



Lee Surveying and Mapping Co., Inc.



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

117 North Madriver Street
Bellevue, Ohio 43311

(513) 593-7335
FAX (513) 593-7444

GENEVA HESS 50.873 ACRES

Lying in Virginia Military 6516, Monroe Township, Logan County, Ohio.

Being out of the Geneva Hess original 107.67 acre tract as deeded and described in Official Record 287, Page 210 of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a county monument box with a 5/8 inch iron rod found on the west line of Virginia Military Survey 6516 and at the intersection of center-lines of County Highway 47 and Township Road 166.

THENCE, with the center-line of County Highway 47 (60 feet wide), N 53°-30'-00" E, a distance of 1884.90 feet to a railroad spike set.

THENCE, with the west line of the Wengers Produce original 1.0 acre tract (Vol. 405, Pg. 555), S 15°-12'-10" E, a distance of 1217.15 feet to a 5/8 inch iron rod set.

THENCE, S 78°-57'-36" W, a distance of 596.79 feet to a 5/8 inch iron rod set.

THENCE, S 15°-26'-59" E, a distance of 627.87 feet to a 5/8 inch iron rod set.

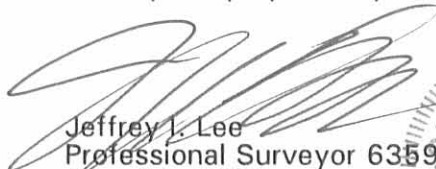
THENCE, S 73°-25'-00" W, a distance of 1155.57 feet to a railroad spike set.

THENCE, with the west line of Virginia Military Survey 6516 and the center-line of Township Road 166 (60 feet wide), N 15°-37'-30" W, a distance of 1144.97 feet to the point of beginning.

Containing 50.873 acres of which 2.068 acres are within the highway right-of-way.

The basis for bearings is the center-line of County Highway 47 being N 53°-30'-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 13, 1996.

Description prepared by:


Jeffrey I. Lee
Professional Surveyor 6359

June 20, 1996
Revised September 19, 1996



L 2415

ORIGINAL STAMP IN GREEN

INDEXED ON MAP
9081 1D-1

REC'D 9-17-96 SUG OK ✓



Lee Surveying and Mapping Co., Inc.



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

117 North Madriver Street
Bellevue, Ohio 43111

(513) 593-7335
FAX (513) 593-7444

GENEVA HESS 29.990 ACRES

Lying in Virginia Military 6516, Monroe Township, Logan County, Ohio.

Being out of the Geneva Hess original 107.67 acre tract as deeded and described in Official Record 287, Page 210 of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a county monument box with a 5/8 inch iron rod found on the west line of Virginia Military Survey 6516 and at the intersection of center-lines of County Highway 47 and Township Road 166.

THENCE, with the west line of Virginia Military Survey 6516 and the center-line of Township Road 166 (60 feet wide), S 15°-37'-30" E, a distance of 1179.97 feet to a railroad spike set at the TRUE POINT OF BEGINNING.

THENCE, N 73°-25'-00" E, a distance of 1141.15 feet to a 5/8 inch iron rod set.

THENCE, S 23°-17'-27" E, a distance of 231.82 feet to a 5/8 inch iron rod set.

THENCE, N 72°-20'-07" E, a distance of 418.74 feet to a 5/8 inch iron rod set.

THENCE, S 21°-23'-13" E, a distance of 639.86 feet to a 5/8 inch iron rod set.

THENCE, S 69°-58'-38" W, a distance of 400.18 feet to a 5/8 inch iron rod set.

THENCE, S 67°-02'-43" W, a distance of 652.21 feet to a 5/8 inch iron rod set.

THENCE, N 15°-50'-42" W, a distance of 129.71 feet to a 5/8 inch iron rod set.

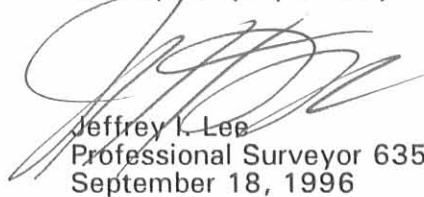
THENCE, S 75°-38'-50" W, a distance of 608.40 feet to a railroad spike set.

THENCE, with the west line of Virginia Military Survey 6516 and the center-line of Township Road 166, N 15°-37'-30" W, a distance of 803.06 feet to the point of beginning.

Containing 29.990 acres of which 0.553 acre is within the highway right-of-way.

The basis for bearings is the center-line of County Highway 47 being N 53°-30'-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 13, 1996.

Description prepared by:


Jeffrey I. Lee
Professional Surveyor 6359
September 18, 1996



L 2415

ORIGINAL STAMP IN GREEN

INDEXED ON MAP
9081 ID-2

REC'D 9-19-96 804 OK ✓



Lee Surveying and Mapping Co., Inc.



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

117 North Madriver Street
Bellefontaine, Ohio 43311

(513) 593-7335
FAX (513) 593-7444

GENEVA HESS 1.170 ACRES

Lying in Virginia Military 6516, Monroe Township, Logan County, Ohio.

Being out of the Geneva Hess original 107.67 acre tract as deeded and described in Official Record 287, Page 210 of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a county monument box with a 5/8 inch iron rod found on the west line of Virginia Military Survey 6516 and at the intersection of center-lines of County Highway 47 and Township Road 166.

THENCE, with the west line of Virginia Military Survey 6516 and the center-line of Township Road 166 (60 feet wide), S 15°-37'-30" E, a distance of 1983.03 feet to a railroad spike set at the TRUE POINT OF BEGINNING.

THENCE, N 75°-38'-50" E, a distance of 150.91 feet to a 5/8 inch iron rod set.

THENCE, S 15°-12'-30" E, a distance of 336.18 feet to a 5/8 inch iron rod set.

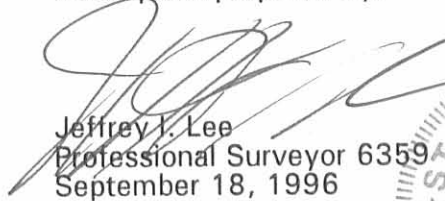
THENCE, with the north line of the Cyril C. Woodard and Mary Kathryn Woodard, Trustees of the Cy Kay Family Trust 159.30 acre tract (O.R. 279, Pg. 390), S 72°-14'-30" W, a distance of 148.54 feet to a 5/8 inch iron rod set.

THENCE, with the east line of the Garry L. Jones 0.5 acre tract (O.R. 284, Pg. 347) and the center-line of Township Road 166, N 15°-37'-30" W, a distance of 345.05 feet to the point of beginning.

Containing 1.170 acres of which 0.085 acre is within the highway right-of-way.

The basis for bearings is the center-line of County Highway 47 being N 53°-30'-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 13, 1996.

Description prepared by:


Jeffrey I. Lee
Professional Surveyor 6359
September 18, 1996



L 2415

ORIGINAL STAMP IN GREEN

INDEXED ON MAP
9081 1D3

REVISED 9-18-96 SWY OKV



Lee Surveying and Mapping Co., Inc.



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

117 North Madriver Street
Bellevue, Ohio 43311

(513) 593-7335
FAX (513) 593-7444

GENEVA HESS 23.687 ACRES

Lying in Virginia Military 6516, Monroe Township, Logan County, Ohio.

Being out of the Geneva Hess original 107.67 acre tract as deeded and described in Official Record 287, Page 210 of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a county monument box with a 5/8 inch iron rod found on the west line of Virginia Military Survey 6516 and at the intersection of center-lines of County Highway 47 and Township Road 166.

THENCE, with the center-line of County Highway 47 (60 feet wide), N 53°-30'-00" E, a distance of 1884.90 feet to a railroad spike set.

THENCE, with the west line of the Wengers Produce original 1.0 acre tract (Vol. 405, Pg. 555), S 15°-12'-10" E, a distance of 1217.15 feet to a 5/8 inch iron rod set at the TRUE POINT OF BEGINNING.

THENCE, with the west lines of the said 1.0 acre tract and the James V. Holloway 7.19 acre tract (Vol. 342, Pg. 826), S 15°-12'-10" E, a distance of 1729.85 feet to a 5/8 inch iron rod found.

THENCE, with the north lines of the Ted R. Kneisley 3.930 acre tract (O.R. 251, Pg. 677) and the James V. Holloway 3.457 acre tract (O.R. 251, Pg. 679), S 75°-02'-00" W, a distance of 245.93 feet to a 9 inch by 12 inch limestone found.

THENCE, with the north line of the Cyril C. Woodard and Mary Kathryn Woodard, Trustees of the Cy Kay Family Trust 159.30 acre tract (O.R. 279, Pg. 390), S 72°-14'-30" W, a distance of 1346.05 feet to a 5/8 inch iron rod set.

THENCE, N 15°-12'-30" W, a distance of 336.18 feet to a 5/8 inch iron rod set.

THENCE, N 75°-38'-50" E, a distance of 457.49 feet to a 5/8 inch iron rod set.

THENCE, S 15°-50'-42" E, a distance of 129.71 feet to a 5/8 inch iron rod set.

THENCE, N 67°-02'-43" E, a distance of 652.21 feet to a 5/8 inch iron rod set.

THENCE, N 69°-58'-38" E, a distance of 400.18 feet to a 5/8 inch iron rod set.

THENCE, N 21°-23'-13" W, a distance of 639.86 feet to a 5/8 inch iron rod set.

THENCE, S 72°-20'-07" W, a distance of 418.74 feet to a 5/8 inch iron rod set.

THENCE, N 23°-17'-27" W, a distance of 231.82 feet to a 5/8 inch iron rod set.

THENCE, S 73°-25'-00" W, a distance of 1141.15 feet to a railroad spike set.

THENCE, with the west line of Virginia Military Survey 6516 and the center-line of Township Road 166 (60 feet wide), N 15°-37'-30" W, a distance of 35.00 feet to a railroad spike set.

THENCE, N 73°-25'-00" E, a distance of 1155.57 feet to a 5/8 inch iron rod set.

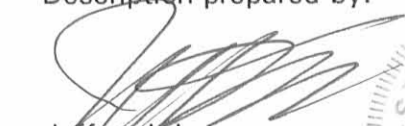
THENCE, N 15°-26'-59" W, a distance of 627.87 feet to a 5/8 inch iron rod set.

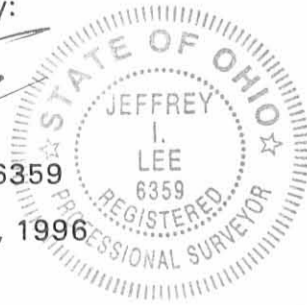
THENCE, N 78°-57'-36" E, a distance of 596.79 feet to the point of beginning.

Containing 23.687 acres of which 0.024 acre is within the highway right-of-way.

The basis for bearings is the center-line of County Highway 47 being N 53°-30'-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 13, 1996.

Description prepared by:


Jeffrey I. Lee
Professional Surveyor 6359
June 20, 1996
Revised September 18, 1996



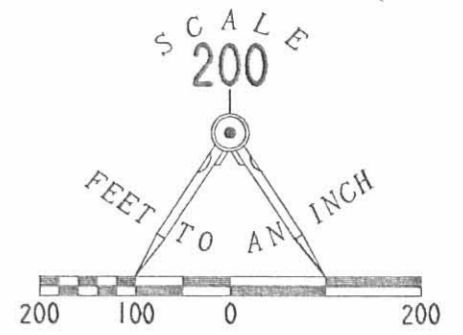
L 2415

INDEXED ON MAP
9081 1D-4

ORIGINAL STAMP IN GREEN

REFERENCES

LOGAN COUNTY ENGINEER'S FILES:
R-7911, R-1361, R-5992 & R-2695
FIELD BOOK 607, PAGES 5-10
FIELD BOOK 511, PAGES 28-29



LEGEND

- 5/8" IRON ROD SET
- 5/8" IRON ROD FOUND
- ⊕ RAILROAD SPIKE SET
- ⊠ 9" x 12" LIMESTONE FOUND
- ⊠ COUNTY MONUMENT BOX WITH A 5/8" IRON ROD FOUND



50.873 ACRES
OF WHICH 2.068 ACRES ARE WITHIN
HIGHWAY RIGHT-OF-WAYS

23.687 ACRES
OF WHICH 0.024 ACRE IS WITHIN
HIGHWAY RIGHT-OF-WAY

29.990 ACRES
OF WHICH 0.553 ACRE IS WITHIN
HIGHWAY RIGHT-OF-WAY

1.170 ACRES
OF WHICH 0.085 ACRE IS WITHIN
HIGHWAY RIGHT-OF-WAY

WENGERS PRODUCE
ORIG. 1.0 AC
VOL. 405, PG. 555

WENGERS PRODUCE
ORIG. 130.0 AC
VOL. 405, PG. 555

JAMES V. HOLLOWAY
7.19 AC
VOL. 342, PG. 826

JAMES V. HOLLOWAY
3.457 AC. PG. 679
O.R. 251.

TED R. KNEISLEY
3.630 AC. PG. 677
O.R. 251.

CYRIL C. WOODARD
MARY KATHRYN WOODARD
TRUSTEES OF THE
CY RAY FAMILY TRUST
ORIG. 159.30 AC
O.R. 279, PG. 390

GARRY L. JONES
0.5 ACRE
O.R. 284, PG. 347

NOTE: PROPERTY LINE IS
0.35' EAST OF THE SOUTHEAST
CORNER OF THE MAIN
HOUSE. THE CARPORT
IS MOSTLY ON THE 1.170
ACRE TRACT. LEE SURVEYING
RECOMMENDS THAT THE LAND
OWNERS SEEK LEGAL ADVICE.

SURVEY OF FOUR TRACTS OUT OF
THE GENEVA HESS ORIGINAL 107.67 ACRES
OFFICIAL RECORD 287, PAGE 210
VIRGINIA MILITARY SURVEY 6516
MONROE TOWNSHIP
LOGAN COUNTY, OHIO



SURVEYED BY:
Jeffrey I. Lee
JEFFREY I. LEE
PROFESSIONAL SURVEYOR 6359
JUNE 13, 1996
REVISED SEPTEMBER 17, 1996

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LEE SURVEYING & MAPPING CO., INC.
117 North Madriver Street
BELLEFONTAINE, OHIO 43311
(513) 593-7335
D 285 HESSNYD2 L-2415-2

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

INDEXED ON MAP
9081 1P

ORIGINAL STAMP IN GREEN

6-8-2021



APPROVED



EDWARDS SURVEYING

110 South Main Street
Urbana, Ohio 43078
(937) 653-6508



LEGAL DESCRIPTION FOR HESS'S 23.597 ACRE TRACT

Being situate in the State of Ohio, County of Logan, Township of Monroe, and being a part of Virginia Military Survey 6516, and being more particularly described as follows:

Beginning for reference at a 5/8" diameter iron bar found in a monument box at the intersection of the centerlines of County Road 47 (60' right-of-way) and Township Road 166 (60' right-of-way);

thence with the centerline of Township Road 166, S-14°49'21"-E, 1179.97'(feet) to a Railroad Spike found at the **PRINCIPLE PLACE OF BEGINNING** for the tract hereinafter described, also being at a Southwest corner of a 23.687 acre tract conveyed to F. Philip & Kathy J. Hess by deed recorded in Official Record 304, Page 369, passing for reference a Railroad Spike found at 1144.97'(feet);

thence with a South line of the 23.687 acre tract, N-74°13'09"-E, 1141.15'(feet) to a 5/8" diameter iron bar found, passing for reference a 5/8" diameter iron bar found on the right-of-way line of Township Road 166 at 30.00'(feet);

thence S-21°28'46"-E, 363.21'(feet) to an iron bar set;

thence S-18°18'28"-E, 527.58'(feet) to an iron bar set on a North line of Hess's aforementioned 23.687 acre tract;

thence with the bounds of the 23.687 acre tract the following two (2) courses:

1. S-67°50'52"-W, 611.42'(feet) to a 5/8" diameter iron bar found;
2. N-15°02'33"-W, 129.71'(feet) to a 5/8" diameter iron bar found;

thence continuing with the bounds of the 23.687 acre tract and with the North line of a 1.170 acre tract conveyed to Garry L. & Julianne M. Jones by deed recorded in Official Record 306, Page 216, S-76°26'59"-W, 608.40'(feet) to a Railroad Spike found on the centerline of aforementioned Township Road 166, passing for reference a 5/8" diameter iron bar found at 457.49'(feet) and a 5/8" diameter iron bar found on the right-of-way line of Township Road 166 at 578.39'(feet);

thence with the centerline of township Road 166, N-14°49'21"-W, 803.06'(feet) to the place of beginning.

Containing 23.597 acres, 0.553 acre of which is within the Road right-of-way, but being subject to the rights of all legal highways and all easements of record.

Being a part of a 29.990 acre tract conveyed to F. Philip & Kathy J. Hess by deed recorded in Official Record 376, Page 272, of the Logan County Records.

The foregoing description prepared by and in accordance with a survey by William D. Edwards, Professional Surveyor No. 7574, May 27, 2021. All iron bars set are 5/8"x30" iron re-bar with a yellow plastic cap stamped "EDWARDS PS 7574". Bearings are based on the centerline of Township Road 166 per an assumed bearing of S-14°49'21"-E.



William D. Edwards

William D. Edwards, P.S. 7574

INDEXED ON MAP
9081



APPROVED



EDWARDS SURVEYING

110 South Main Street
Urbana, Ohio 43078
(937) 653-6508



LEGAL DESCRIPTION FOR HESS'S 30.079 ACRE TRACT

Being situate in the State of Ohio, County of Logan, Township of Monroe, and being a part of Virginia Military Survey 6516, and being more particularly described as follows:

Beginning for reference at a 5/8" diameter iron bar found in a monument box at the intersection of the centerlines of County Road 47 (60' right-of-way) and Township Road 166 (60' right-of-way);

thence with the centerline of Township Road 166, S-14°49'21"-E, 1144.97'(feet) to a Railroad Spike found at the **PRINCIPLE PLACE OF BEGINNING** for the tract hereinafter described, also being at a Southwest corner of a 50.873 acre tract conveyed to F. Philip & Kathy J. Hess by deed recorded in Official Record 376, Page 270;

thence with the bounds of the 50.873 acre tract the following three (3) courses:

1. N-74°13'09"-E, 1155.57'(feet) to a 5/8" diameter iron bar found, passing for reference a 5/8" diameter iron bar found on the right-of-way line of Township Road 166 at 30.00'(feet);
2. N-14°38'50"-W, 627.87'(feet) to a 5/8" diameter iron bar found;
3. N-79°45'45"-E, 596.79'(feet) to a 5/8" diameter iron bar found on the West line of a 0.830 acre tract conveyed to Wengers Produce by deed recorded in Deed Volume 405, Page 555;

thence with the West line of the 0.830 acre tract and with the West line of a 7.19 acre tract conveyed to Vance & Theodora C. Holloway, Co-Trustees, by deed recorded in Official Record 1300, Page 407, Tract II, S-14°24'01"-E, 1729.85'(feet) to a 5/8" diameter iron bar found within the right-of-way of Township Road 164 (variable width right-of-way) at the Northeast corner of the remainder of a 15.48 acre tract conveyed to John A. & Elizabeth J. Marshall by deed recorded in Official Record 81, Page 866;

thence with the North line of Marshall's tract, S-75°50'09"-W, 245.93'(feet) to a stone monument found at the Northeast corner of a 17.016 acre tract conveyed to Ethan A. Harr by deed recorded in Official Record 1254, Page 683;

thence with the North line of the 17.016 acre tract, S-73°02'39"-W, 1346.05'(feet) to a 5/8" diameter iron bar found at the Southeast corner of a 1.170 acre tract conveyed to Garry L. & Julianne M. Jones by deed recorded in Official Record 306, Page 216;

thence with the East line of the 1.170 acre tract, N-14°24'22"-W, 336.19'(feet) to a 5/8" diameter iron bar found on a South line of a 29.990 acre tract conveyed to F. Philip & Kathy J. Hess by deed recorded in Official Record 376, Page 272;

thence with the bounds of the 29.990 acre tract the following three (3) courses:

1. N-76°26'59"-E, 457.49'(feet) to a 5/8" diameter iron bar found;
2. S-15°02'33"-E, 129.71'(feet) to a 5/8" diameter iron bar found;

3. N-67°50'52"-E, 611.42'(feet) to an iron bar set;

thence N-18°18'28"-W, 527.58'(feet) to an iron bar set;

thence N-21°28'46"-W, 363.21'(feet) to a 5/8" diameter iron bar found at a Northeast corner of
aforementioned Hess's 29.990 acre tract;

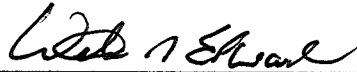
thence with a North line of the 29.990 acre tract, S-74°13'09"-W, 1141.15'(feet) to a Railroad Spike found
on the centerline of aforementioned Township Road 166, passing for reference a 5/8" diameter iron bar found on
the right-of-way line of Township Road 166 at 1111.15'(feet);

thence with the centerline of Township Road 166, N-14°49'21"-W, 35.00'(feet) to the place of beginning.

Containing 30.079 acres, 0.024 acre of which is within the Road right-of-way, but being subject to the
rights of all legal highways and all easements of record.

Being all of a 23.687 acre tract conveyed to F. Philip & Kathy J. Hess by deed recorded in Official Record
304, Page 369 and 6.392 acres out of a 29.990 acre tract conveyed to F. Philip & Kathy J. Hess by deed recorded in
Official Record 376, Page 272, of the Logan County Records.

The foregoing description prepared by and in accordance with a survey by William D. Edwards,
Professional Surveyor No. 7574, May 27, 2021. All iron bars set are 5/8"x30" iron re-bar with a yellow plastic cap
stamped "EDWARDS PS 7574". Bearings are based on the centerline of Township Road 166 per an assumed
bearing of S-14°49'21"-E.



William D. Edwards, P.S. 7574

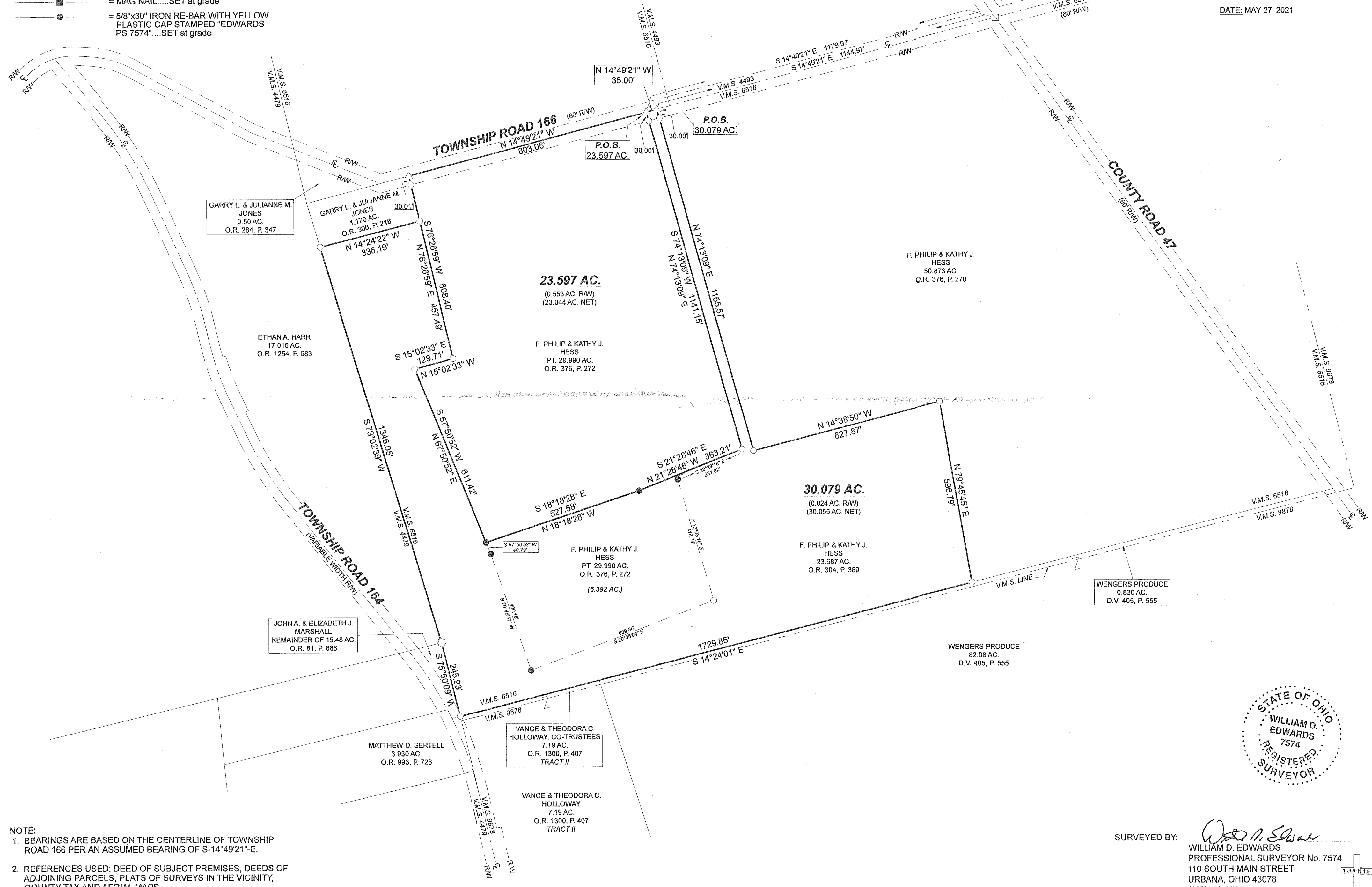
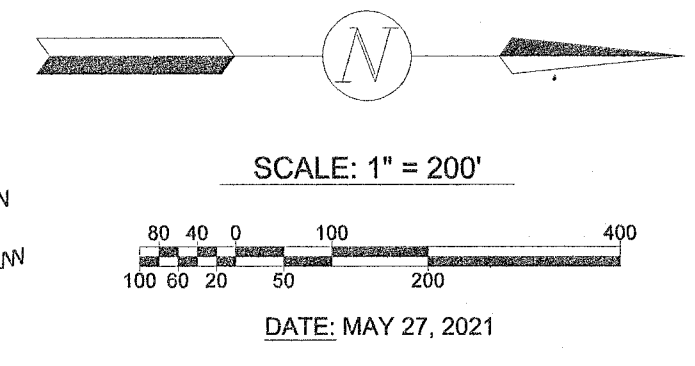


6-8-2021

APPROVED

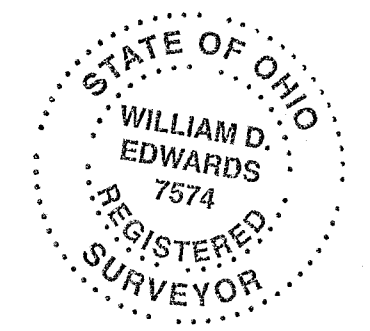
- LEGEND**
- = STONE MONUMENT.....FOUND
 - △ = RAILROAD SPIKE.....FOUND
 - = 5/8" IRON BAR.....FOUND
 - ⊠ = MONUMENT BOX WITH 5/8" IRON BAR.....FOUND
 - = MAG NAIL.....SET at grade
 - = 5/8"x30" IRON RE-BAR WITH YELLOW PLASTIC CAP STAMPED "EDWARDS PS 7574".....SET at grade

PLAT OF SURVEY
 7061 TOWNSHIP ROAD 166
 MONROE TOWNSHIP, LOGAN COUNTY, OHIO
 VIRGINIA MILITARY SURVEY No. 6516



NOTE:

1. BEARINGS ARE BASED ON THE CENTERLINE OF TOWNSHIP ROAD 166 PER AN ASSUMED BEARING OF S-14°49'21"-E.
2. REFERENCES USED: DEED OF SUBJECT PREMISES, DEEDS OF ADJOINING PARCELS, PLATS OF SURVEYS IN THE VICINITY, COUNTY TAX AND AERIAL MAPS.



SURVEYED BY: *William D. Edwards*
 WILLIAM D. EDWARDS
 PROFESSIONAL SURVEYOR No. 7574
 110 SOUTH MAIN STREET
 URBANA, OHIO 43078
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INDEXED ON MAP
 9081

6790.DWG