## LEGAL DESCRIPTION FOR KANE'S 22.447 ACRE TRACT

Being situate in the State of Ohio, County of Logan, Township of Monroe and being a part of Virginia Military Survey 4479, and being more particularly described as follows;

Beginning for reference at a 5/8" diameter iron bar with "Clapsaddle" cap found on the North line of Virginia Military Survey 4479 at the Southwest corner of Virginia Military Survey 10091, also being at the Southeasterly corner of Virginia Military Survey 9878;
thence with the North line of Virginia Military Survey 4479 and the Southerly line of Virginia Military Survey 9878, S- $76^{\circ} 17^{\prime} 50^{\prime \prime}$-W, $417.67^{\prime}$ (feet) to a Mag nail set at the PRINCIPLE PLACE OF BEGINNING for the tract hereinafter described, said Mag nail set being within the right-of-way of Township Road 164 (variable width right-of-way) and at the Northwesterly corner of a 51.25 acre tract conveyed to Robert D. Godwin, etux., by Deed recorded in Official Record, 584, Page 237, Parcel 2, of the Logan County Records;
thence with the bounds of said Godwin's tract the following three (3) courses:

1. S-22 ${ }^{\circ} 37^{\prime} 03^{\prime \prime}-\mathrm{E}, 252.38^{\prime}$ (feet) to an iron bar set, passing for reference an iron bar set on the right-of-way line of Township Road 164 at 30.40' (feet);
2. N- $82^{\circ} 52^{\prime} 17^{\prime \prime}-\mathrm{E}, 314.47^{\prime}$ (feet) to an iron bar set;
3. $\mathrm{S}-14^{\circ} 17^{\prime} 43^{\prime \prime}-\mathrm{E}, 314.82^{\prime}$ (feet) to an iron bar set on the Northerly line of a 14.64 acre tract conveyed to Nicholas D. McGuire, etux., by Deed recorded in Official Record 437, Page 812, Tract 3, of the Logan County Records;
thence $\mathrm{S}-75^{\circ} 52^{\prime} 17^{\prime \prime}$-W, $448.14^{\prime}$ (feet) to an iron bar set at the Northwest corner of said McGuire's tract;
thence with the West line of said McGuire's 14.64 acre tract, $\mathrm{S}-14^{\circ} 36^{\prime} 09^{\prime \prime}-\mathrm{E}$, 776.73 ' (feet) to a $5 / 8$ " diameter iron bar with "Lee" cap found at the Northwest corner of a 126.44 acre tract also conveyed to Nicholas D. McGuire, etux., by Deed recorded in Official Record 437, Page 812, Tract 1, and being at a corner of an 83.55 acre tract conveyed to Byron Forrest Kauffman, Trustee, by Deed recorded in Official Record 700, Page 820, Tract 1, of the Logan County Records;
thence with the bounds of said Kauffman's tract the following three (3) courses:
4. $\mathrm{N}-54^{\circ} 40^{\prime} 34^{\prime \prime}-\mathrm{W}, 264.93^{\prime}$ (feet) to a $5 / 8^{\prime \prime}$ diameter iron bar with "Lee" cap found;
5. $\mathrm{N}-35^{\circ} 23^{\prime} 44^{\prime \prime}-\mathrm{W}, 149.22^{\prime}$ (feet) to a $5 / 8^{\prime \prime}$ diameter iron bar with "Lee" cap found;
6. S-75 ${ }^{\circ} 01^{\prime} 23^{\prime \prime}-\mathrm{W}, 498.26^{\prime}$ (feet) to a point, passing for reference a $5 / 8^{\prime \prime}$ diameter iron bar with "Lee" cap found at 478.71' (feet);
thence continuing with the bounds of said Kauffman's tract and with the East line of a 7.708 acre tract conveyed to Ted R. Kniesly etux., by Deed recorded in Official Record 215, Page 141, of the Logan County Records, N-14ํ12'20"-W, 1052.54' (feet) to a railroad spike found on the aforementioned North line of Virginia Military Survey 4479 , said railroad spike found being $0.53^{\prime}$ (feet) right of centerline station $31+29.70$ of aforementioned Township Road 164, passing for reference a 2" diameter steel pipe found at the Southeast corner of said Kniesly's at 177.22' (feet) and also passing for reference a $5 / 8^{\prime \prime}$ diameter iron bar found at 1022.53' (feet) and also passing for reference the right-of-way line of Township Road 164 at 1023.51' (feet);
thence with the North line of Virginia Military Survey 4479, N-76¹7'50"-E, 817.41' (feet) to the place of beginning, passing for reference a railroad spike found $5.41^{\prime}$ (feet ) right of centerline station $32+42.81$ at $113.33^{\prime}$ (feet), and also passing for reference a railroad spike found $9.99^{\prime}$ (feet) right of centerline station $39+20.61$ at 789.95 '(feet).

Containing a total of 22.447 acres, 0.646 acre of which is within the road right-ofway, but being subject to the rights of all legal highways and all easements of record.

Being a more accurate description of a 21.71 acre tract conveyed to Florence A. Kane by Deed recorded in Deed Volume 335, Page 204, Tract 1, and a 0.97 acre tract also conveyed to Florence A. Kane by Deed recorded in Deed Volume 335, Page 204, Tract 2, of the Logan County Deed Records.

The foregoing description prepared by and in accordance with a survey by William D. Edwards, Professional Surveyor No. 7574, June 6, 2005. All iron bars set are $5 / 8$ " $\times 30$ " iron re-bar with a yellow plastic cap stamped "EDWARDS PS 4792 PS 7574 ". The basis of Bearings for the herein described tract is the centerline of Township Road 164 per Logan County Engineers right-of-way plan dated: September 7, 2004 ( $\mathrm{N}-76^{\circ} 32^{\prime} 00^{\prime \prime}-\mathrm{E}$ ).



William D. Edwards Professional Surveyor No. 7574


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## MARSHALL SURVEY

The following described real estate situated in the Township of Monroe, County of Logan, State of Ohio and being a part of Virginia Military Survey No. 4479 and being a resurvey of the 15.48 Acre tract deeded to John A. and Elizabeth J. Marshall as described in Official Record No. 81 Pages 866-867 (3-22-1989) and being more particularly described as follows:

Beginning at a Large Stone found at the northwest corner to said Marshall's tract and at the northeast corner to Cyril C. Woodard present 159.30 Acre tract as described in Deed Volume No. 358 Page 187 (4-29-1975), and in the north line of said V. M. S. No. 4479;

Thence with the north line of V. M. S. No. 4479, N. $75^{\circ} 05^{\prime \prime} 52^{\prime \prime} \mathrm{E}$. 816.08 feet to a R. R. Spike set in the center of T. R. No. 164, passing the line of James V. Holloway's tract in V.M.S. No. 9878 at 245 feet, plus or minus (Note: The Holloway description encroaches into the Marshall property);

Thence with the line between the properties of Florence $A$. Kane and Marshall (as evidenced by an old fence line) S. $15^{\circ} 30^{\prime}$ E. 874.50 feet to a $5 / 8^{\prime \prime} \mathrm{x} 30 "$ Rebar set near a old corner post found (original call was for a stone at this point, no stones in evidence) (Note: This line used as Basis of bearing for this survey), passing through a 5/8" x 30 " Rebar set at 30.00 feet;

Thence S. $83^{\circ} 11^{\prime} 47^{\prime \prime}$ W. 843.29 feet to a $5 / 8^{\prime \prime} \times 30^{\prime \prime}$ Rebar set on a gravel bar in the flood plane of Macochee Creek, crossing said creek twice at 561 feet, plus or minus and 769 feet, plus or minus, said rebar in the east line of Woodard's tract;

Thence with the line between Woodard and Marshall, N. $14^{\circ} 10^{\prime} \mathrm{W}$. 755.70 feet to the place of beginning passing the centerline of $T$. R. No. 164 at 640.00 feet, plus or minus, containing 15.446 Acres, more or less.

The above being subject to the right of way of $T$. R. No. 164 as shown on Plan X-164, Logan County Engineers Office dated September 3, 1936.

I hereby certify that $O$ O OF O description is based on a field survey completed May 4, 1989.

| INDEXED ON MAP |  |
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# LESLIE H. GEESLIN <br> REGISTERED SURVEYOR 5248 <br> P. O. BOX 274 <br> RUSHSYLVANIA, OHIO 43347 <br> TELEPHONE: (513) 468-2793 

FANSLER SURVEY
February 15, 1995
The following described real estate situated in the State of Ohio, County of Logan, Township of Monroe, being part of Virginia Military Survey 4479 and more particularly described as follows:

Beginning at a railroad spike found in the centerline of Township Road 164 and in the east line of Cyril C. Woodard's 159.3 acre tract as described in D. B. Vol. 358 Page 185.

Thence with said centerline N. $50^{\circ} 15^{\prime} 57^{\prime \prime}$ E. 12.78 feet to a railroad spike found.
Thence with said centerline of T. R. 164 on a 1145.92 foot radius curve to the right, the chord of which measures N. $55^{\circ} 41^{\prime} 34^{\prime \prime}$ E. 216.75 feet, to a cap and nail set.

Thence S. $14^{\circ} 10^{\prime} 00^{\prime \prime}$ E. 749.82 feet to a $5 / 8$ inch iron bar set in the north line of Byron Kauffman's 83.55 acre tract as described in D. B. Vol. 390 Page 630, passing a $5 / 8$ inch iron bar set at 31.05 feet.

Thence with said Kauffman's north line S. $83^{\circ} 07^{\prime} 50^{\prime \prime}$ W. 217.02 feet to a $5 / 8$ inch iron bar found in the east line of said Woodard's 159.3 acre tract.

Thence with said Woodard's east line N. $14^{\circ} 08^{\prime} 42^{\prime \prime}$ W. 642.11 feet of the place of beginning, passing a $5 / 8$ inch iron bar set at 608.48 feet.

Containing 3.457 acres more or less, of which 0.158 acre is in the right of way of T. R. 164.

Bearings are based on an assumed bearing (N. $50^{\circ} 15^{\prime} 57^{\prime \prime} \mathrm{E}$. ) for the centerline of T. R. 164 in this field survey by Leslie H. Geeslin.

The ab0ve described 3.457 acre tract being the west part of Teddy Wallen, etux's 7.343 acre tract as described in O. R. Vol. 129 Page 151.


LESLIE H. GEESLIN<br>REGISTERED SURVEYOR 5248<br>P. O. BOX 274<br>RUSHSYLVANIA, OHIO 43347<br>TELEPHONE: (513) 468-2793

FANSLER SURVEY
February 15, 1995
The following described real estate situated in the State of Ohio, County of Logan, Township of Monroe, being part of Virginia Military Survey 4479 and more particularly described as follows:

Beginning at a $5 / 8$ inch iron bar set in the north line of Byron Kauffman, etux's 83.55 acre tract as described in D. B. vol. 390 Page 630 that is N. $83^{\circ} 07^{\prime} 50^{\prime \prime}$ E. 217.02 feet from a $5 / 8$ inch iron bar found at his northwest corner.

Thence N. $14^{\circ} 10^{\prime} 00^{\prime \prime}$ W. 749.82 feet to a cap and nail set in the centerline of Township Road 164 , passing a $5 / 8$ inch iron bar set at 718.77 feet.

Thence with the centerline of said T. R. 164 on a 1145.92 foot radius curve to the right, the chord of which measures N. $62^{\circ} 33^{\prime} 21^{\prime \prime}$ E. 32.58 feet, an arc distance of 57.44 feet to a R. R. spike found at the southeast corner of John A. Marshall's 0.429 acre tract as described in O. R. Vol. 81 Page 866.

Thence with said Marshall's east line N. $15^{\circ} 13^{\prime} 35^{\prime \prime}$ W. 28.16 feet to a $5 / 8$ inch iron bar found in the north line of said V. M. S. 4479.

Thence with the north line of said V. M. S. $4479 \mathrm{~N} .75^{\circ} 05^{\prime} 59^{\prime \prime} \mathrm{E} .183 .87$ feet to a R. R. spike found at the northwest corner of Ted R. Kneisley, etux's 7.708 acre tract as described in O. R. Vol. 215 Page 141.

Thence with said Kneisley's west line S. $14^{\circ} 10^{\prime} 56^{\prime \prime}$ E. 815.38 feet to a $5 / 8$ inch iron bar found in said Kauffman's north line.

Thence with said Kauffman's north line S. $83^{\circ} 07^{\prime} 50^{\prime \prime}$ W. 217.02 feet to the place of beginning.

Containing 3.930 acres more or less of which 0.217 acre is in the right of way of Township Road 164.

The above described 3.930 acre tract being the east part of Teddy Wallen, etux's 7.343 acre tract as described in O. R. Vol. 129 Page 151.

Bearings are based on an assumed bearing (N. $50^{\circ} 15^{\prime} 57^{\prime \prime}$ E.) for the centerline of Township Road 164 in this field survey by Leslie H. Geeslin, Reg. Surveyor 5248 on February 15, 1995.




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## MARSHALL SURVEY

Part "A"

The following described real estate situated in the Township of Monroe, County of Logan, State of Ohio and being a part of Virginia Military survey No. 4479 and being a part of a 15.446 Acre tract in the name of John A. and Elizabeth J. Marshall and being more particularly described as follows:

Beginning at a Large Stone found at the northwest corner to said Marshall's tract and at the northeast corner to Cyril C. Woodard's present 159.30 Acre tract as described in Deed Volume No. 358 Page 187 (4-29-1975), and in the north line of said V.M.S. No. 4479;

Thence with the north line of said V.M.S. No. 4479, (which is the Basis of Bearing for this survey), N. 75 $0{ }^{\circ} 05^{\prime \prime} 52^{\prime \prime}$ E. 246.33 feet to a $5 / 8^{\prime \prime} \mathrm{x} 30^{\prime \prime}$ Rebar set at the southwest corner to James V. Holloway's present tract;

Thence S. $15^{\circ} 11^{\prime} 31^{\prime \prime}$ E. 28.17 feet to R . R. Spike found in the centerline of $T$. R. No. 164 on a curve having a Radius of $1,145.92$ feet;

Thence with the Arc of said curve to the left in a southwesterly direction, 249.64 feet to $a$ R. R. Spike set at P. C. Station No. $23+14.40$ as shown on Plan X-164, Logan County Engineers Office;

Thence with the tangent centerline, S. $50^{\circ} 21^{\prime} 17^{\prime \prime} \mathrm{W} .12 .82$ feet to a R. R. Spike set in the west line of Marshall's tract and the east line of Woodard's tract;

Thence with the line between Marshall and Woodard, N. $14^{\circ} 10^{\prime} \mathrm{W}$. 112.60 feet to the place of beginning, passing through a Wood corner Pôt at 22.25 feet, containing $17,193.39$ square feet or 0.395 Acres, more or less.

Of the above described tract, there is $7,489.20$ square feet or 0.172 Acres in the right of way of T. R. No. 164.

I hereby certify that this description is the result of a field survey made by me on November 14, 1989.


## MARSHALL SURVEY <br> Part "B" <br> Revised

The following described real estate situated in the Township of Monroe, County of Logan, State of Ohio and being a part of Virginia Military Survey No. 4479 and being a part of a 15.446 Acre tract in the name of John A. and Elizabeth J. Marshall and being more particularly described as follows:

Beginning for reference at a Large Stone found at the northwest corner to Marshall's tract and at the northeast corner to Cyril C. Woodard's present 159.30 Acre tract as described in Deed Volume No. 358 Page 187 (4-29-1975), and in the north line of V.M.S. No. 4479;

Thence with the north line of V.M.S. No. 4479, (which is the Basis of Bearing for this survey), N. $75^{\circ} 05^{\prime \prime} 52^{\prime \prime}$ E. 246.33 feet to a $5 / 8 " \mathrm{x} 30 "$ Rebar set at the southwest corner to James V. Holloway's present tract, which is the true place of beginning for this survey;

Thence continuing with the north line of V. M. S. No. 4479, N. $75^{\circ} 05^{\prime} 52^{\prime \prime}$ E. 183.90 feet to a R. R. Spike set at the approximate center of a concrete culvert, that is 13.35 feet south of the north end of the same and being north of the centerline of T. R. No. 164;

Thence S. $14^{\circ} 10^{\prime}$ E. 811.29 feet to a $5 / 8^{\prime \prime}$ x $30 "$ Rebar set in the south line of Marshall's tract and the north lineof Byron F. Kauffman's present 83.55 Acre tract as described in Deed Volume No. 390 Page 630 (12-22-1980);

Thence with the line between Marshall and Kauffman, S. $83^{\circ} 11^{\prime \prime 47 " W} \mathrm{~W}$. 433.77 feet to a 5/8" x 30 " Rebar found on a gravel bar in the flood plain of Macochee Creek, crossing said creek at 151.48 feet, plus or minus and 359.48 feet, plus or minus, said Rebar being in the east line of Woodard's tract;and the west of the Marshall tract;

Thence with the line betwen Marshall and Woodard, N. $14^{\circ} 10^{\prime} \mathrm{W}$. 643.10 feet to $a$ R. R. Spikeset in the tangent centerline of $T$. R. No. 164;

Thence with the tangent centerline of T. R. No. 164, N. $50^{\circ} 21^{\prime} 17^{\prime \prime} \mathrm{E}$. 12.82 deet to a R. R. Spike set at the P.C. Station No. $23+14.40$ as shown on Plan X-164, Logan County Engineers Office;

Thence with the Arc of a curve to the right having a radius of 1,145,92 feet in a northeasterly direction, 249.64 feet to a R. R. Spike found on said centerline;
Thence N. $15^{\circ} 11^{\prime} 31^{\prime \prime}$ W. 28.17 feet to the true place of beginning for this survey, containing $319,858.32$ square feet or 7.343 Acres, more or less.

Of the above described tract, there is $13,787.57$ square feet or 0.317 Acres in the right of way of T. R. No. 164.

I hereby certify that this description is the result of a field survey made by me on December 18, 1989.


Bellefontaine, Ohio 43311

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MARSHALL SURVEY
    Part "C"
    Revised
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The following described real estate situated in the Township of Monroe, County of Logan, State of Ohio and being a part of Virginia Military Survey No. 4479 and being a part of a 15.446 Acre tract in the name of John A. and Elizabeth J. Marshall and being more particularly described as follows:

Beginning for reference at a Large Stone found at the northwest corner to Marshall's tract and at the northeast corner to Cyril C. Woodard's present 159.30 Acre tract as described in Deed Volume No. 358 Page 187 (4-29-1975), and in the north line of said V.M.S. No. 4479;

Thence with the north line of V. M. S. No. 4479, (which is the Bais of Bearing for this survey), N. $75^{\circ} 05^{\prime} 52^{\prime \prime}$ E. 430.23 feet to a R. R. Spike set at the approximate center of a concrete culvert, that is 13.35 feet south of the north end of the same and being north of the centerline of $T . R$. No. 164 and in the south line of James V. Holloway's present tract, said R. R. Spike being the true place of beginning for this survey;

Thence continuing with the V.M.S. line, N. $75^{\circ} 05^{\prime} 52^{\prime \prime}$ E. 385.86 feet to a R. R. Spike found at the northeast cornet to Marshall's tract and the northwest corner to Florence A. Kane's present 22.68 Acre tract as described in Deed Volume No. 335 Page 204 (5-24-1971);

Thence with the line between Marshall and Kane, S. $15^{\circ} 30^{\prime}$ E. 874.50 feet to a $5 / 8^{\prime \prime} \times 30^{\prime \prime}$ Rebar found at the southeast corner to Marshall's tract and at a northeast corner to Byron F. Kauffman's present 83.55 Acre tract as described in Deed Volume No. 390 Page 630 (12-22-1980), passing through a 5/8" x 30 " Rebar found at 30.00 feet;

Thence with the line between Marshall and Kauffman, S. $83^{\circ} 111^{\prime \prime \prime} \mathrm{W}$. 409.52 feet to a $5 / 8^{\prime \prime} \mathrm{x} 30 "$ Rebar set;

Thence N. $14^{\circ} 10^{\prime}$ W. 811.29 feet to the true place of beginning, containing $335,758.78$ square feet or 7.708 Acres, more or less.

Of the above described tract, there is $12,733.38$ square feet or 0.292 Acres in the right of way of T. R. No. 164

I hereby certify that this description is the result of a field survey made by me on December 18, 1989.




