

REC'D 6-24-98 smg DL ✓



Lee Surveying and Mapping Co., Inc.



Land Surveys • Topography • Subdivisions • Construction Layout

117 N. Madriver Street
Bellefontaine OH 43311

Phone: (937) 593-7335
Fax: (937) 593-7444

MONROE COMMUNITY CHURCH 5.656 ACRES

Lying in Virginia Military Survey 3221, Monroe Township, Logan County, Ohio.

Being out of the Dean M. Lockwood original 36.92 acre tract as deeded and described in Volume 407, Page 913 of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a point on the center-line of County Highway 29 at the intersection with the center-line of County Highway 28, 1.00 feet north of a Veteran's Memorial Monument found.

THENCE, with the center-line of County Highway 28, (60 feet wide), S 16°-16'-00" E, a distance of 718.56 feet to a railroad spike found at the TRUE POINT OF BEGINNING.

THENCE, with the south line of the William J. Conger 1.387 acre tract, (O.R. 7, Pg. 638), N 79°-11'-12" E, a distance of 302.78 feet to a 5/8 inch iron rod found, passing a 5/8 inch iron rod set at 30.03 feet.

THENCE, with the east line of the said 1.387 acre tract, N 16°-11'-43" W, a distance of 202.35 feet to a 1 inch iron pipe found.

THENCE, with the east line of the William I. Conger original 0.655 acre tract, (O.R. 71, Pg. 843), N 16°-21'-04" W, a distance of 107.55 feet to a 5/8 inch iron rod found

THENCE, with the east line of the Mary Conger original 0.76 acre tract (O.R. 147, Pg. 575 Tract I) N 16°-22'-01" W, a distance of 125.49 feet to a 5/8 inch iron rod found.

THENCE, with the east line of the said 0.76 acre tract and the Monroe Township Trustees original 15-5/8 pole tract, (Vol. 315, Pg. 836), N 16°-21'-35" W, a distance of 118.39 feet to a 5/8 inch iron rod found.

THENCE, with the south line of the James P. Clay 0.358 acre tract, (O.R. 344, Pg. 592), N 74°-57'-18" E, a distance of 98.69 feet to a 5/8 inch iron rod found.

THENCE, with the lines of the African M.E. Church 58-1/2 pole tract, (Vol. 32, Pg. 333), the following three courses:

S 14°-49'-26" E, a distance of 27.81 feet to a 5/8 inch iron rod found.

N 56°-30'-38" E, a distance of 104.50 feet to a 5/8 inch iron rod found.

N 14°-49'-21" W, a distance of 140.25 feet to a railroad spike found on the center-line of County Highway 29, passing a 5/8 inch iron rod found at 115.17 feet.

THENCE, with the center-line of County Highway 29, (50 feet wide), N 79°-40'-39" E, a distance of 124.87 feet to a railroad spike found.

THENCE with the west line of the John W. Kinney 7.60 acre tract (O.R. 81, Pg. 82) and the said line extended, S 17°-47'-56" E, a distance of 775.66 feet to a 5/8 inch iron rod set, passing a 5/8 inch iron rod set at 25.21 feet.

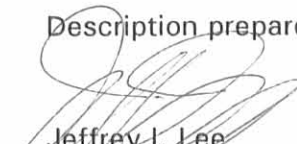
THENCE, S 79°-11'-12" W, a distance of 650.29 feet to a MAG nail set on the center-line of County Highway 28, passing a 5/8 inch iron rod set at 620.15 feet.

THENCE, with the center-line of County Highway 28, N 16°-16'-00" W, a distance of 60.27 feet to the point of beginning.

Containing 5.656 acres, of which, 0.112 acre is within the highway rights-of-way.

The basis for bearings is the center-line of County Highway 28, Being S 16°--16'--00" E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on June 17, 1998.

Description prepared by:


Jeffrey I. Lee
Professional Surveyor 6359
June 22, 1998



ORIGINAL STAMP IN GREEN

INDEXED ON MAP
6339 1D-1

REC'D 6-24-98 SWJ OK ✓



Lee Surveying and Mapping Co., Inc.



Land Surveys • Topography • Subdivisions • Construction Layout

117 N. Madriver Street
Bellefontaine OH 43311

Phone: (937) 593-7335
Fax: (937) 593-7444

MONROE COMMUNITY GROUP 0.198 ACRE

Lying in Virginia Military Survey 3221, Monroe Township, Logan County, Ohio.

Being out of the Mary I. Conger, Eugene Alspaugh, Naomi Heminger and Lillian Kay Hamm original 0.76 acre tract as deeded and described in Official Record 147, Page 575, Tract I of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a point on the center-line of County Highway 29 at the intersection with the center-line of County Highway 28, 1.00 feet north of a Veteran's Memorial Monument found.

THENCE, with the center-line of County Highway 28, (60 feet wide), S 16°-16'-00" E, a distance of 309.70 feet to a MAG nail found.

THENCE, with the north line of the Mary I. Conger 1.055 acre tract (O.R. 147, Pg.575), N 74°-09'-40" E, a distance of 178.86 feet to a 5/8 inch iron rod found at the TRUE POINT OF BEGINNING.

THENCE, N 15°-57'-00" W, a distance of 37.00 feet to a 1 inch iron pipe found.

THENCE, with the south line of the Monroe Community Group 0.75 acre tract, (Vol. 394, Pg. 858, Tract I), and the south line of the Monroe Township Trustees original 15-5/8 pole tract, (Vol. 315, Pg. 836), N 72°-53'-45" E, a distance of 122.17 feet to a 5/8 inch iron rod found.

THENCE, with the west line of the Dean M. Lockwood original 36.92 acre tract, (Vol. 407, Pg. 913), the following two (2) courses:

S 16°-21'-35" E, a distance of 39.70 feet to a 5/8 inch iron rod found.

S 16°-22'-01" E, a distance of 64.55 feet to a 5/8 inch iron rod set.

THENCE, N 78°-09'-11" W, a distance of 138.93 feet to the point of beginning.

Containing 0.198 acre.

The basis for bearings is the center-line of County Highway 28, being S 16°-16'-00" E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on June 17, 1998.

Description prepared by:



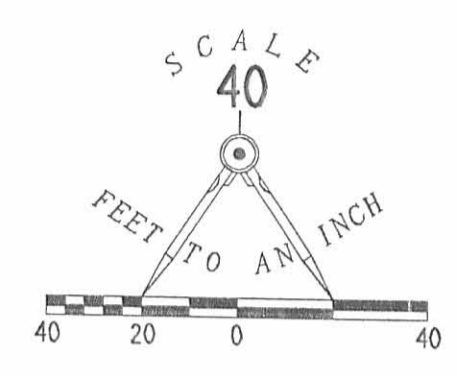
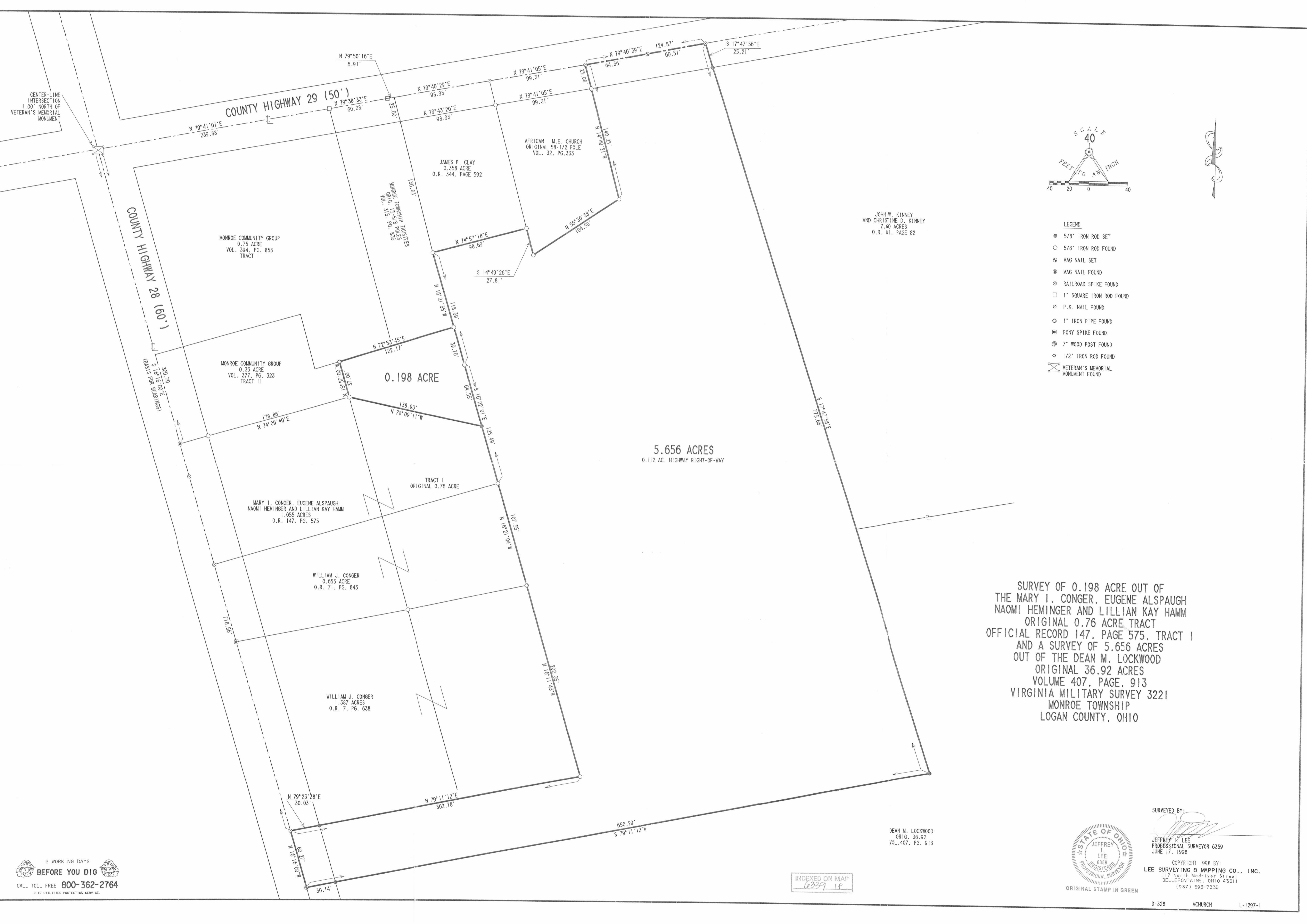
Jeffrey I. Lee
Professional Surveyor 6359
June 19, 1998

L-1297

ORIGINAL STAMP IN GREEN

INDEXED ON MAP
6339 ID-2

CENTER-LINE INTERSECTION 1.00' NORTH OF VETERAN'S MEMORIAL MONUMENT



- LEGEND
- 5/8" IRON ROD SET
 - 5/8" IRON ROD FOUND
 - ⊕ MAG NAIL SET
 - ⊙ MAG NAIL FOUND
 - ⊗ RAILROAD SPIKE FOUND
 - 1" SQUARE IRON ROD FOUND
 - ⊗ P.K. NAIL FOUND
 - 1" IRON PIPE FOUND
 - ⊕ PONY SPIKE FOUND
 - ⊕ 7" WOOD POST FOUND
 - 1/2" IRON ROD FOUND
 - ⊗ VETERAN'S MEMORIAL MONUMENT FOUND

JOHN W. KINNEY AND CHRISTINE D. KINNEY 7.60 ACRES O.R. 81, PAGE 82

5.656 ACRES 0.112 AC. HIGHWAY RIGHT-OF-WAY

SURVEY OF 0.198 ACRE OUT OF THE MARY I. CONGER, EUGENE ALSPAUGH NAOMI HEMINGER AND LILLIAN KAY HAMM ORIGINAL 0.76 ACRE TRACT ORIGINAL RECORD 147, PAGE 575, TRACT I AND A SURVEY OF 5.656 ACRES OUT OF THE DEAN M. LOCKWOOD ORIGINAL 36.92 ACRES VOLUME 407, PAGE. 913 VIRGINIA MILITARY SURVEY 3221 MONROE TOWNSHIP LOGAN COUNTY, OHIO

DEAN M. LOCKWOOD ORIG. 36.92 VOL. 407, PG. 913



SURVEYED BY: JEFFREY LEE PROFESSIONAL SURVEYOR 6359 JUNE 17, 1998

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INDEXED ON MAP 6359 1P

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

SURVEY FOR DALE L. WARD

0.76 Acre
July 1979

The following described tract of land is situated in the State of Ohio, County of Logan, Township of Monroe, V.M.S. #3221, being part of Dale L. Ward's Etux 60.28 acre tract described in D.V. 376, Page 258, in the Logan County Recorder's office, being more particularly described as follows:

Beginning, for reference, at the center of a memorial monument situated at the intersection of the centerlines of County Road #29 and County Road #28, being in the center of the Village of Pickrelltown;

thence South $16^{\circ} 16'$ East 518.76 feet, following the centerline of C.R. #28, to a pony spike set at a northwest corner of said 60.28 acre tract and at a southwest corner of Anson Alspaugh's Etux 0.95 acre tract described in Deed Volume 315, Page 595:

thence North $79^{\circ} 09'$ East 178.40 feet, following the south line of said 0.95 acre tract, to a wood corner post at the southeast corner of said 0.95 acre tract and marking the principal place of beginning;

thence North $15^{\circ} 57'$ West 261.37 feet, following a westerly line of said 60.28 acre tract and easterly line of said 0.95 acre tract and easterly line of the Monroe Community Group's 0.544 acre tract described in Deed Volume 377, Page 323, to an iron pipe set in the southerly line of Kenneth A. Williams' Etux 0.75 acre tract described in Deed Volume 315, Page 684;

thence North $72^{\circ} 48'$ East 122.50 feet, following the southerly line of said 0.75 acre tract and southerly line of the Monroe Township Trustee's 0.21 acre tract described in Deed Volume 315, Page 836, to a wood corner post;

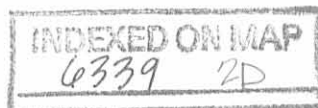
thence South $16^{\circ} 16'$ East 273.25 feet to an iron pipe set;

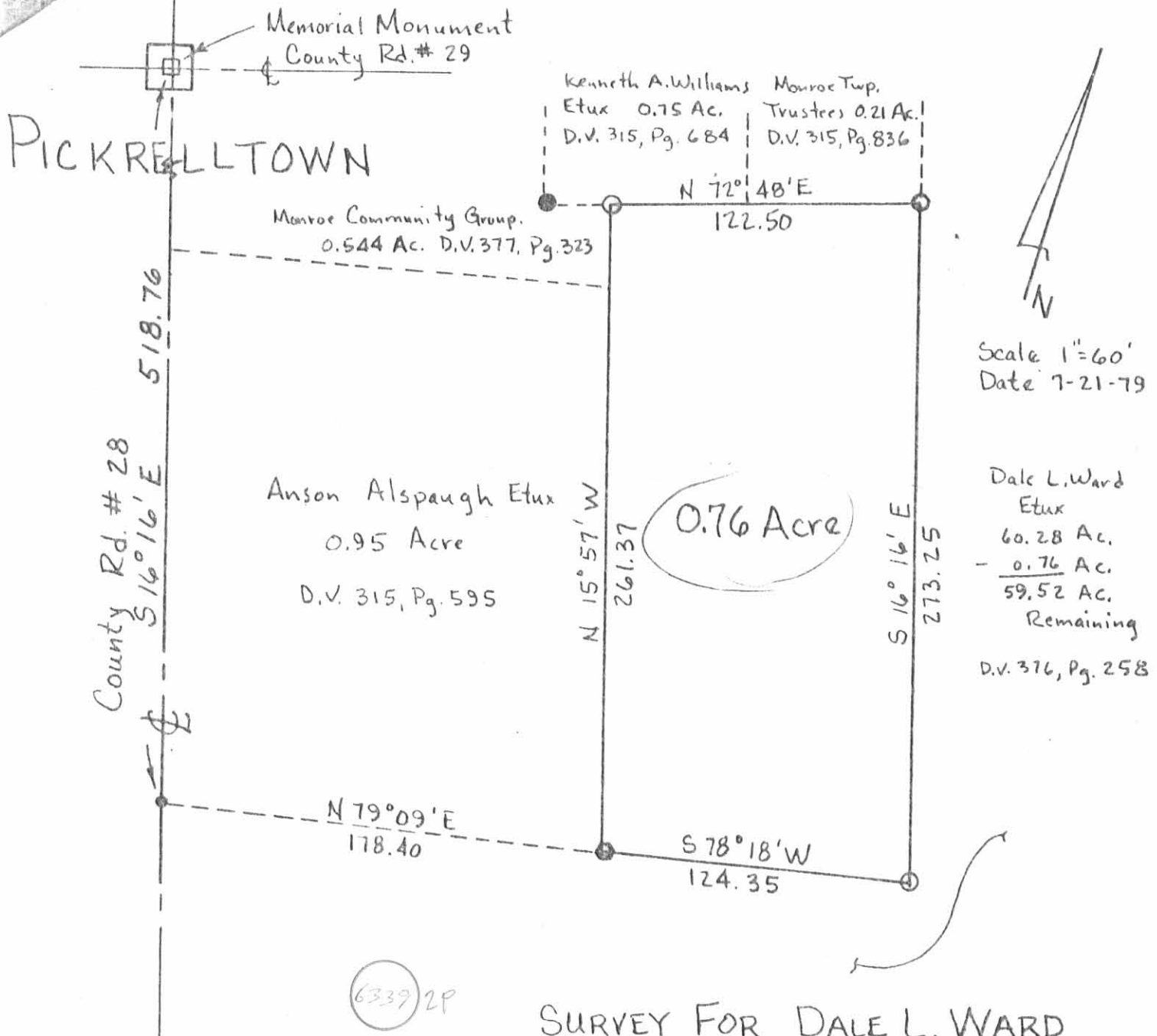
thence South $78^{\circ} 18'$ West 124.35 feet to the principal place of beginning, containing 0.76 acre, more or less, and subject to all valid easements or restrictions of record.

The above description was prepared by and from a survey completed in July of 1979 by Paul R. Clapsaddle, P.S. #6140.

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

Paul R. Clapsaddle, P.S. #6140





PICKRELLTOWN

Memorial Monument
County Rd. # 29

Kenneth A. Williams Monroe Twp.
Etux 0.75 Ac. Trustees 0.21 Ac.
D.V. 315, Pg. 684 D.V. 315, Pg. 836

Monroe Community Group.
0.544 Ac. D.V. 377, Pg. 323

Anson Alspaugh Etux
0.95 Acre
D.V. 315, Pg. 595

0.76 Acre

Scale 1"=60'
Date 7-21-79

Dale L. Ward
Etux
60.28 Ac.
- 0.76 Ac.
59.52 Ac.
Remaining
D.V. 376, Pg. 258

6339 2P

INDEXED ON MAP

SURVEY FOR DALE L. WARD

State of Ohio
County of Logan
Township of Monroe
V.M.S. # 3221
Part of 60.28 Acre Tract
Described in D.V. 376, Pg. 258

- Pony Spike Set
- Wood Corner Post
- Iron Pipe Set
- Iron Pin Found



LAND SURVEYING AND PLANNING

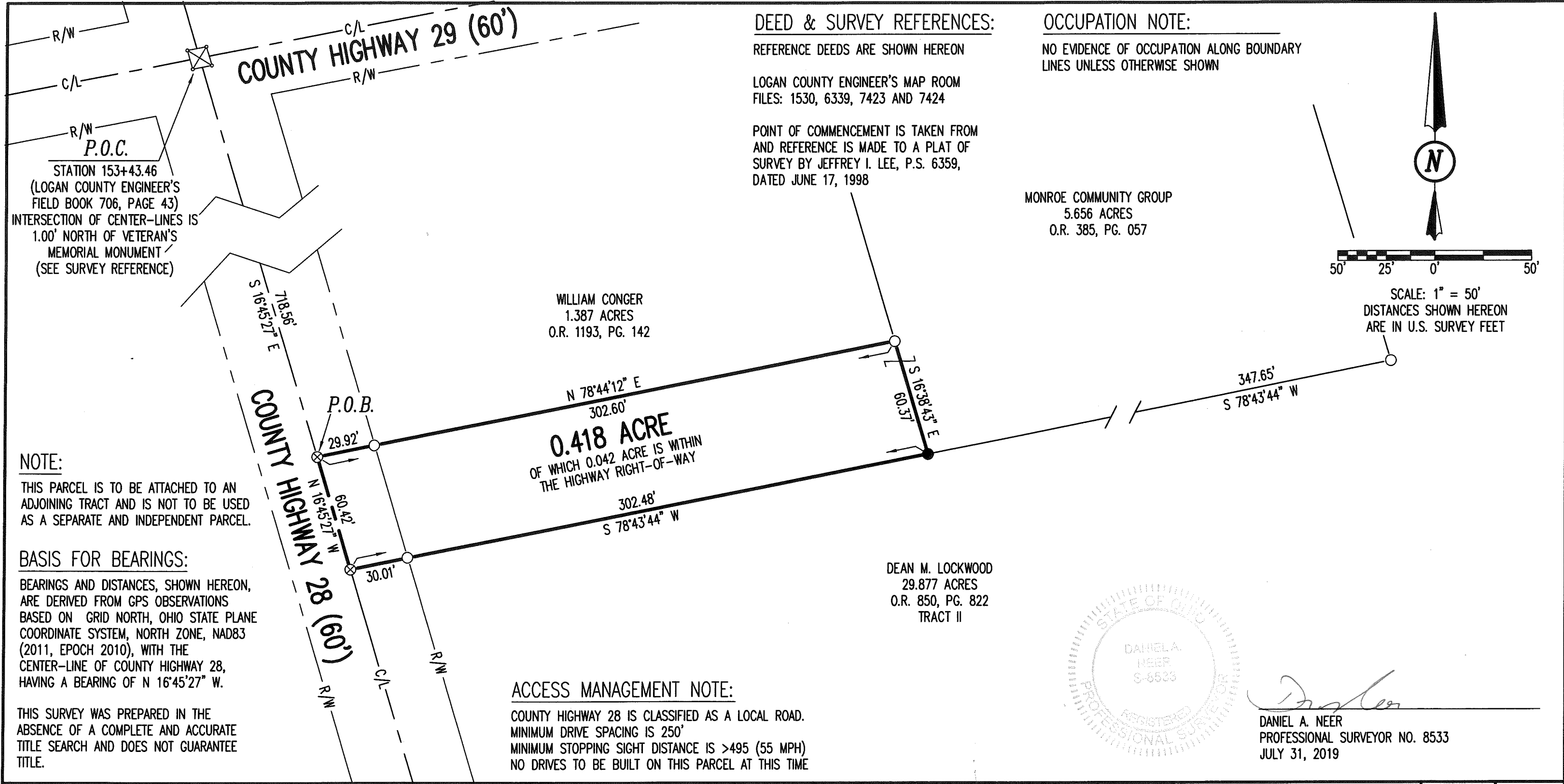


PAUL R. CLAPSADDLE & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
PROFESSIONAL ENGINEERS

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

PAUL R. CLAPSADDLE
RES: (513) 666-4802

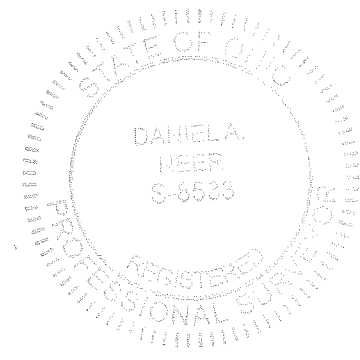
P. O. Box 184
EAST LIBERTY, OHIO
OFFICE: (614) 460-2601



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

BASIS FOR BEARINGS:
 BEARINGS AND DISTANCES, SHOWN HEREON,
 ARE DERIVED FROM GPS OBSERVATIONS
 BASED ON GRID NORTH, OHIO STATE PLANE
 COORDINATE SYSTEM, NORTH ZONE, NAD83
 (2011, EPOCH 2010), WITH THE
 CENTER-LINE OF COUNTY HIGHWAY 28,
 HAVING A BEARING OF N 16°45'27" W.

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



Daniel A. Neer
 DANIEL A. NEER
 PROFESSIONAL SURVEYOR NO. 8533
 JULY 31, 2019

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 (937) 593-7335 • www.dlz.com
 Project #1921-2046.00

LEGEND

⊗ RAILROAD SPIKE FOUND	P.O.C. = POINT OF COMMENCEMENT
○ 5/8 INCH IRON ROD FOUND	P.O.B. = POINT OF BEGINNING
● 5/8 INCH BY 30 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "DLZ"	R/W = RIGHT-OF-WAY
	C/L = CENTER-LINE

SURVEY OF 0.418 ACRE TRACT
 VIRGINIA MILITARY SURVEY 3221
 MONROE TOWNSHIP
 LOGAN COUNTY, OHIO

DRAWN BY:	DESCRIPTION	REV. NO.	DATE
KSS			8/6/2019

8-19-19



APPROVED



INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

MONROE COMMUNITY GROUP

0.418 ACRE

Lying in Virginia Military Survey 3221, Monroe Township, Logan County, Ohio (all records referenced herein refer to the Logan County Records of Deeds).

Being out of the Monroe Community Group 5.656 acre tract as deeded and described in Official Record 385, Page 057 and being more particularly described as follows:

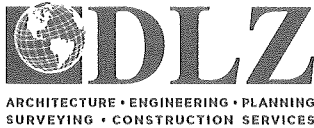
COMMENCING at a point at the intersection of the center-lines of County Highway 29 (60 feet wide) and County highway 28 (60 feet wide) at Station 153+43.46 (Logan County Engineer's Field Book 706, Page 43), said point is 1 foot north of Veteran's Memorial Monument;

THENCE, with said center-line of County Highway 28, S 16°-45'-27" E, passing said Veteran's Memorial Monument at a distance of 1.00 feet, a total distance of 718.56 feet to a railroad spike found at the **TRUE POINT OF BEGINNING**, said railroad spike being a corner common to said 5.656 acre tract and the William Conger 1.387 acre tract as deeded and described in Official Record 1193, Page 142;

THENCE, with a common line to said 5.656 acre and 1.387 acre tracts, N 78°-44'-12" E, passing a 5/8 inch iron rod found at a distance of 29.92 feet, a total distance of **302.60 feet** to a 5/8 inch iron rod found;

THENCE, with a new division line through said 5.656 acre tract, S 16°-38'-43" E, a distance of **60.37 feet** to an iron rod set on the northerly line of the Dean M. Lockwood 29.877 acre tract as deeded and described in Official Record 850, Page 822, Tract II;

THENCE, with a common line to said 5.656 acre and 29.877 acre tracts, S 78°-43'-44" W, passing a 5/8 inch iron rod found at a



INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

distance of 272.47 feet, a total distance of **302.48 feet** to a railroad spike found on said center-line of County Highway 28;

THENCE, with said center-line, **N 16°-45'-27" W**, a distance of **60.42 feet** to the **POINT OF BEGINNING**.

Containing **0.418 acre**, more or less, of which 0.042 acre is within the highway right-of-way.

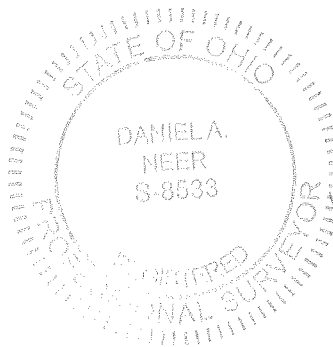
Iron rods set, where indicated, are 30 inches in length, 5/8 inch in diameter with a plastic I.D. cap stamped "P.S. 8533".

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

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

Bearings and distances, described herein, are derived from GPS observations based on Grid North, Ohio State Plane Coordinate System, North Zone, NAD83 (2011, Epoch 2010), with the center-line of County Highway 28, having a bearing of S 16°-45'-27" E. Distances are expressed in U.S. Survey Feet. All other measurements are from angles and distances measured in a field survey by DLZ on July 31, 2019.

Description prepared by:

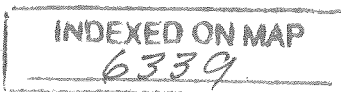



Daniel A. Neer

Professional Surveyor No. 8533

August 6, 2019

1921-2046.00



8-28-19



APPROVED



INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

MONROE COMMUNITY GROUP

10.00 FEET WIDE UNDERGROUND ELECTRIC EASEMENT

Lying in Virginia Military Survey 3221, Monroe Township, Logan County, Ohio (all records referenced herein refer to the Logan County Records of Deeds).

Being a 10.00 feet wide underground electric easement over part of the Monroe Community Group 5.656 acre tract as deeded and described in Official Record 385, Page 057 and being more particularly described as follows:

COMMENCING at a point at the intersection of the center-lines of County Highway 29 (60 feet wide) and County highway 28 (60 feet wide) at Station 153+43.46 (Logan County Engineer's Field Book 706, Page 43), said point is 1 foot north of Veteran's Memorial Monument;

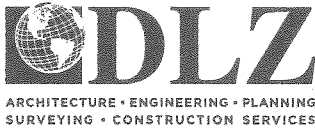
THENCE, with said center-line of County Highway 28, S 16°-45'-27" E, passing said Veteran's Memorial Monument at a distance of 1.00 feet, a total distance of 718.56 feet to a railroad spike found, being a corner common to said 5.656 acre tract and the William Conger 1.387 acre tract as deeded and described in Official Record 1193, Page 142;

THENCE, with a common line to said 5.656 acre and 1.387 acre tracts, N 78°-44'-12" E, passing a 5/8 inch iron rod found at a distance of 29.92 feet, a total distance of 35.16 feet to a point at the **TRUE POINT OF BEGINNING**;

THENCE, with the center-line of said easement, the following two (2) courses:

- 1) **S 16°-45'-27" E**, a distance of 50.27 feet to a point; and
- 2) **N 78°-30'-29" E**, a distance of 267.24 feet to a point at the terminus of said easement.

INDEXED ON MAP
0339



INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

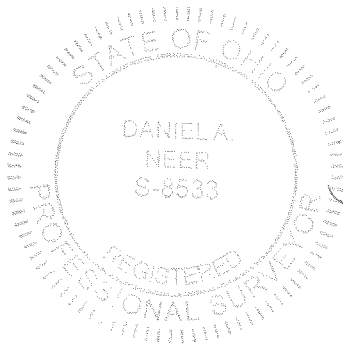
Containing **0.073 acre**, more or less.

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.

Bearings and distances, described herein, are derived from GPS observations based on Grid North, Ohio State Plane Coordinate System, North Zone, NAD83 (2011, Epoch 2010), with the center-line of County Highway 28, having a bearing of S 16°-45'-27" E. Distances are expressed in U.S. Survey Feet. All other measurements are from angles and distances measured in a field survey by DLZ on July 31, 2019.

Description prepared by:



D. Neer
Daniel A. Neer

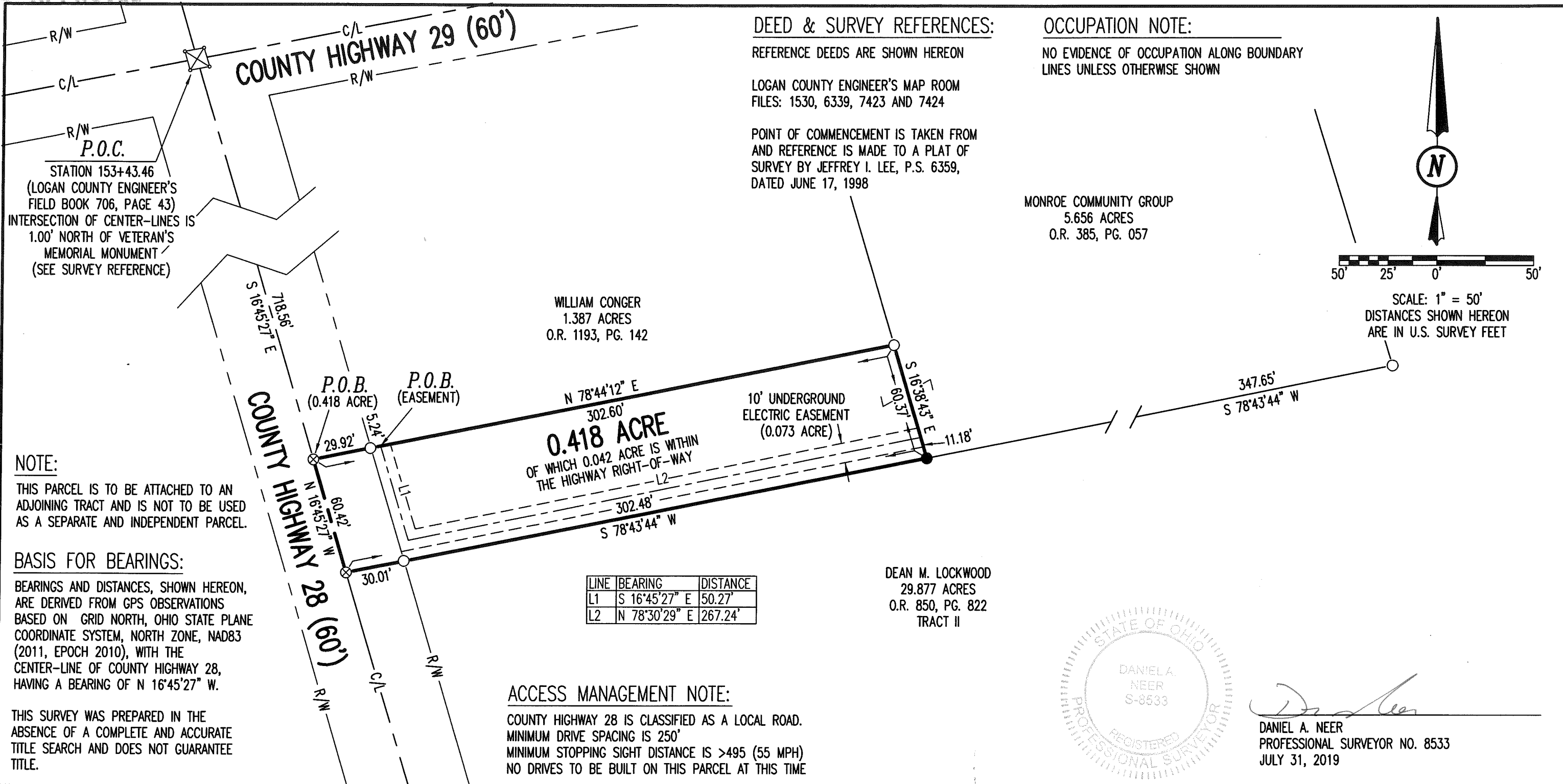
Professional Surveyor No. 8533

August 6, 2019

1921-2046.00

INDEXED ON MAP
6339

APPROVED



DEED & SURVEY REFERENCES:

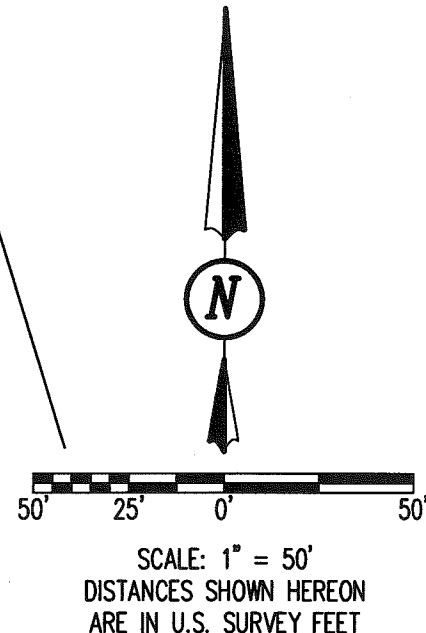
REFERENCE DEEDS ARE SHOWN HEREON
 LOGAN COUNTY ENGINEER'S MAP ROOM
 FILES: 1530, 6339, 7423 AND 7424

POINT OF COMMENCEMENT IS TAKEN FROM
 AND REFERENCE IS MADE TO A PLAT OF
 SURVEY BY JEFFREY I. LEE, P.S. 6359,
 DATED JUNE 17, 1998

OCCUPATION NOTE:

NO EVIDENCE OF OCCUPATION ALONG BOUNDARY
 LINES UNLESS OTHERWISE SHOWN

MONROE COMMUNITY GROUP
 5.656 ACRES
 O.R. 385, PG. 057



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

BASIS FOR BEARINGS:
 BEARINGS AND DISTANCES, SHOWN HEREON,
 ARE DERIVED FROM GPS OBSERVATIONS
 BASED ON GRID NORTH, OHIO STATE PLANE
 COORDINATE SYSTEM, NORTH ZONE, NAD83
 (2011, EPOCH 2010), WITH THE
 CENTER-LINE OF COUNTY HIGHWAY 28,
 HAVING A BEARING OF N 16°45'27" W.

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

WILLIAM CONGER
 1.387 ACRES
 O.R. 1193, PG. 142

0.418 ACRE
 OF WHICH 0.042 ACRE IS WITHIN
 THE HIGHWAY RIGHT-OF-WAY

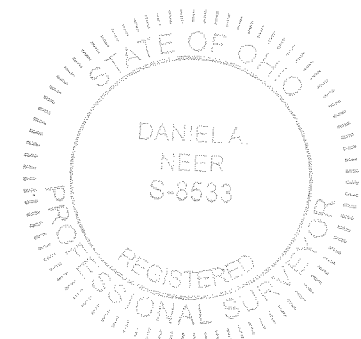
10' UNDERGROUND
 ELECTRIC EASEMENT
 (0.073 ACRE)

DEAN M. LOCKWOOD
 29.877 ACRES
 O.R. 850, PG. 822
 TRACT II


LINE	BEARING	DISTANCE
L1	S 16°45'27" E	50.27'
L2	N 78°30'29" E	267.24'

ACCESS MANAGEMENT NOTE:

COUNTY HIGHWAY 28 IS CLASSIFIED AS A LOCAL ROAD.
 MINIMUM DRIVE SPACING IS 250'
 MINIMUM STOPPING SIGHT DISTANCE IS >495 (55 MPH)
 NO DRIVES TO BE BUILT ON THIS PARCEL AT THIS TIME



Daniel A. Neer
 DANIEL A. NEER
 PROFESSIONAL SURVEYOR NO. 8533
 JULY 31, 2019

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 Project #1921-2046.00

LEGEND

⊗ RAILROAD SPIKE FOUND	P.O.C. = POINT OF COMMENCEMENT
○ 5/8 INCH IRON ROD FOUND	P.O.B. = POINT OF BEGINNING
● 5/8 INCH BY 30 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "DLZ"	R/W = RIGHT-OF-WAY
	C/L = CENTER-LINE

SURVEY OF 0.418 ACRE TRACT
 VIRGINIA MILITARY SURVEY 3221
 MONROE TOWNSHIP
 LOGAN COUNTY, OHIO

DRAWN BY:	DESCRIPTION	REV. NO.	DATE
KSS			8/6/2019

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