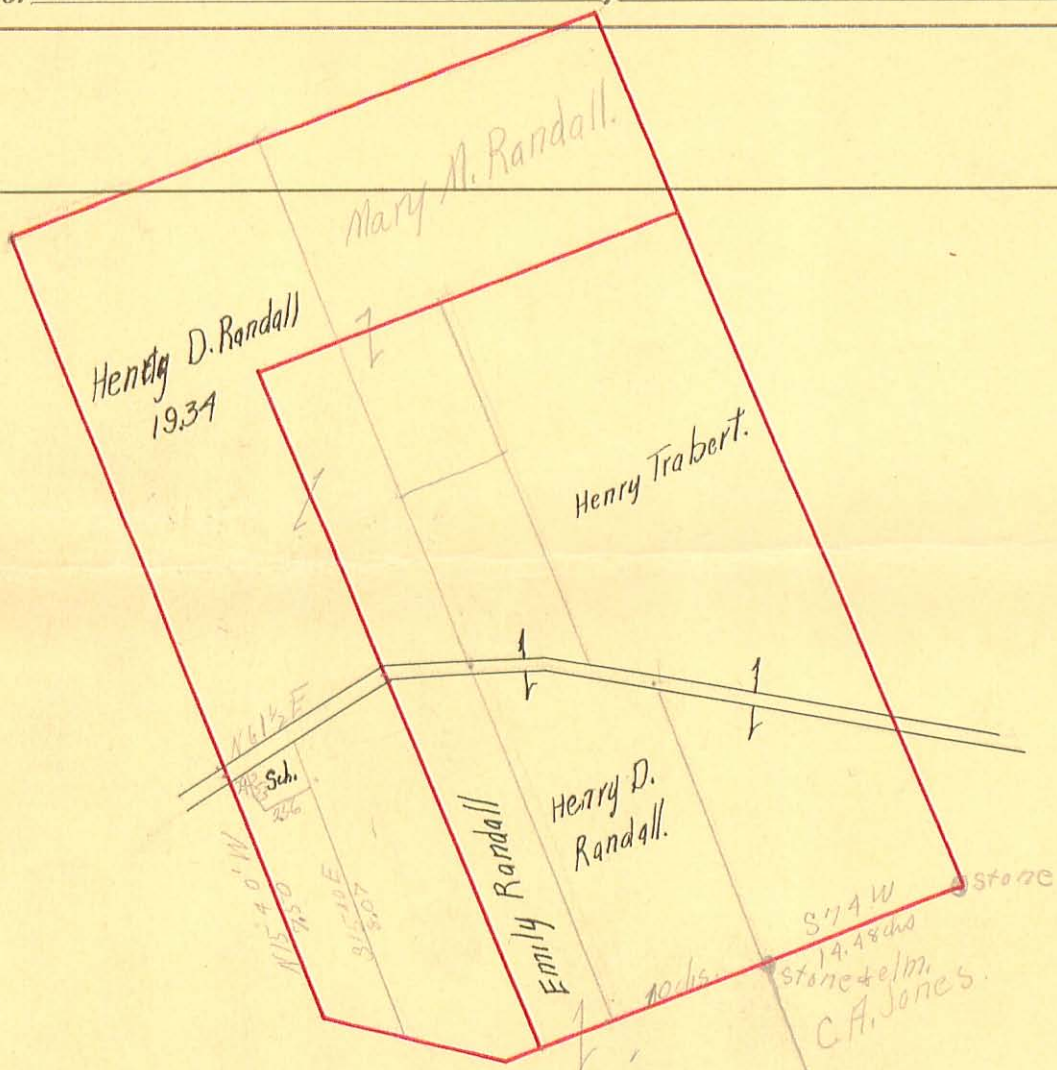
INDEXED ON MAP
2568 2D-5

95 1/2 Acres, (more or less)

Survey for _____

Township _____

Page _____



INDEXED ON MAP
2568 2P

REC'D 4-23-12 SMY OK

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TRABERT 1.000 ACRE

Lying in Virginia Military Survey 2220, Monroe Township, Logan County, Ohio.

Being out of the Robert Eugene Trabert and Catherine Ann Trabert 34.44 acre tract as deeded and described in Volume 403, Page 41 of the Logan County Records of Deeds and being more particularly described as follows:

Commencing on a railroad spike found on the east line of Virginia Military Survey 2220 on the intersection of the center-lines of Ohio Route 287 and Township Road 178.

THENCE, with the east line of Virginia Military Survey 2220 and the center-line of Township Road 178 (60 feet wide), N 13°-01'-34"W, a distance of 1770.43 feet to a 5/8 inch iron rod set at the TRUE POINT OF BEGINNING.

THENCE, S 76°-58'-26"W, a distance of 208.71 feet to a 5/8 inch iron rod set, passing a 5/8 inch iron rod set at 30.00 feet.

THENCE, N 13°-01'-34"W, a distance of 208.71 feet to a 5/8 inch iron rod set on the north line of Virginia Military Survey 2220.

THENCE, with the north line of Virginia Military Survey 2220 and the south line of the Peter N. McGuire and Melinda M. McGuire 126.44 acre tract (O.R. 864, Pg. 394, Tract I), N 76°-58'-26"E, a distance of 208.71 feet to a MAG nail set on the northeast corner of Virginia Military Survey 2220 and on the center-line of Township Road 178, passing a 5/8 inch iron rod set at 178.71 feet.

THENCE, with the east line of Virginia Military Survey 2220 and the center-line of Township Road 178, S 13°-01'-34"E, a distance of 208.71 feet to the point of beginning.

Containing 1.000 acre, of which 0.144 acre is within the highway right-of-way.

Property is subject to any and all previous easements and rights-of-way of record.

The basis for bearings is the east line of Virginia Military Survey 2220, being N 13°-01'-34"W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on April 18, 2012.

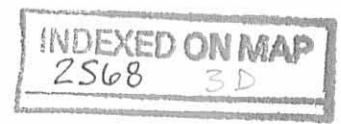


ORIGINAL STAMP IN GREEN

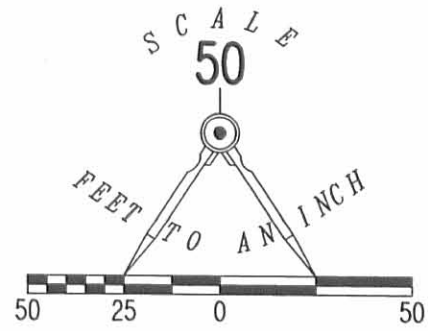
Description prepared by:

William K. Bruce
Professional Surveyor 7437
April 18, 2012

53070412



REID 4-23-12 SMY



LEGEND:

- ⊗ RAILROAD SPIKE FOUND
- ⊠ STONE WITH "+" FOUND
- MAG NAIL SET
- 5/8 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "LSM 7437"

PETER N. MCGUIRE AND
MELINDA M. MCGUIRE
126.44 ACRES
O.R. 864, PG. 394
TRACT I

V.M.S. 6487
V.M.S. 2220

N 76°58'26" E
208.71'

1.000 ACRE
OF WHICH 0.144 ACRE IS WITHIN
THE HIGHWAY RIGHT-OF-WAY

N 13°01'34" W
208.71'

208.71'
S 76°58'26" W

ROBERT EUGENE TRABERT AND
CATHERINE ANN TRABERT
34.44 ACRES
VOL. 403, PG. 41

TOWNSHIP ROAD 178 (60')

S 13°01'34" E
1797.50'

V.M.S. 6487

V.M.S. 3224

V.M.S. 2220

S 13°01'34" E
208.71'

30.00'

(BASIS FOR BEARINGS)
N 13°01'34" W
1770.43'

V.M.S. 3225
V.M.S. 2220

287

SURVEY OF 1.000 ACRE OUT OF THE
ROBERT EUGENE TRABERT AND
CATHERINE ANN TRABERT
34.44 ACRE TRACT
VOLUME 403, PAGE 41
VIRGINIA MILITARY SURVEY 2220
MONROE TOWNSHIP
LOGAN COUNTY, OHIO

SURVEYED BY:

William K. Bruce
WILLIAM K. BRUCE
PROFESSIONAL SURVEYOR 7437
APRIL 18, 2012



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KSS D0412 53070412 L-5307-3

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03-13-13

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GODWIN 0.155 ACRE

Lying in Virginia Military Survey 10091, Monroe Township, Logan County, Ohio.

Being out of the Robert D. Godwin and Jacqueline S. Godwin 30.5 acre tract as deeded and described in Official Record 584, Page 237, Parcel 1 of the Logan County Record of Deeds and being more particularly described as follows:

Commencing at a 5/8 inch iron rod set at the intersection of the center-line of Township Road 178 (40 feet wide) and the south line of Virginia Military Survey 10091.

THENCE, with the south line of Virginia Military Survey 10091, S 74°-16'-24"W, a distance of 1210.48 feet to a 5/8 inch iron rod set at the TRUE POINT OF BEGINNING.

THENCE, with the south line of Virginia Military Survey 10091, S 75°-06'-10"W, a distance of 337.23 feet to a 5/8 inch iron rod set.

THENCE, with the lines of the Peter N. McGuire and Melinda M. McGuire 10.38 acre tract (O.R. 864, Pg. 394, Tract II) the following two courses:

N 16°-58'-41"W, a distance of 20.02 feet to a 5/8 inch iron rod set.

N 75°-06'-10"E, a distance of 336.19 feet to a 1 inch iron pipe found.

THENCE, S 19°-57'-00"E, a distance of 20.08 feet to the point of beginning.

Containing 0.155 acre.

This parcel is to be attached to an adjoining tract of land and is not to be used as a separate and independent parcel.

Property is subject to any and all previous easements and rights-of-way of record.

The basis for bearings is the south line of Virginia Military Survey 10091, being S 74°-16'-24"W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on February 27, 2013

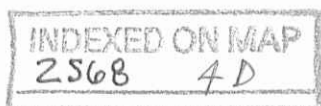
Description prepared by:



ORIGINAL STAMP IN GREEN

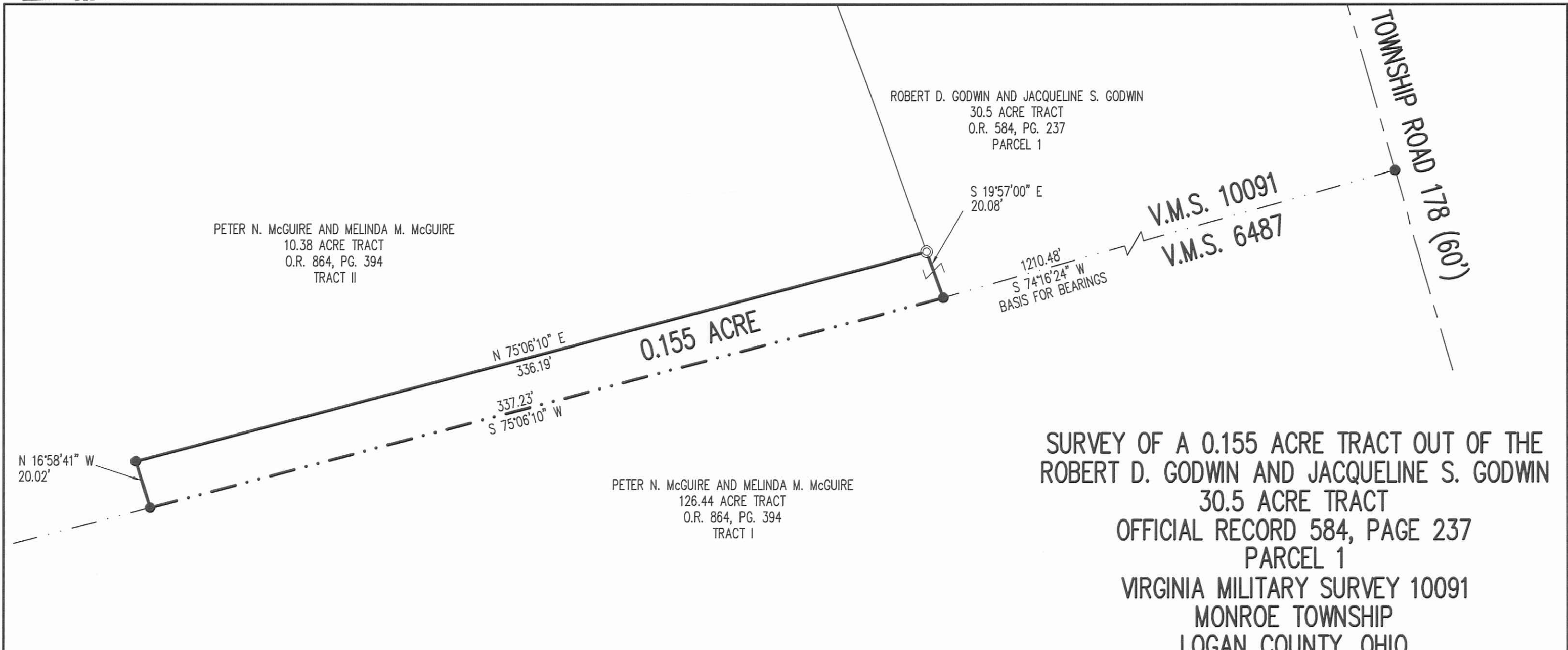
William K. Bruce
Professional Surveyor 7437
February 27, 2013

L-5487



3-1-13

APPROVED



PETER N. McGUIRE AND MELINDA M. McGUIRE
 10.38 ACRE TRACT
 O.R. 864, PG. 394
 TRACT II

ROBERT D. GODWIN AND JACQUELINE S. GODWIN
 30.5 ACRE TRACT
 O.R. 584, PG. 237
 PARCEL 1

S 19°57'00" E
 20.08'

1210.48'
 S 74°16'24" W
 BASIS FOR BEARINGS

V.M.S. 10091
 V.M.S. 6487

TOWNSHIP ROAD 178 (60')

0.155 ACRE

PETER N. McGUIRE AND MELINDA M. McGUIRE
 126.44 ACRE TRACT
 O.R. 864, PG. 394
 TRACT I

SURVEY OF A 0.155 ACRE TRACT OUT OF THE
 ROBERT D. GODWIN AND JACQUELINE S. GODWIN
 30.5 ACRE TRACT
 OFFICIAL RECORD 584, PAGE 237
 PARCEL 1
 VIRGINIA MILITARY SURVEY 10091
 MONROE TOWNSHIP
 LOGAN COUNTY, OHIO

SURVEYED BY:

William K. Bruce
 WILLIAM K. BRUCE
 PROFESSIONAL SURVEYOR 7437
 FEBRUARY 27, 2012



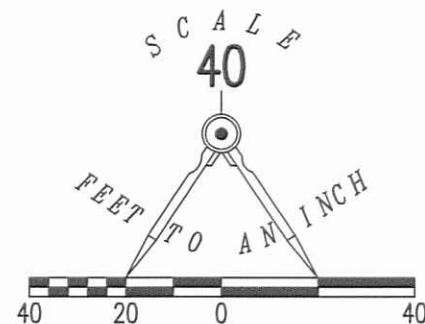
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ADW D0213 54870213 L-5487-3

LEGEND

- 5/8 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "LSM7437"
- ⊙ 1 INCH IRON PIPE FOUND



NOTE:
 THIS PARCEL IS TO BE ATTACHED TO AN ADJOINING TRACT OF LAND AND IS NOT TO BE USED AS A SEPARATE AND INDEPENDENT PARCEL.

INDEXED ON MAP
 ZS6B 4P

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2-24-17

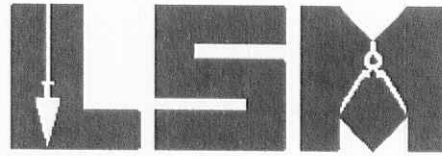
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KAUFFMAN 95.005 ACRES

Lying in Virginia Military Survey 4479, Monroe Township, Logan County, Ohio.

Being all of the Byron Forrest Kauffman and Barbara Eileen Kauffman, Trustees, 83.550 acre tract as deeded and described in Official Record 700, Page 820, Tract I of the Logan County Records of Deeds and being more particularly described as follows:

Commencing on a MAG nail found on the center-line of Ohio Route 287 at P.C. Station 101 + 52.92 (Right-of-way Plan LOG-287-1.88, Sheet 4 of 7).

THENCE, with the center-line of Ohio Route 287 (variable widths), S 56°-43'-13"W, a distance of 1449.97 feet to a 1 inch square iron bar found at the TRUE POINT OF BEGINNING.

THENCE, with the center-line of Ohio Route 287 (60 feet wide), S 56°-42'-06"W, a distance of 1629.08 feet to a 1 inch square iron bar found.

THENCE, with the east lines of the Joe Smucker 23.58 acre tract (Vol. 366, Pg. 246, Tract II) and the Jeff O. Harr 159.30 acre tract (O.R. 878, Pg. 479, Tract II), N 20°-00'-00"W, a distance of 3017.85 feet to a 5/8 inch iron rod found, passing a 5/8 inch iron rod set at 30.83 feet.

THENCE, with the south lines of the Theodora C. Holloway 3.457 acre tract (O.R. 334, Pg. 105, Tract II) and the Matthew D. Sertell 3.930 acre tract and 7.708 acre tract (O.R. 993, Pg. 728, Parcel II and Parcel I), N 77°-48'-43"E, a distance of 833.42 feet to a 2 inch steel pipe found.

THENCE, with the lines of the Justin Bahan 22.447 acre tract (O.R. 988, Pg. 40), the following four courses:

S 20°-28'-07"E, a distance of 176.85 feet to a point.

N 68°-46'-01"E, a distance of 498.26 feet to a 5/8 inch iron rod found, passing a 5/8 inch iron rod found at 19.56 feet.

S 41°-40'-21"E, a distance of 149.16 feet to a 5/8 inch iron rod found.

MEMBER: NATIONAL SOCIETY OF PROFESSIONAL SURVEYORS (NSPS)
PROFESSIONAL LAND SURVEYORS OF OHIO (PLSO)

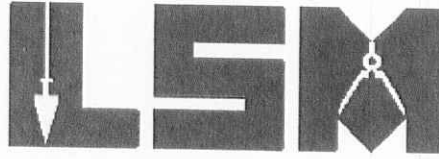
INDEXED ON MAP

2548 5D-1

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S 60°-57'-03"E, a distance of 265.32 feet to a 5/8 inch iron rod found.

THENCE, with the west line of the Peter N. McGuire 126.44 acre tract (O.R. 864, Pg. 394, Tract I), S 20°-52'-53"E, a distance of 2024.96 feet to the point of beginning, passing a 5/8 inch iron rod set at 1994.24 feet.

Containing 95.005 acres, of which 1.122 acres are within the highway right-of-way.

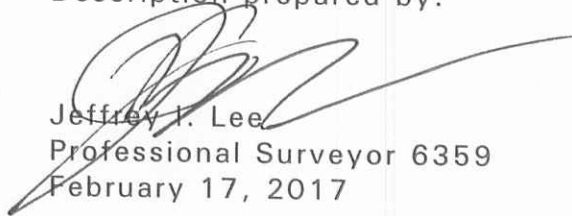
Property is subject to any and all previous easements and rights-of-way of record.

The basis for bearings is the center-line of Ohio Route 287, west of P.C. Station 101+52.92, being S 56°-43'-13"W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on February 17, 2017.



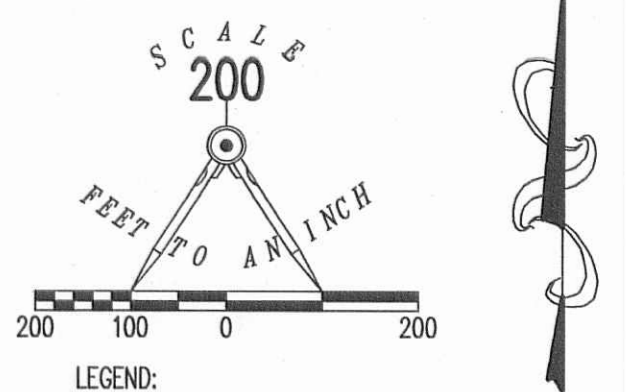
ORIGINAL STAMP IN GREEN

Description prepared by:


Jeffrey I. Lee
Professional Surveyor 6359
February 17, 2017

37940217

APPROVED



- LEGEND:
- 1 INCH SQUARE IRON BAR FOUND
 - ⊙ MAG NAIL FOUND
 - ⊕ 2 INCH STEEL PIPE FOUND
 - 5/8 INCH IRON ROD FOUND
 - 5/8 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "LSM"

95.005 ACRES
 OF WHICH 1.122 ACRES ARE WITHIN
 THE HIGHWAY RIGHT-OF-WAY
 BYRON FORREST KAUFFMAN AND
 BARBARA EILEEN KAUFFMAN, TRUSTEES
 83.550 ACRES
 O.R. 700, PG. 820
 TRACT I

**RETRACEMENT SURVEY OF THE
 BYRON FORREST KAUFFMAN AND
 BARBARA EILEEN KAUFFMAN, TRUSTEES
 83.550 ACRE TRACT
 OFFICIAL RECORD 700, PAGE 820
 TRACT I
 VIRGINIA MILITARY SURVEY 4479
 MONROE TOWNSHIP
 LOGAN COUNTY, OHIO**

SURVEYED BY:

 JEFFREY I. LEE
 PROFESSIONAL SURVEYOR 6359
 FEBRUARY 17, 2017



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 KSS D0217 37940217 L-3794-2

THIS SURVEY WAS PREPARED IN THE ABSENCE OF
 A COMPLETE AND ACCURATE TITLE SEARCH AND
 DOES NOT GUARANTEE TITLE.

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6-7-17

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McGUIRE 9.718 ACRES TRACT A

Lying in Virginia Military Survey 2220, Monroe Township, Logan County, Ohio.

Being out of the Deven N. McGuire and Kyle A. McGuire 19.435 acre tract as deeded and described in Official Record 1246, Page 257 of the Logan County Records of Deeds and being more particularly described as follows:

Commencing on a 5/8 inch iron rod found on the east line of Virginia Military Survey 2220 on the intersection of the center-lines of Ohio Route 287 and Township Road 178.

THENCE, with the center-line of Ohio Route 287 (variable right-of-way widths), the following two courses:

N 80°-21'-14"W, a distance of 29.07 feet to a railroad spike found.

N 68°-58'-00"W, a distance of 1101.13 feet to a MAG nail set at the TRUE POINT OF BEGINNING.

THENCE, with the west line of the Rosemary M. Bidwell 12.284 acre tract (O.R. 197, Pg. 669), S 12°-19'-14"E, a distance of 1174.64 feet to a 10 inch wood post found on the south line of Virginia Military Survey 2220, passing a 5/8 inch iron rod set at 68.38 feet.

THENCE, with the south line of Virginia Military Survey 2220 and a north line of the Stephen M. Douthwaite and Cathy L. Douthwaite, Trustees 71.34 acre tract (O.R. 711, Pg. 381), S 77°-33'-08"W, a distance of 331.32 feet to a 5/8 inch iron rod set.

THENCE, N 12°-49'-39"W, a distance of 1308.68 feet to a point on the center-line of Ohio Route 287, passing 5/8 inch iron rods set at 1147.20 feet and 1243.48 feet.

INDEXED ON MAP
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THENCE, with the center-line of Ohio Route 287, the following two courses:

With a curve to the right, having a central angle of $25^{\circ}-05'-21''$, a radius of 818.51 feet, an arc length of 358.41 feet, a chord bearing $S\ 81^{\circ}-30'-40''E$, a distance of 355.56 feet to a MAG nail set.

$S\ 68^{\circ}-58'-00''E$, a distance of 12.61 feet to the point of beginning.

Containing 9.718 acres, of which 0.548 acre is within the highway right-of-way.

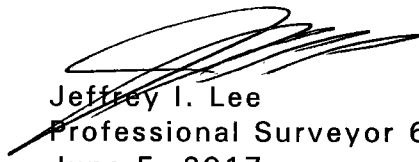
Property is subject to any and all previous easements and rights-of-way of record.

The basis for bearings is the center-line of Ohio Route 287, being $N\ 68^{\circ}-58'-00''W$, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on November 1, 2016, Revised May 30, 2017.



ORIGINAL STAMP IN GREEN

Description prepared by:


Jeffrey I. Lee
Professional Surveyor 6359
June 5, 2017

61870517

INDEXED ON MAP
2568-6

6-7-17

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
surveys@lsminc.us

McGUIRE 9.718 ACRES TRACT B

Lying in Virginia Military Survey 2220, Monroe Township, Logan County, Ohio.

Being out of the Deven N. McGuire and Kyle A. McGuire 19.435 acre tract as deeded and described in Official Record 1246, Page 257 of the Logan County Records of Deeds and being more particularly described as follows:

Commencing on a 5/8 inch iron rod found on the east line of Virginia Military Survey 2220 on the intersection of the center-lines of Ohio Route 287 and Township Road 178.

THENCE, with the center-line of Ohio Route 287 (variable right-of-way widths), the following three courses:

N 80°-21'-14"W, a distance of 29.07 feet to a railroad spike found.

N 68°-58'-00"W, a distance of 1113.74 feet to a MAG nail set, passing a MAG nail set at 1101.13 feet.

With a curve to the left, having a central angle of 25°-05'-21", a radius of 818.51 feet, an arc length of 358.41 feet, a chord bearing N 81°-30'-40"W, a distance of 355.56 feet to a point at the TRUE POINT OF BEGINNING.

THENCE, S 12°-49'-39"E, a distance of 1308.68 feet to a 5/8 inch iron rod set on the south line of Virginia Military Survey 2220, passing 5/8 inch iron rods set at 65.20 feet and 161.48 feet.

THENCE, with the south line of Virginia Military Survey 2220 and a north line of the Stephen M. Douthwaite and Cathy L. Douthwaite, Trustees 71.34 acre tract (O.R. 711, Pg. 381), S 77°-33'-08"W, a distance of 331.32 feet to a 5/8 inch iron rod set.

THENCE, with the east lines of the said 71.34 acre tract and the Larry D. Sparks 1.00 acre tract (Vol. 388, Pg. 137) and the 2.46 acre tract (Vol. 345, Pg. 25), N 12°-04'-47"W, a distance of 1294.15 feet to a MAG nail

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set on the center-line of Ohio Route 287, passing a 5/8 inch iron rod set at 1244.13 feet.

THENCE, with the center-line of Ohio Route 287, the following two courses:

N 65°-10'-19"E, a distance of 19.85 feet to a MAG nail set.

With a curve to the right, having a central angle of 20°-46'-20", a radius of 818.51 feet, an arc length of 296.75 feet, a chord bearing N 75°-33'-29"E, a distance of 295.12 feet to the point of beginning.

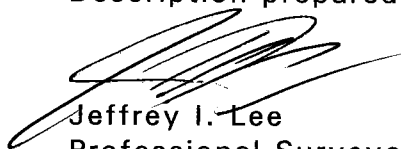
Containing 9.718 acres, of which 0.405 acre is within the highway right-of-way.

Property is subject to any and all previous easements and rights-of-way of record.

The basis for bearings is the center-line of Ohio Route 287, being N 68°-58'-00"W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on November 1, 2016, Revised May 30, 2017.

Description prepared by:




Jeffrey I. Lee
Professional Surveyor 6359
June 5, 2017

61870517

ORIGINAL STAMP IN GREEN

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McGUIRE

15.00 FEET WIDE INGRESS/EGRESS DRIVEWAY EASEMENT

Lying in Virginia Military Survey 2220, Monroe Township, Logan County, Ohio.

Being a 15.00 wide ingress/egress driveway easement over a part of the Deven N. McGuire and Kyle A. McGuire 19.435 acre tract as deeded and described in Official Record 1246, Page 257 of the Logan County Records of Deeds and being more particularly described as follows:

Commencing on a 5/8 inch iron rod found on the east line of Virginia Military Survey 2220 on the intersection of the center-lines of Ohio Route 287 and Township Road 178.

THENCE, with the center-line of Ohio Route 287 (variable right-of-way widths), the following three courses:

N 80°-21'-14"W, a distance of 29.07 feet to a railroad spike found.

N 68°-58'-00"W, a distance of 1113.74 feet to a MAG nail set, passing a MAG nail set at 1101.13 feet.

With a curve to the left, having a central angle of 25°-05'-21", a radius of 818.51 feet, an arc length of 358.41 feet, a chord bearing N 81°-30'-40"W, a distance of 355.56 feet to a point.

THENCE, S 12°-49'-39"E, a distance of 161.48 feet to a 5/8 inch iron rod set at the TRUE POINT OF BEGINNING, passing a 5/8 inch iron rod set at 65.20 feet.

THENCE, with the center-line of the 15.00 feet wide ingress/egress driveway easement, the following three courses:

N 52°-20'-12"W, a distance of 105.94 feet to a 5/8 inch iron rod set.

S 83°-08'-14"W, a distance of 122.98 feet to a 5/8 inch iron rod set.

INDEXED ON MAP
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Lee Surveying and Mapping Co., Inc.

Land Surveys • Topography • Subdivisions • Construction Layout

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Bellefontaine OH 43311



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surveys@lsminc.us

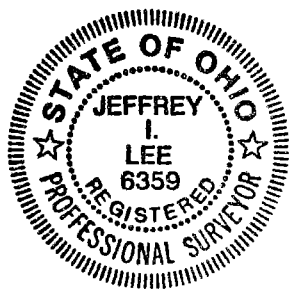
N 33°-07'-37"W, a distance of 20.60 feet to a 5/8 inch iron rod set on the south right-of-way of Ohio Route 287 at the terminus of this easement.


The sidelines of said easement to be shortened or prolonged to meet at angle point intersections.

Property is subject to any and all previous easements and rights-of-way of record.

The basis for bearings is the center-line of Ohio Route 287, being N 68°-58'-00"W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on November 1, 2016, Revised May 30, 2017.

Description prepared by:




Jeffrey I. Lee
Professional Surveyor 6359
June 5, 2017

61870517

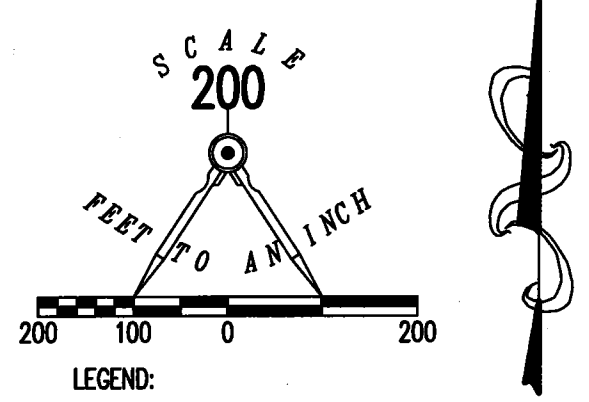
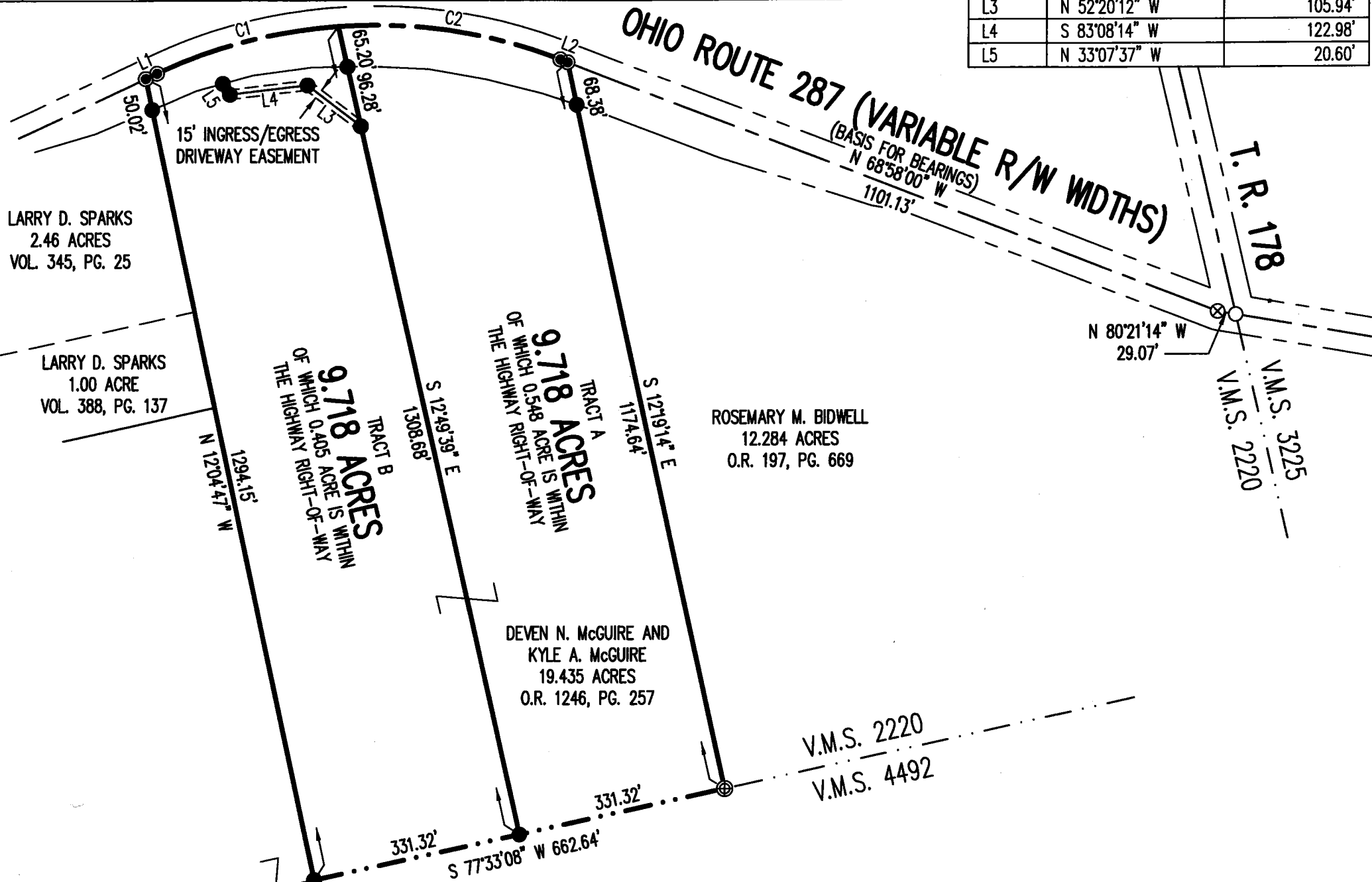
ORIGINAL STAMP IN GREEN

INDEXED ON MAP
2568-6

6-7-17
 **APPROVED**

CURVE	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	20°46'20"	818.51'	296.75'	N 75°33'29" E	295.12'
C2	25°05'21"	818.51'	358.41'	S 81°30'40" E	355.56'

LINE	BEARING	DISTANCE
L1	N 65°10'19" E	19.85'
L2	S 68°58'00" E	12.61'
L3	N 52°20'12" W	105.94'
L4	S 83°08'14" W	122.98'
L5	N 33°07'37" W	20.60'



SURVEY OF TWO TRACTS OUT OF THE DEVEN N. MCGUIRE AND KYLE A. MCGUIRE 19.435 ACRE TRACT OFFICIAL RECORD 1246, PAGE 257 VIRGINIA MILITARY SURVEY 2220 MONROE TOWNSHIP LOGAN COUNTY, OHIO

SURVEYED BY:

THIS SURVEY WAS PREPARED IN THE ABSENCE OF A COMPLETE AND ACCURATE TITLE SEARCH AND DOES NOT GUARANTEE TITLE.

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

STEPHEN M. DOUTHWAITE AND CATHY L. DOUTHWAITE, TRUSTEES
 71.34 ACRES
 O.R. 711, PG. 381



ORIGINAL STAMP IN GREEN

Jeffrey I. Lee
 JEFFREY I. LEE
 PROFESSIONAL SURVEYOR 6359
 OCTOBER 1, 2016
 REVISED MAY 30, 2017 (TO DIVIDE TRACT)
 COPYRIGHT 2017 BY:
LEE SURVEYING & MAPPING CO., INC.
 117 North Madriver Street
 BELLEFONTAINE, OHIO 43311
 (937) 593-7335
 WWW.LSMINC.US
 surveys@lsminc.us
 KSS D0517 61870517 L-6187-3

INDEXED ON MAP
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2-19-2020



McGUIRE SURVEY
131.509 Acres
January 16, 2020

The following described 131.509 acre tract is situated in the State of Ohio, Logan County, Township of Monroe, and V.M.S. 4479, V.M.S. 6487, V.M.S. 2220, V.M.S. 10091, and being all of the remainder of Peter N. and Melinda M. McGuire's original 126.44 acre Tract I, all of a 10.38 acre Tract II, and all of a 14.64 acre Tract III, described in Official Record 864, page 394, and all of Peter N. and Melinda M. McGuire's 0.155 acre tract described in Official Record 1102, page 828, and said 131.509 acre tract being more particularly described as follows;

Beginning for reference at a railroad spike found at the intersection of the centerlines of Township Road 178 (60 feet wide) with the centerline of State Route 287 (variable right of way width), said spike being in the east line V.M.S. 2220 and in the west line of V.M.S. 3225;

Thence North $15^{\circ}37'26''$ West (assumed bearing) 1979.11 feet, following the centerline of Township Road 178, the west line of V.M.S. 3225, the east line of V.M.S. 2220, and the west line of V.M.S. 3224, to a magnetic nail found at a southeast corner of said original 126.44 acre tract, at the northeast corner of Jennifer Ann Ashford's 1.000 acre tract described in Official Record 1066, page 263, at the northeast corner of V.M.S. 2220, and at the southeast corner of V.M.S. 6487, said nail marking the *place of beginning*;

Thence **South $74^{\circ}23'14''$ West 859.00 feet**, departing from the centerline of Township Road 178, following a south line of said 126.44 acre tract and V.M.S. 6487, following the north line of said 1.000 acre tract, the north line of Robert Eugene Trabert and Catherine Ann Trabert's 34.44 acre tract described in Deed Record 403, page 41, and following the north line of V.M.S. 2220, to an iron pin set;

Thence **South $0^{\circ}21'45''$ East 1276.70 feet**, entering V.M.S. 2220, following an east line of said 126.44 acre tract and the west line of said 34.44 acre tract, passing at 1246.70 feet an iron pin set, to a magnetic nail set in the centerline of State Route 287;

Thence following the centerline of State Route 287 and a south line of the remainder of said original 126.44 acre tract, on a *curve to the left, with a chord bearing South $76^{\circ}01'32''$ West, chord distance of 380.39 feet, a curve length of 383.90 feet, a tangent of 195.55 feet, a delta of $26^{\circ}52'35''$, and a radius of 818.41 feet*, to a point that bears South $62^{\circ}35'51''$ West 0.29 feet from a magnetic nail found;

Thence **South $62^{\circ}35'14''$ West 1449.57 feet**, following the centerline of State Route 287 and a south line of the remainder of said original 126.44 acre tract, passing the west line of V.M.S. 2220, crossing V.M.S. 6487, and entering V.M.S. 4479, to a 1 inch iron bar found at the southeast corner of Alan J. Kauffman and Tisha M. Kauffman's 95.005 acre tract described in Official Record 1267, page 808;

Thence **North $15^{\circ}00'13''$ West 2801.90 feet**, departing from the center of State Route 287, following the west line of said original 126.44 acre tract, and the east line of said 95.005 acre tract, passing at 30.64 feet a 5/8 inch iron pin found with cap marked "LSM PS 7437", and passing at 2025.27 feet a 5/8 inch iron pin found with cap marked "LSM PS 7437" at the southeast corner of Justin Bahan and Leslie Bahan's 22.447 acre tract described in Official Record 988, page 40 and at the southwest corner of said 14.64 acre tract, thereafter following an east line of said 22.447 acre tract and the west line of said 14.64 acre tract, to a 5/8 inch iron pin found with cap marked "EDWARDS PS 4792";

Thence **North $75^{\circ}29'09''$ East 1719.86 feet**, following the north line of said 14.64 acre tract, the north line of said 10.38 acre tract, a south line of said 22.447 acre tract, and a south line of Robert D. Godwin and Jacqueline S. Godwin's 6.18 acre Parcel 2, Tract II described in Official Record 584, page 237, passing the east line of V.M.S. 4479 and entering V.M.S. 10091, passing at 1717.86 feet an iron pin set, to an 8 inch wood corner post found in the west line of Robert D. Godwin and Jacqueline S. Godwin's original 29 1/2 acre Parcel 1 described in Official Record 584, page 237;



Thence **South 19°31'01" East 499.30 feet**, following an east line of said 10.38 acre tract and said 0.155 acre tract, and following the west line of said original 29 ½ acre tract, to a 5/8 inch iron pin found with cap marked "LSM PS 7437" in the north line of said original 126.44 acre tract, in the north line of V.M.S. 6487, and in the south line of V.M.S. 10091;

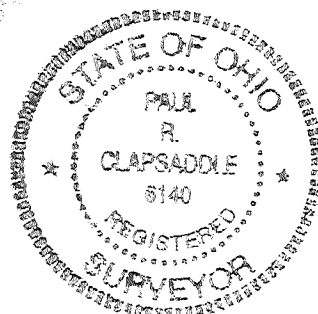
Thence **North 74°43'56" East 1210.54 feet**, following the north line of said original 126.44 acre tract and V.M.S. 6487, and following the south line of said original 29 ½ acre tract and V.M.S. 10091, passing at 1180.54 feet an iron pin set, to a 5/8 inch iron pin found with cap marked "LSM PS 6437" in the centerline of Township Road 178, in the east line of V.M.S. 6487, and in the west line of V.M.S. 3224;

Thence **South 15°37'26" East 746.04 feet**, following the centerline of Township Road 178, the east line of said original 126.44 acre tract and V.M.S. 6487, and following the west line of V.M.S. 3224, to the **place of beginning, containing 131.509 acres**, more or less, and being subject to all valid easements and restrictions of record.

Of the above described 131.509 acre tract, 1.779 acres are within road right of way, 106.152 acres are all of the remainder of said original 126.44 acre tract, 14.746 acres are all of said 14.64 acre tract, 10.456 acres are all of said 10.38 acre tract, and 0.155 acre is all of said 0.155 acre tract. Of the above described 131.509 acre tract, 22.218 acres are in V.M.S. 2220, 47.606 acres are in V.M.S. 6487, 51.074 acres are in V.M.S.4479, and 10.611 acres are in V.M.S. 10091.

The above description was prepared from a field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor RS 6140, during the month of January 2020. 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

2569

APPROVED

McGUIRE SURVEY
STATE OF OHIO
LOGAN COUNTY
MONROE TOWNSHIP
V.M.S. 4479, V.M.S. 6487,
V.M.S. 2220 & V.M.S. 10091

Robert D. Godwin and
Jacqueline S. Godwin
6.18 acre Parcel 2 Tract II
O.R. 584 Pg. 237

Robert D. Godwin and
Jacqueline S. Godwin
orig. 29 1/2 acre Parcel 1
O.R. 584 Pg. 237

Justin Bahan and
Leslie Bahan
22.447 acre tract
O.R. 988, Pg. 40

131.509 acres
Being all of Peter N. and Melinda M. McGuire's
remainder of an original 126.44 acre Tract I
all of a 10.38 acre Tract II, and all of
a 14.64 acre Tract III, described in Official
Record 864, page 394, and all of Peter N.
and Melinda M. McGuire's 0.155 acre tract
described in Official Record 1102, page 828
(1.779 acres in road right of way)

Jennifer Ann Ashford
1.000 acres
O.R. 1066, Pg. 263

Robert Eugene Trabert
and Catherine Ann Trabert
34.44 acres
D.R. 403, Pg. 41

Alan J. Kauffman and
Tisha M. Kauffman
95.005 acre tract
O.R. 1267, Pg. 808

NOTES:
Reference deeds are shown hereon
Bearings indicated hereon are based on
an assumed meridian with all others
based on angles turned

- LEGEND:**
- ◆ Railroad spike found
 - Magnetic nail found
 - Magnetic nail set
 - 1 inch iron bar found
 - 5/8 inch iron pin set with cap marked "CLAPSADDLE RS #6140"
 - 5/8 inch iron pin found with cap marked "LSM PS 7437"
 - 5/8 inch iron pin found with cap marked "EDWARDS PS 4792"
 - 8 inch wood corner post found
- (NTS) Not to Scale

ACREAGE BY VIRGINIA MILITARY SURVEY

V.M.S. 2220	22,218 acres
V.M.S. 6487	47,606 acres
V.M.S. 4479	51,074 acres
V.M.S. 10091	10,611 acres

ACREAGE BY DEED TRACT

Orig. 126.44 acre tract	106,152 acres
14.64 acre tract	14,746 acres
10.38 acre tract	10,456 acres
0.155 acre tract	0,155 acre tract



Date: January 16, 2020 Project: McGuire0120
Scale: 1"=200' Drawing: McGuire0120

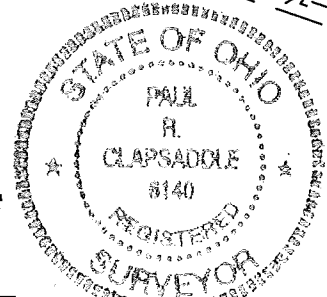
Paul R. Clapsaddle and Associates
REGISTERED ENGINEERS AND SURVEYORS
19019 WEST DARBY ROAD, MARYSVILLE OHIO 43040
(937) 747-2599

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

Curve Information:
Chord: S76°01'32"W
Chord length: 380.39'
Curve length: 383.90'
Tangent: 195.55'
Delta: 26°52'35"
Radius: 818.41'

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. #6140



INDEXED ON MAP
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