

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.

STEWART SURVEY

Lying in V.M.S. 8303-8485, Monroe Township, Logan County, Ohio.

Being out of that 43.25 acres (56.22 acres originally) as deeded and described in Volume 339, Page 153 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 55, marking the southwest corner of the Scott Stewart 4 acre tract (Volume O.R. 16, Page 422) and being a distance of 529.96 feet southerly along said center-line from the north line of Monroe Township.

THENCE, with the south line of said 4 acre tract, S 80°-06'-30" E, a distance of 727.57 feet to a stone at the southeast corner of said 4 acre tract.

THENCE, with the east line of said 4 acre tract, extended southerly, S 5°-00' W, a distance of 360.66 feet to a 1/2" iron rod.

THENCE, parallel to the north line, N 80°-06'-30" W, a distance of 727.57 feet to a railroad spike set on the center-line of Township Road 55.

THENCE, with said road center-line, N 5°-00' E, a distance of 360.66 feet to the point of beginning.

Containing 6.00 acres.

Prepared by:



Clayton M. Lee
Registered Professional Surveyor No. 6181
February 9, 1987

This description prepared from an actual field survey.
Basis for bearings = Center-line Township Road 55 (N 5°-00' E).



ORIGINAL STAMP IN GREEN

L-1322

INDEXED ON MAP
7604 1D

2-13-17



APPROVED

Description of 29.347 Acres

Owned by Ruth M. Godwin, dated January 17, 2017 for Michael McConnell

Being part of V.M.S. #4957, #6449, & #8303-8485, and being all of a 4.054 acre tract, (Tract I), and all of a 25.485 acre tract (Tract II), now or formerly owned by Ruth M. Godwin, O.R. 1044, page 331, and being PN 28-123-00-00-029-000, and PN 28-123-00-00-028-000, Monroe Township, Logan County, State of Ohio and being more particularly described as follows:

Commencing at an existing Monument box with a 1/2 inch dia. iron pin located at the intersection of the North Line of Monroe Township with the centerline of County Road 29 (60 ft. wide);

Thence along the centerline of County Road 29, South 32 deg. 55 min. 50 sec. East for a distance of 121.00 feet to a survey nail set at Grantor's Northeast corner and Northeast corner of hereinafter described 29.347 acre tract and the point of beginning.

Thence continuing along said centerline **South 32 deg. 55 min. 50 sec. East** for a distance of **1124.33 feet** to a 1 inch dia. iron pin found at an angle point, (P.I. Station 112 + 44.76, Logan County Engineer's Map X-29A), said point being the Northwest corner of a 6.782 acre tract of land, now or formerly owned by Joseph P. & Liane R. Makin, O.R. 657, page 979 (passing over the South Line of V.M.S. #6449 at a distance of 724.43 feet, more or less, and an iron pin set on or near the North Line of V.M.S. #4957 at a distance of 1111.93 feet);

Thence along Grantor's East Line and West Line of said 6.782 acre tract, **South 30 deg. 13 min. 42 sec. East** for a distance of **371.51 feet** to an iron pin set at Grantor's Southeast corner;

Thence along Grantor's South Line and North Line of a 189.963 acre tract of land, now or formerly owned by Thomas W. & C. Joan Godwin, O.R. 1063, page 855, (Parcel 1, Tract I), **South 64 deg. 24 min. 45 sec. West** for a distance of **490.09 feet** to a 5/8 inch dia. iron pin found at Grantor's Southwest corner;

Thence along Grantor's Westerly Line and Easterly Line of a 20.001 acre tract of land, now or formerly owned by Roger D. & Christine L. Headings, O.R. 681, page 970, **North 24 deg. 08 min. 20 sec. West** for a distance of **381.17 feet** to a 5/8 inch dia. iron pin found on the North Line of V.M.S. #4957;

Thence along the common Line between Grantor and the Northerly Line of aforesaid 20.001 acre tract, **North 81 deg. 07 min. 38 sec. West** for a distance of **1534.06 feet** to a railroad spike found on the centerline of Township Road 55 (passing over a 5/8 inch dia. iron pin found at a distance of 1514.49 feet);

Thence along the centerline of Township Road 55, **North 05 deg. 54 min. 55 sec. East** for a distance of **210.00 feet** to a railroad spike found at the Southwest corner of a 6.00 acre tract of land, now or formerly owned by Leigh Ann King, O.R. 186, page 965 (Tract I);

Thence along the South Line of said 6.00 acre tract, **South 79 deg. 11 min. 35 sec. East** for a distance of **727.57 feet** to a 5/8 inch dia. iron pin found at the Southeast corner of said 6.00 acre tract (passing over a 5/8 inch dia. iron pin found at a distance of 20.07 feet);

Thence along Grantor's West Line and East Line of said 6.00 acre tract, and then along the East Line of an original 4.00 acre tract of land, now or formerly owned by Leigh Ann King, O.R. 186, page 965, (Tract II), and then along the East Line of a 5.00 acre tract of land, now or formerly owned by Leigh Ann King, O.R. 45, page 353, **North 05 deg. 54 min. 55 sec. East** for a distance of **909.22 feet** to a 5/8 inch dia. iron pin found at the Northeast corner of said 5.00 acre tract, said point being Grantor's Northwest corner (passing over the North Line of V.M.S. #8303-8485 at a distance of 680.01 feet, more or less);

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Thence along Grantor's North Line and South Line of a 6.070 acre tract of land, now or formerly owned by Michael S. MacConnell, etal, Deed Vol. 401, page 945, **South 83 deg. 15 min. 51 sec. East** for a distance of **72.80 feet** to an iron pin set at an angle point;

Thence continuing along said Line, **South 79 deg. 31 min. 09 sec. East** for a distance of **420.06 feet** to a survey nail set on the centerline of County Road 29 (passing over an iron pin set at a distance of 378.76 feet) and the place of beginning.

Containing 4.118 acres, more or less, in V.M.S. #4957, 5.515 acres, more or less, in V.M.S. #6449, and 19.714 acres, more or less, in V.M.S. #8303-8485, for a total conveyed acreage by this description of **29.347 acres**, more or less, and subject to legal highways, easements, restrictions and agreements of record. This description prepared from a survey performed by Steven A. Fox, Registered Professional Surveyor 7000, and dated January 17, 2017. All 5/8 inch dia. Iron pins set have a plastic identity cap with the inscription "Fox Surveying Co."

Prior Deed, O.R. 1044, page 331

Basis of bearings, VRS State Plane Coors. (North Zone), centerline of C.R. 29, South 32 deg. 55 min. 50 sec. East

Steven A. Fox
Steven A. Fox, P.S. 7000

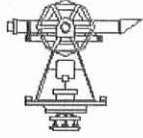


Jan. 17, 2017
Date of Survey
Job No. 17016

INDEXED ON MAP
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2-13-17

APPROVED



106 S. Elm St.
P.O. Box 133

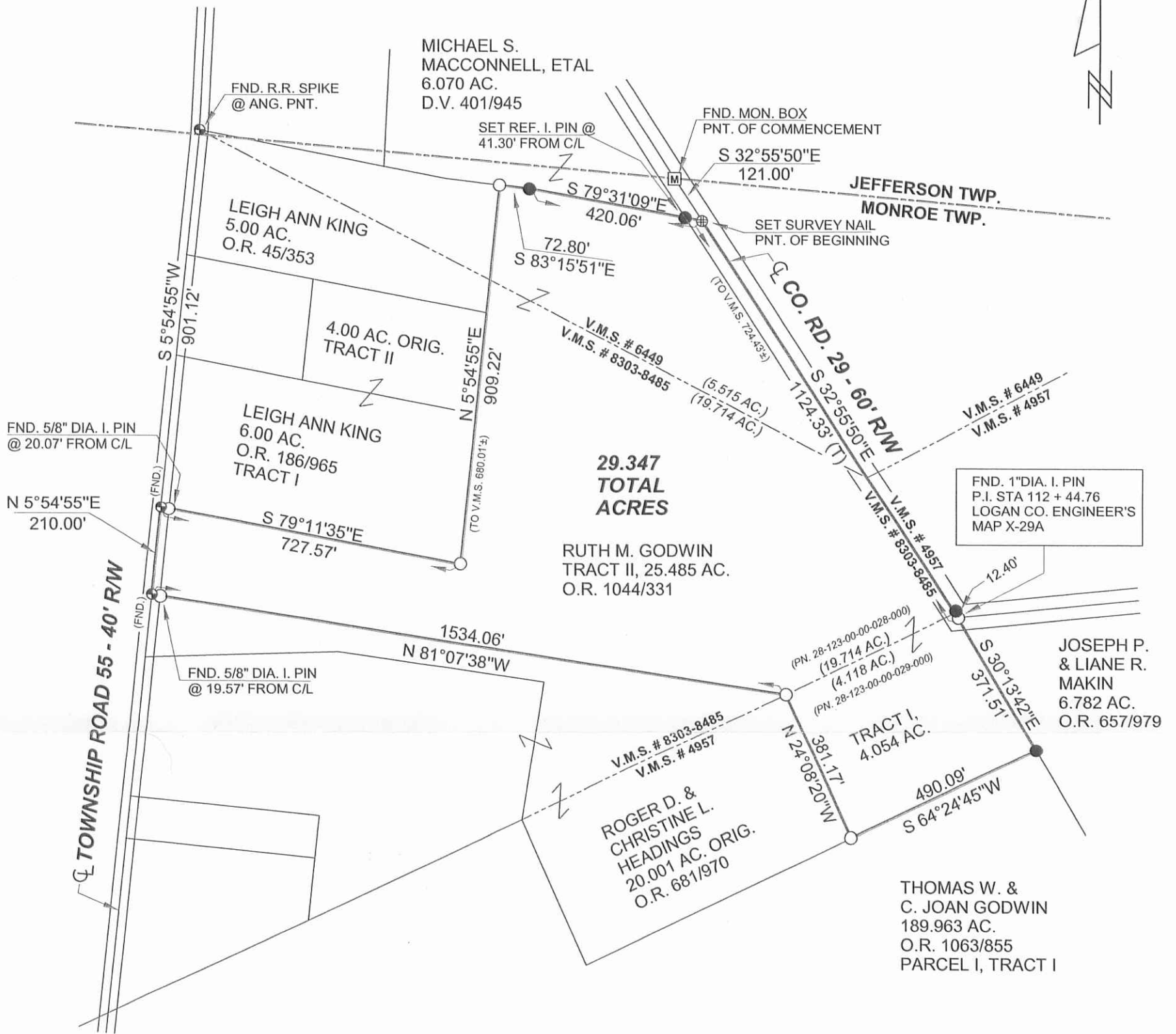
PLAT of SURVEY

FOX SURVEYING COMPANY
Prospect, Ohio 43342-0133
foxsurveying@frontier.com

Ph. 740-494-2028
Fax: 740-494-2730



V.M.S. # 4957, 6449, & 8303-8485, MONROE TOWNSHIP, LOGAN COUNTY, STATE OF OHIO.



THIS SURVEY WAS PERFORMED AT THE REQUEST OF: MICHAEL MCCONNELL

REFERENCE MATERIALS	
①	R-6696
②	R-7604
③	R-7422
④	R-8754
⑤	R-2440
Official Record <u>1044</u> Page <u>331</u>	
Prior Deed Volume _____ Page _____	
Basis of Bearing <u>VRS. STATE PLANE COORS. (NORTH ZONE)</u>	
<u>C/L OF C.R. 29 - S 32°55'50"E</u>	

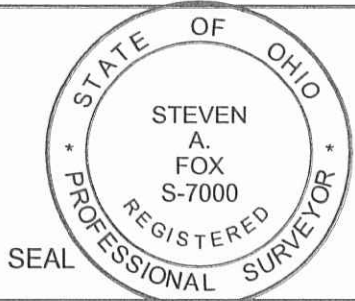
LEGEND	
Scale 1" = 300 feet	
	R.R. spike fnd.
	5/8" dia. i. pin fnd. (unless noted)
	Survey nail set
	Stone found
	State hwy R/W monument found
	5/8" dia. iron pin set with a plastic cap stamped "FOX SURVEYING CO"
	Survey (MAG) spike set
	Monument box found with 1/2" dia. i. pin

CERTIFICATION

I hereby certify that this plat is a true and correct representation of a survey performed under my responsible direction and supervision and is correct to the best of my knowledge.

Steven A. Fox
Steven A. Fox, Reg. P.S. No. 7000

01-17-2017
Date of Survey



INDEXED ON MAP
7604 2P