

LEGAL DEED DESCRIPTION  
6.70 acres

Real estate situated in Perry Township of Logan County, Ohio; in the Virginia Military Survey Number 5092; being part of the 17.82 acre tract of Robert M. and Joanne Predmore (Deed Record 282, page 427 and Deed Record 255, page 253); and being further bounded and described as follows:

Beginning for reference at a point in the centerline of County Highway 142, being the northerly line of V.M.S. Number 5092, and being the most easterly corner of the 0.17 acre tract of Harvey E. Shunkwiler; thence with the centerline of said highway South 14 degrees 28 minutes 00 seconds East, 187.27 feet to the beginning point of a curve to the right (a found iron a distance of 94.77 feet further marks the point of intersection);

thence with the curve to the right (defined by the long chord South 2 degrees 53 minutes 10 seconds East, 185.68 feet) to the ending point of the curve to the right;

thence South 8 degrees 41 minutes 40 seconds West, 251.23 feet to a railroad spike set in the centerline of said highway (said railroad spike being South 8 degrees 41 minutes 40 seconds West, 346.00 feet from aforesaid iron), being the true place of beginning of the land to be described;

thence continuing with the highway centerline South 8 degrees 41 minutes 40 seconds West, 340.02 feet to a set railroad spike at the southeast corner of the aforesaid 17.82 acre tract;

thence with the south line of the 17.82 acre tract for three (3) consecutive lines:

1. North 82 degrees 16 minutes 20 seconds West, 191.01 feet to a set iron pipe (passing a 10 inch wood post at 41.40 feet);
2. South 78 degrees 32 minutes 00 seconds West, 148.34 feet to a set iron pipe;
3. South 81 degrees 15 minutes 40 seconds West, 630.40 feet to a set iron pipe at the southwest corner of the 17.82 acre tract;

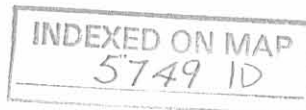
thence with the 17.82 acre tract's west line North 8 degrees 31 minutes 20 seconds East, 327.60 feet to a set iron pipe, southwest corner to a previously described 11.12 acre tract, being part of the same 17.82 acre tract (described April 22, 1975 by Steve A. Stolte, PS);

thence with the south line of the 11.12 acre tract North 83 degrees 20 minutes 50 seconds East, 966.97 feet to the true place of beginning (passing a set iron pipe at 926.97 feet).

Bearing assumed from centerline survey of County Highway 142. (South 14 degrees 28 minutes East)

The tract is described by James A. Page, PS (S-6034) from an actual field survey performed on or about April 22, 1975, by registered surveyor Steve A. Stolte (S-6194) contains 6.70 acres, more or less, subject to all previous easements and rights-of-way of record. All iron pipes set are 3/4" x 30" galvanized pipe.

James A. Page, PS  
S-6034  
April 22, 1988  
JN 128

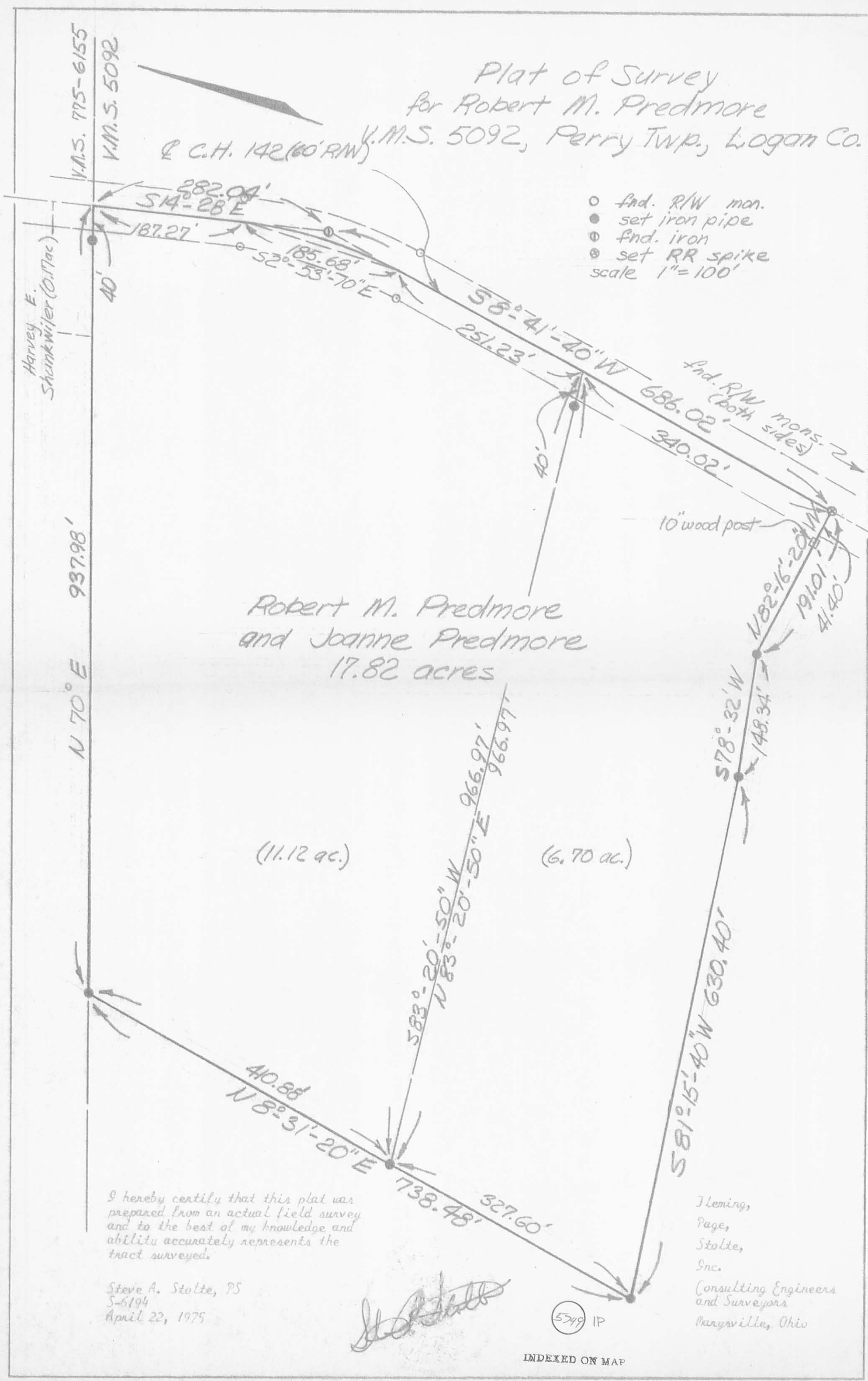


Plat of Survey  
for Robert M. Predmore

V.M.S. 5092, Perry Twp., Logan Co.

Q.C.H. 142 (60' R/W)

- fnd. R/W mon.
  - set iron pipe
  - ⊙ fnd. iron
  - ⊗ set RR spike
- scale 1" = 100'



Robert M. Predmore  
and Joanne Predmore  
17.82 acres

(11.12 ac.)

(6.70 ac.)

I hereby certify that this plat was prepared from an actual field survey and to the best of my knowledge and ability accurately represents the tract surveyed.

Steve A. Stolte, PS  
S-6194  
April 22, 1975

*[Handwritten signature]*

5749 IP

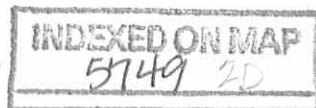
J. Leming,  
Page,  
Stolte,  
Inc.  
Consulting Engineers  
and Surveyors  
Marysville, Ohio

LANE SURVEY  
V.M.S. 5092  
Perry Township  
December 7, 1978

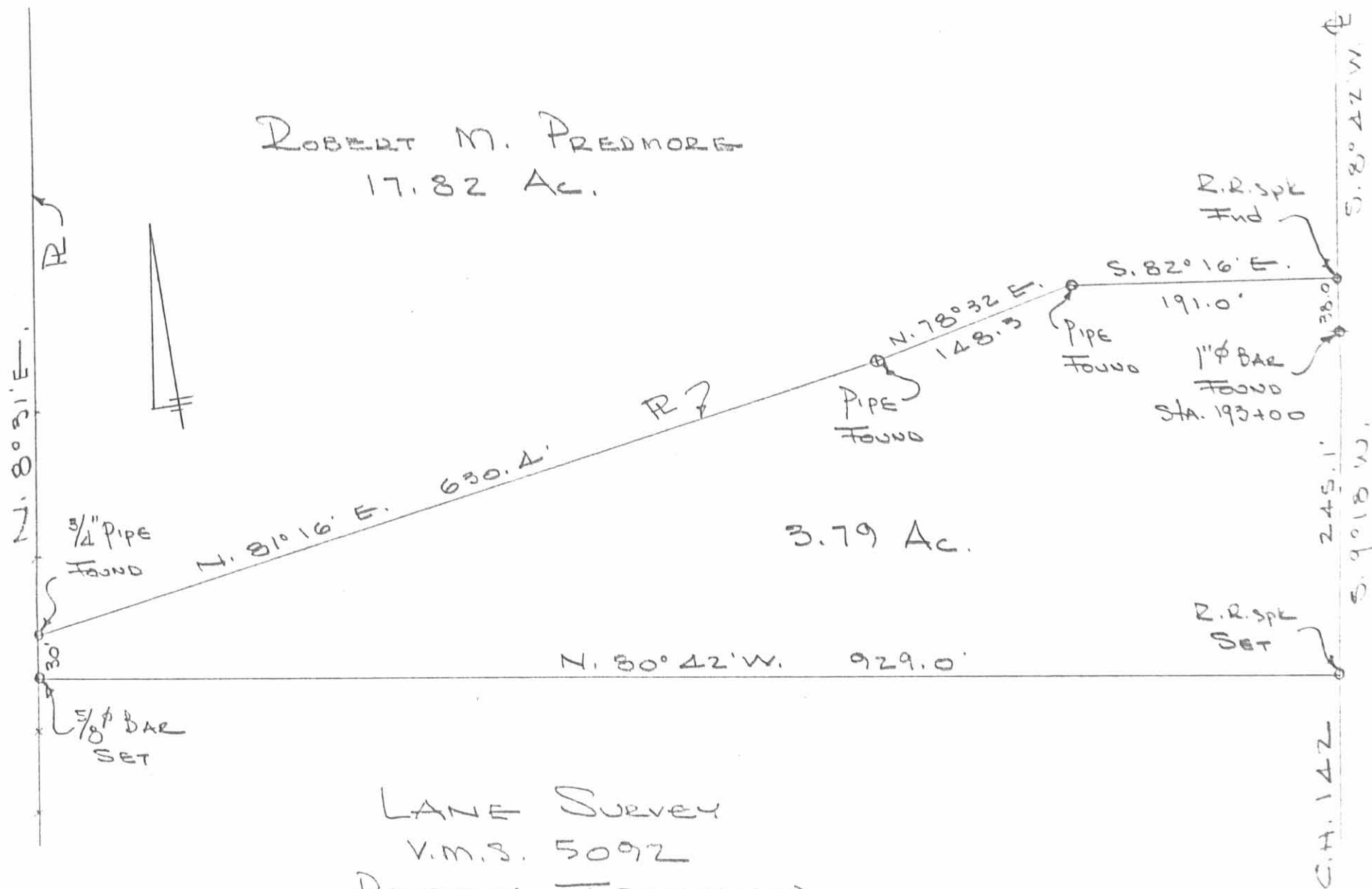
The following described real estate situated in Perry Township, Logan County, Ohio and being part of Virginia Military Survey 5092 and more particularly described as follows:

Beginning at an iron bar in the centerline of County Highway No. 142 at the southeast corner of Robert M. Predmore's 17.82 acre tract as described in deed volume 358, page 164; thence with the centerline of said C.H. 142 S.8°42'W. 38.0 feet to an iron bar at station 193 + 00 as shown in Logan County Engineers field book 615, page 44; thence continuing with said centerline S.9°18'W. 245.1 feet to a railroad spike; thence N.80°42'W. 929.0 feet to an iron bar; thence N.8°31'E. 30.0 feet to an iron pipe at the southwest corner of said 17.82 acre tract; thence with the south line of said tract N.81°16'E. 630.4 feet to an iron pipe; thence with said line N.78°32'E. 148.3 feet to an iron pipe; thence with said line S.82°16'E. 191.0 feet to the place of beginning.

Containing 3.79 acres more or less.



ROBERT M. PREDMORE  
17.82 Ac.



3.79 Ac.

LANE SURVEY  
V.M.S. 5092  
PERRY TOWNSHIP  
LOGAN COUNTY, OHIO  
DEC. 1978

SCALE 1" = 100' (5749) 2P

DAN L. DODSON  
REG. SURVEYOR 4270  
BELLEFONTAINE, OHIO

REF:  
F.B. 615 PG. 44-45

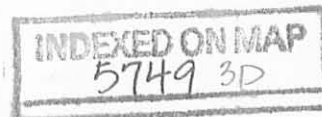
## Legal Deed Description

Real estate situated in Perry Township of Logan County, Ohio, being part of the V.M.S. No. 5092, and being more particularly bounded and described as follows:

Beginning at a point in the centerline of County Highway 142, being in the northerly line of the V.M.S. No. 5092, and being the most easterly corner of the 0.17 acre tract of Harvey E. Shunkwiler; thence with the centerline of said highway South  $14^{\circ}-28'$  East a distance of 187.27 feet to the beginning point of a curve to the right (a found iron a distance of 94.77 feet further marks the point of intersection); thence with the curve to the right (defined by the long chord South  $2^{\circ}-53'-10''$  East a distance of 185.68 feet) to the ending point of the curve to the right; thence South  $8^{\circ}-41'-40''$  West a distance of 591.25 feet to a set railroad spike in the centerline of said highway (said railroad spike being South  $8^{\circ}-41'-40''$  West a distance of 686.02 feet from the aforesaid found iron); thence North  $82^{\circ}-16'-20''$  West a distance of 191.01 feet to a set iron pipe (passing a 10-inch wood post at 41.40 feet); thence South  $78^{\circ}-32'$  West a distance of 148.34 feet to a set iron pipe; thence South  $81^{\circ}-15'-40''$  West a distance of 630.40 feet to a set iron pipe; thence North  $8^{\circ}-31'-20''$  East a distance of 738.48 feet to a set iron pipe in the aforesaid V.M.S. line (passing a set iron pipe at 327.60 feet); thence North  $70^{\circ}$  East a distance of 937.98 feet to the place of beginning (passing a set iron pipe at 897.98 feet).

The tract as surveyed and described in April, 1975 by Fleming, Page, Stolte, Inc. is said to contain 17.82 acres, more or less, subject to any and all legal easements or rights-of-way of record.

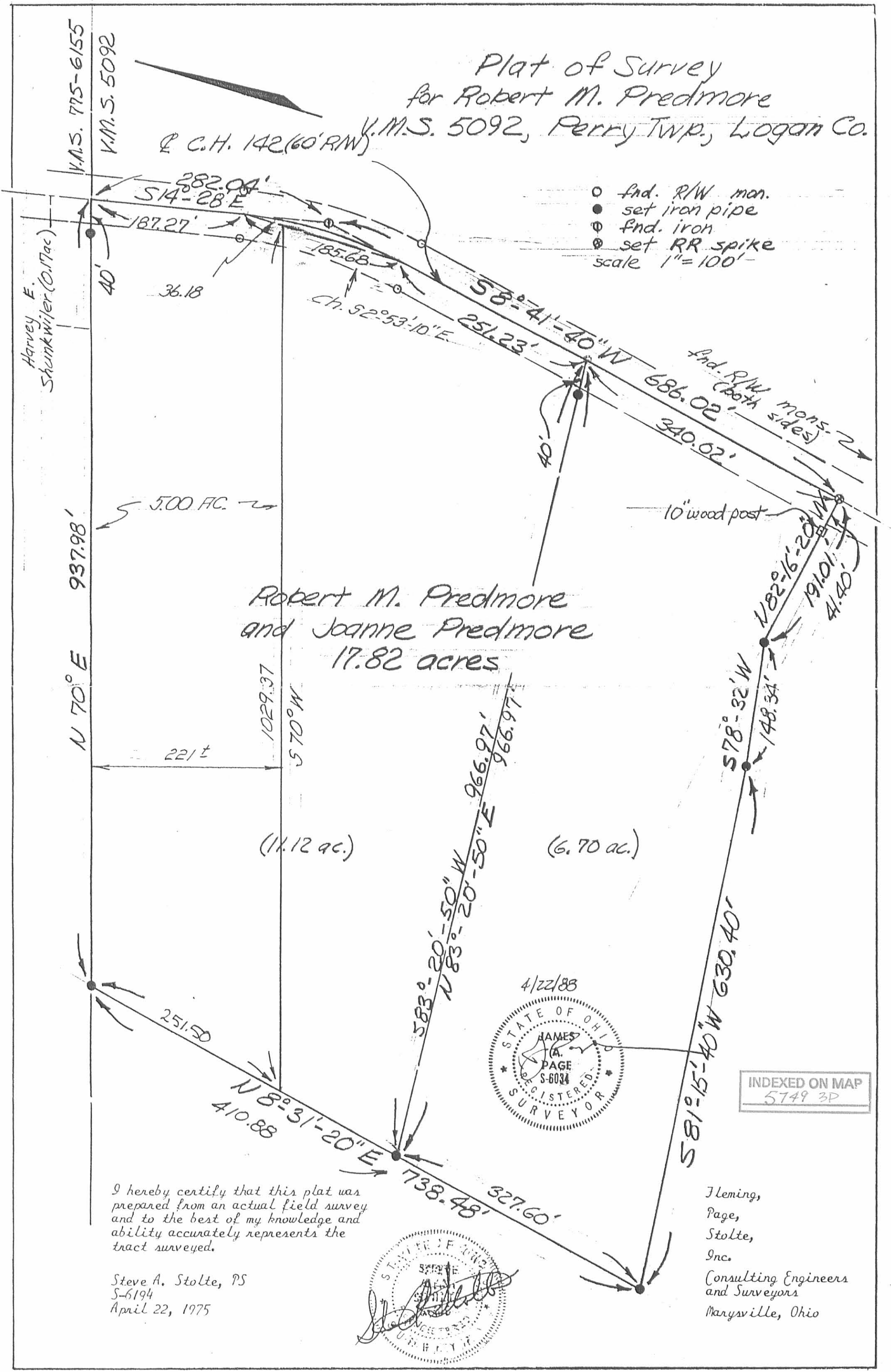
Steve A. Stolte, PS  
S-6194  
April 22, 1975



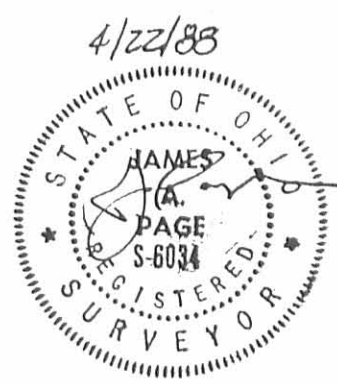
Plat of Survey  
for Robert M. Predmore  
V.M.S. 5092, Perry Twp., Logan Co.

Q.C.H. 142 (60' RW)

- fnd. R/W mon.
  - set iron pipe
  - ⊙ fnd. iron
  - ⊗ set RR spike
- scale 1" = 100'



Robert M. Predmore  
and Joanne Predmore  
17.82 acres



INDEXED ON MAP  
5749 3P

I hereby certify that this plat was prepared from an actual field survey and to the best of my knowledge and ability accurately represents the tract surveyed.

Steve A. Stolte, PS  
S-6194  
April 22, 1975



Fleming,  
Page,  
Stolte,  
Inc.  
Consulting Engineers  
and Surveyors  
Marysville, Ohio

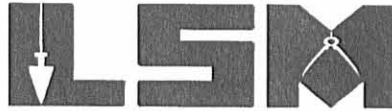


Rec 5-21-04 OK JLB

# 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

## GREEN 1.500 ACRES

Lying in Virginia Military Survey 5092, Perry Township, Logan County, Ohio.

Being out of the Warren D. Green and Daisy L. Green original 3.79 acres as deeded and described in Volume 384, Page 434 of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a 1 inch iron bar found on the center-line of County Highway 142 (60 feet wide) at station 193+00, Logan County Engineer's field book 615, page 44.

THENCE, with the center-line of County Highway 142, S 9°-19'-10"W, a distance of 245.16 feet to a railroad spike found.

THENCE, with the north line of the Kurt Lausecker 9.928 acre tract (O.R. 64, Pg. 731), N 80°-42'-00"W, a distance of 380.78 feet to a 5/8 inch iron rod set at the TRUE POINT OF BEGINNING.

THENCE, continuing with the lines of the said 9.928 acre tract, the following two courses:

N 80°-42'-00"W, a distance of 547.81 feet to a 3/4 inch iron pipe found.

N 8°-31'-00"E, a distance of 30.00 feet to point in a 24" Maple tree.

THENCE, with the south line of the Mary K. Justice 6.70 acre tract (O.R. 200, Pg. 868), N 81°-16'-52"E, a distance of 576.49 feet to a 5/8 inch iron rod set, passing a 5/8 inch iron rod set at 5.00 feet.

THENCE, S 9°-18'-00"W, a distance of 208.32 feet to the point of beginning.

Containing 1.500 acres.

The basis for bearings is the north line of the Kurt Lausecker 9.928 acre tract (O.R. 64, Pg. 731), being N 80°-42'-00"W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on May 14, 2004 and May 19, 2004.

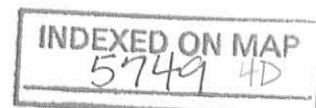
Description prepared by:



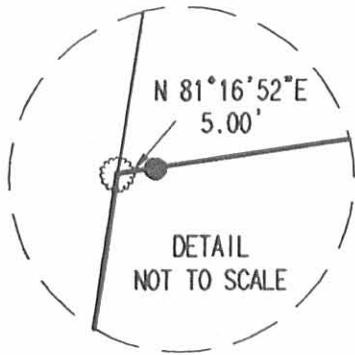
ORIGINAL STAMP IN GREEN

A handwritten signature in black ink, appearing to read 'J. Lee', written over the printed name and title.

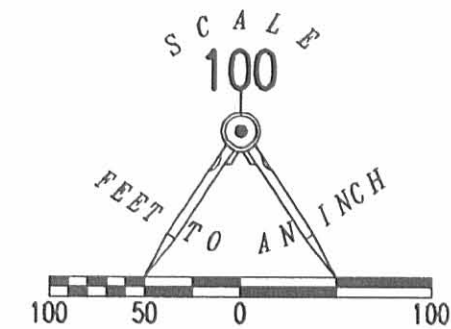
Jeffrey I. Lee  
Professional Surveyor 6359  
May 14, 2004  
Revised May 19, 2004



L-3809-3



MARY K. JUSTICE  
6.70 ACRES  
O.R. 200, PG. 868



LEGEND:

- ▣ 1 INCH IRON BAR FOUND
- ⊗ RAILROAD SPIKE FOUND
- 5/8 INCH IRON ROD SET
- 3/4 INCH IRON PIPE FOUND
- ⊙ 24" MAPLE TREE

SEE  
DETAIL  
N 08°31'00"E  
30.00'  
5.00'  
KURT LAUSECKER  
9.928 ACRES  
O.R. 64, PG. 731

N 81°16'52" E  
576.49'  
**1.500 ACRES**  
547.81'  
N 80°42'00" W

WARREN D. GREEN AND  
DAISY L. GREEN  
ORIGINAL 3.79 ACRES  
VOL. 384, PG. 434

STA. 193+00  
LOGAN CO. ENG.  
F. B. 615, PG. 44

380.78'  
N 80°42'00" W  
(BASIS FOR BEARINGS)

245.16'  
S 09°19'10" W  
**COUNTY HIGHWAY 142 (60')**

**SURVEY OF 1.500 ACRES OUT OF THE  
WARREN D. GREEN AND  
DAISY L. GREEN  
ORIGINAL 3.79 ACRES  
VOLUME 384, PAGE 434  
VIRGINIA MILITARY SURVEY 5092  
PERRY TOWNSHIP  
LOGAN COUNTY, OHIO**



ORIGINAL STAMP IN GREEN

SURVEYED BY?

*Jeffrey I. Lee*  
JEFFREY I. LEE  
PROFESSIONAL SURVEYOR 6359  
MAY 14, 2004  
REVISED MAY 19, 2004

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**LEE SURVEYING & MAPPING CO., INC.**  
117 North Madriver Street  
BELLEFONTAINE, OHIO 43311  
(937) 593-7335

KSR D412 3809054A L-3809-3

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

INDEXED ON MAP  
5749 4P



Legal Deed Description  
1.612

Real estate situated in Perry Township of Logan County, Ohio; in the Virginia Military Survey Number 5092; being part of the 17.82 acre tract of Robert M. & Joanne Predmore (Deed Record 282, page 427 & Deed Record 255, page 253); and being further bounded and described as follows:

Beginning for reference at a pony spike set in the centerline of County Highway 142, being in the northerly line of VMS 5092, and being the most easterly corner of the 0.17 acre tract of Harvey E. Shunkwiler;

thence with the centerline of said County Highway South  $14^{\circ}-28'-00''$  East, 150.00 feet to a pony spike being the true place of beginning;

thence continuing with said centerline South  $14^{\circ}-28'-00''$  East, 37.27 feet to the beginning point of a curve to the right (a found iron at a distance of 94.77 feet further marks the point of intersection);

thence 90.12 feet with the curve to the right (defined by a chord bearing South  $8^{\circ}-53'-03''$  East, 89.98 feet);

thence South  $70^{\circ}-02'-26''$  West, 548.13 feet to an iron pipe (passing an iron pipe at 40.83 feet);

thence North  $20^{\circ}-00'-00''$  West, 125.00 feet to an iron pipe;

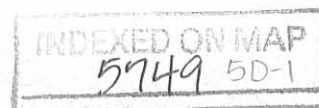
thence North  $70^{\circ}-00'-00''$  East, 569.07 feet (passing an iron pipe at 538.22 feet) to the place of beginning;

The tract as described from an actual field survey performed on or about June 4, 1980 by registered surveyor James A. Page (S-6034) contains 1.612 acres, more or less, subject to all previous easements and rights-of-way of record. All iron pipes set are  $3/4''$  x 30" galvanized pipe. The survey is recorded in the office of the Logan County Engineer.

James A. Page, PS  
S-6034

July 14, 1980

JN470



Legal Deed Description  
1.975 acres

Real estate situated in Perry Township of Logan County, Ohio; in the Virginia Military Survey Number 5092; being part of the 17.82 acre tract of Robert M. & Joanne Predmore (Deed Record 282, page 427 & Deed Record 255, page 253); and being further bounded and described as follows:

Beginning at a pony spike set in the centerline of County Highway 142, being in the northerly line of VMS 5092, and being the most easterly corner of the 0.17 acre tract of Harvey E. Shunkwiler;

thence with the centerline of said Highway South  $14^{\circ}-28'-00''$  East, 150.00 feet to a pony spike;

thence South  $70^{\circ}-00'-00''$  West, 569.07 feet to an iron pipe;

thence North  $20^{\circ}-00'-00''$  West 149.30 feet to an iron pipe in the northerly line of VMS 5092;

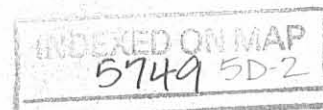
thence North  $70^{\circ}-00'-00''$  East, 583.53 feet (passing an iron pipe at 543.53 feet) to the place of beginning.

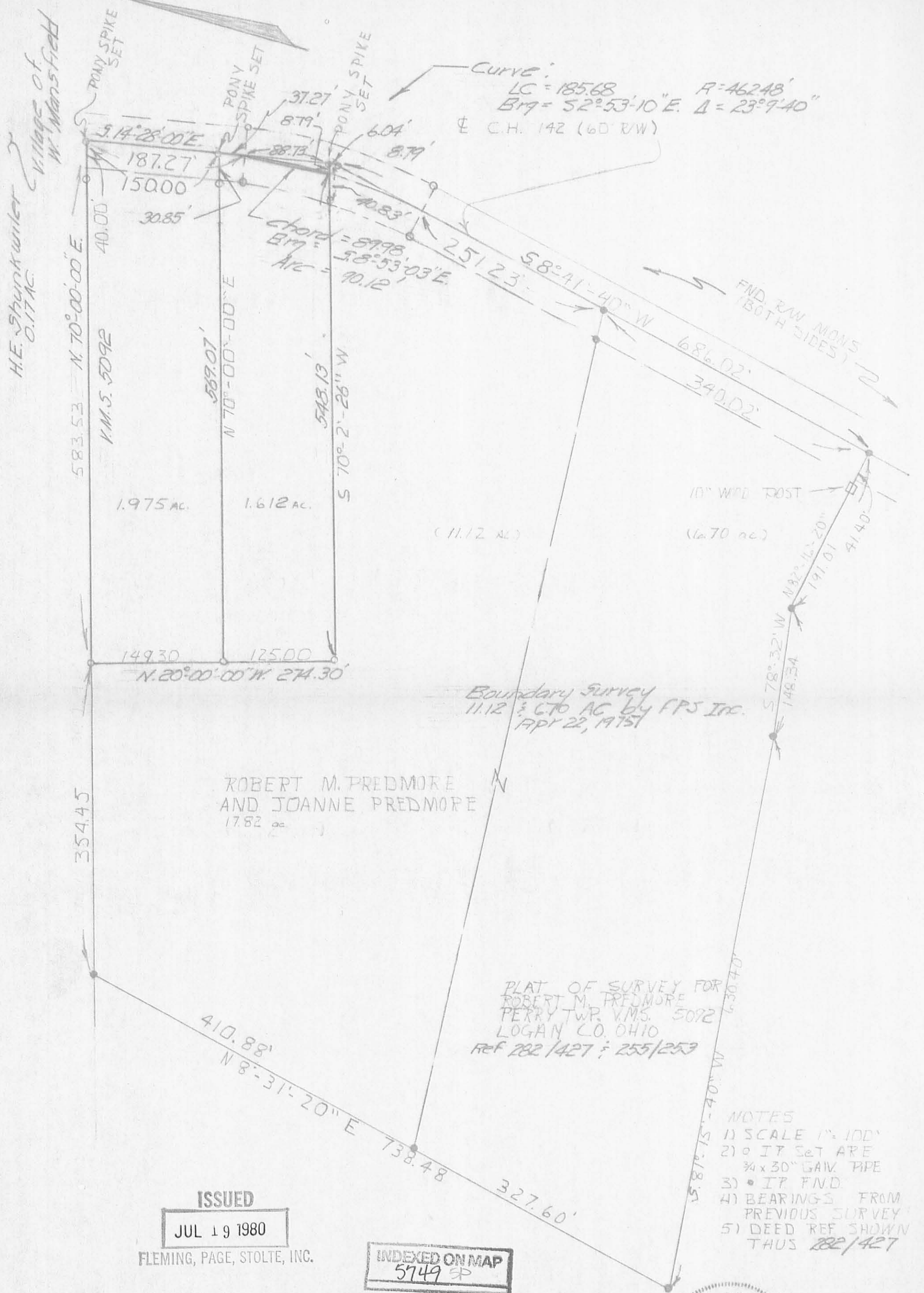
The tract as described from an actual field survey performed on or about June 4, 1980, by registered surveyor James A. Page (S-6034) contains 1.975 acres, more or less, subject to all previous easements and rights-of-way of record. All iron pipes set are  $3/4''$  x 30" galvanized pipe. The survey is recorded in the office of the Logan County Engineer.

James A. Page, PS  
S-6034

July 14, 1980

JN470





I hereby certify that this plat was prepared from an actual field survey and that monuments were placed as indicated.

James A. Page PE 5-6034  
 FPS Inc No. F.B. File only JN 470  
 see JN 128

fleming  
 page,  
 stolte,  
 inc.

consulting  
 engineers  
 marysville  
 ohio





APPROVED

Legal Description  
0.068 acres

The following described tract of land is situated in the State of Ohio, Logan County, Perry Township, VMS 5092, being part of Melinda S. and Richard D. Harshfield's 6.700 acre tract described in Official Record 1356, page 813, and being more particularly described as follows:

Commencing at a railroad spike found marking the intersection of the centerline of County Road 142 (60') with the north line of VMS 5092;

Thence South 11°42'19" East 282.04 feet, following the centerline of County Road 142, to a 5/8" iron pin found;

Thence South 11°27'21" West 686.02 feet, following the centerline of County Road 142, to a railroad spike found marking the southeast corner of said 6.700 acre tract;

Thence following the south line of said 6.700 acre tract the following courses:

North 79°30'39" West 191.01 feet, to an iron pin set;

South 81°17'41" West 148.34 feet, to a 3/4" iron pipe found;

South 84°01'21" West 558.92 feet, to an iron pin set in the south line of said 6.700 acre tract and the north line of Kurt Lausecker 1.500 acre tract (O.R. 747, page 139), said iron pin marking the **point of beginning**;

Thence **South 84°01'21" West 71.28 feet**, following the south line of said 6.700 acre tract and the north line of said 1.500 acre tract, to an iron pin set in the east line of Kurt Lausecker and Gertrud Lausecker's 9.928 acre tract (O.R. 1207, page 247);

Thence **North 11°16'41" East 87.10 feet**, following the west line of said 6.700 acre tract and the east line of said 9.928 acre tract to an iron pin set;

Thence **South 34°37'21" East 94.78 feet**, crossing the southwest corner of said 6.700 acre tract, to the *point of beginning*, containing **0.068 acres**, more or less. Subject to all valid easements and restrictions of record.

The above described tract is not an individual building site and may only be transferred to an adjoining landowner with existing road frontage.

I, Timothy L. Guider, hereby certify that this description was prepared from an actual field survey made by me during the month of December 2020 and that monuments were set or found as indicated herein. Iron pins set are 5/8" x 30" reinforcing rods with caps marked "GUIDER S 7752". Basis of Bearing: State Plane Coordinate System, Ohio North Zone, NAD83.

Timothy L. Guider R.S. #7752  
Guider Surveying, Inc.  
19550 Delaware County Line Rd.  
Marysville, Ohio 43040  
(740)666-8902



Date: 12/10/20  
Job# 1701CR142

INDEXED ON MAP

5749

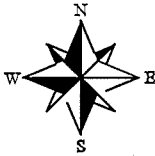
12-22-2020

 **APPROVED**

# Plat of Survey

Guider Surveying, Inc.

State of Ohio, Logan County  
Perry Township, VMS 5092



SCALE : 1" = 200'

Pnt. of Comm.

VMS 775-6155  
VMS 5092

S11°42'19"E  
282.04'

N11°16'41"E  
651.12'

Melinda S. and Richard D. Harshfield  
6.700 ac. O.R. 1356, pg. 813

Pnt. of Beg.

0.068 ac.

Kurt Lausecker 1.500 ac.  
O.R. 747, pg. 139  
2825

Kurt Lausecker & Gertrud Lausecker 9.928 ac. O.R. 1207, pg. 247

County Road #142 (60')

LINE	BEARING	DISTANCE
L1	S84°01'21"W	71.28'
L2	N11°16'41"E	87.10'
L3	S34°37'21"E	94.78'

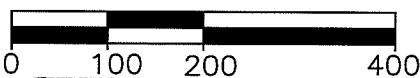
### Legend

- ⊕ - MAG nail set
- ⊗ - Railroad spike found
- - 5/8" Iron pin found
- ⊙ - 3/4" Iron pipe found
- - 5/8" x 30" Iron pin set with cap marked "GUIDER S 7752"

### Basis of Bearing

State Plane Coordinate System  
Ohio North Zone, NAD83

Scale in Feet



The 0.068 acre tract is not an individual building site and may only be transferred to an adjoining landowner with existing road frontage.

### Surveyor's Certification

I hereby certify that this plat is an accurate representation of a field survey made by me and is correct to the best of my knowledge.



*Timothy L. Guider*

12/10/20

Timothy L. Guider R.S. #7752

Date

Guider Surveying, Inc.  
19550 Delaware County Line Road  
Marysville, Ohio 43040  
(740)-666-8902

Job1701CR142

INDEXED ON MAP  
5749

**APPROVED**Legal Description  
11.116 acres

The following described tract of land is situated in the State of Ohio, Logan County, Perry Township, VMS 5092, being all of Joel A. Van Winkle's 11.12 acre tract described in Official Record 1151, page 274, Tract I and being more particularly described as follows:

**Beginning** at a railroad spike found marking the intersection of the centerline of County Road 142 (60') with the north line of VMS 5092 and in the corporation line of West Mansfield;

Thence **South 11°42'19" East 187.27 feet**, following the centerline of County Road 142 and the east line of said 11.12 acre tract, to a MAG nail set;

Thence following the centerline of C.R. 142 and the east line of said 11.12 along a curve to the right having a radius 462.48 feet, and arc length of 186.95 feet, a delta angle of 23°09'40" and a chord that bears **South 00°07'29" East 185.68** to a MAG nail set;

Thence **South 11°27'21" West 251.23 feet**, following the centerline of County Road 142 and the east line of said 11.12 acre tract, to a MAG nail set marking the northeast corner of said Marlynn Sullivan, Trustee's 6.632 acre tract (O.R. 1405, page 2122);

Thence **South 86°07'44" West 966.89 feet**, following the south line of said 11.12 acre tract and the north line of said 6.632 acre tract, passing at 40.00 feet an iron pin set, to a 5/8" iron pin found in the east line of Kurt Lausecker 53.662 acre tract (O.R. 752, page 772);

Thence **North 11°16'41" East 410.62 feet**, following the west line of said 11.12 acre tract and the east line of said 53.662 acre tract to a 3/4" iron pipe found in the north line of VMS 5092, in the West Mansfield Corporation line and the south line of Sue Ellen Carpenter, Trustee's 66.987 acre tract (O.R. 924, page 607);

Thence **North 72°46'05" East 937.98 feet**, following the north line of said 11.12 acre tract, the north line of VMS 5092, the south line of said 66.987 acre tract and the south line of Scott E. Coy's 0.06 acre and 0.17 acre tracts (O.R. 823, page 75 Tracts II and I) and the West Mansfield Corporation Line, passing at 737.80 feet a 3/4" iron pipe found at the southwest corner of said 0.06 acre tract and passing at 907.98 feet an iron pin set, to the **point of beginning**, containing **11.116 acres**, more or less. 0.429 acres in the road right of way. Subject to all valid easements and restrictions of record.

I, Timothy L. Guider, hereby certify that this description was prepared from an actual field survey made by me during the month of October 2022 and that monuments were set or found as indicated herein. Iron pins set are 5/8" x 30" reinforcing rods with caps marked "GUIDER S 7752". Basis of Bearing: State Plane Coordinate System, Ohio North Zone, NAD83.

*Timothy L. Guider*

Timothy L. Guider R.S. #7752  
Guider Surveying, Inc.  
19550 Delaware County Line Rd.  
Marysville, Ohio 43040  
(740)666-8902



Date: 10/3/22  
Job# 22238desc

INDEXED ON MAP  
5749

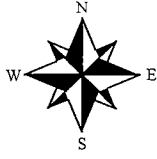


10-4-2022

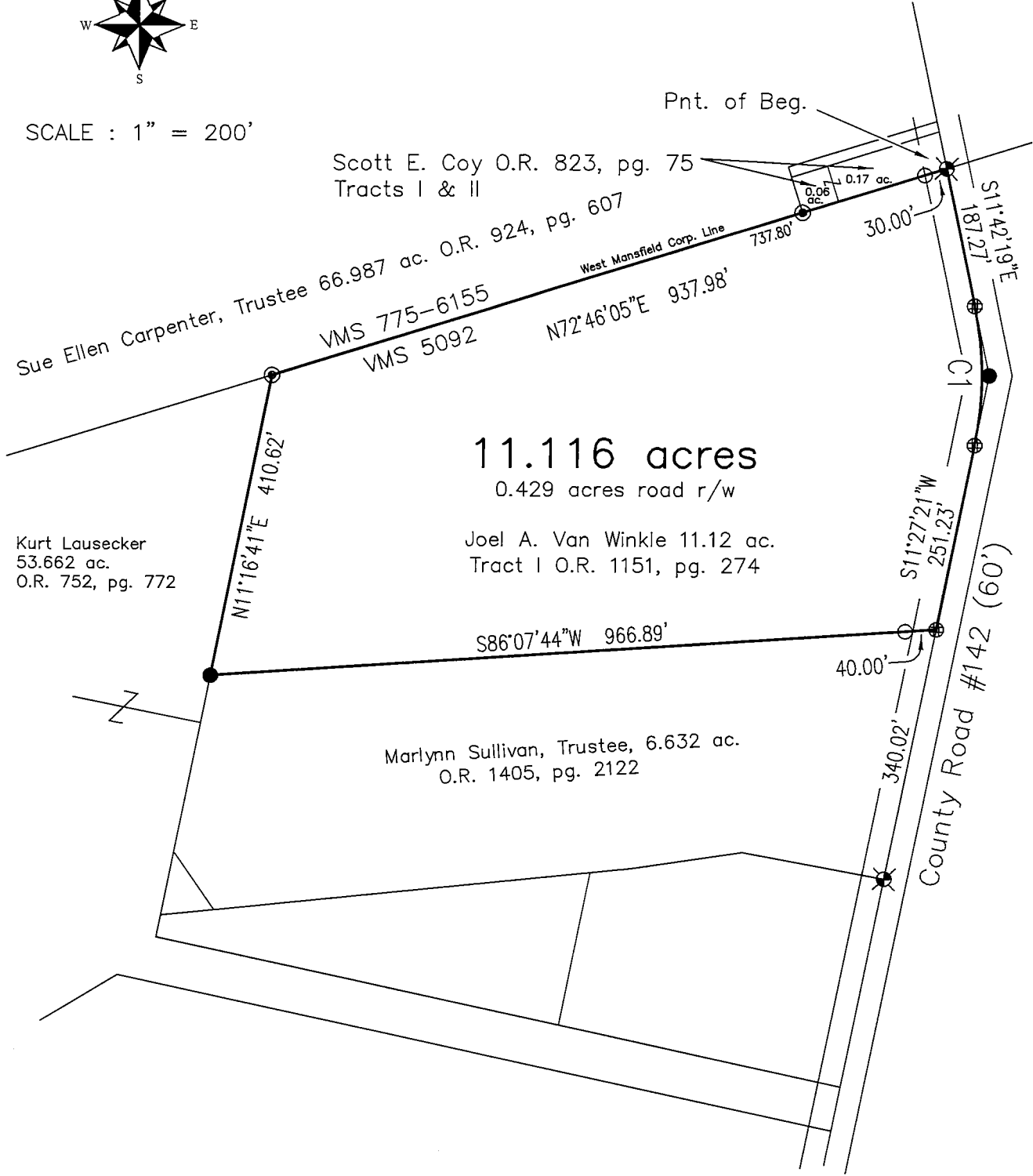
**APPROVED**

# Plat of Survey Guider Surveying, Inc.

State of Ohio, Logan County  
Perry Township, VMS 5092



SCALE : 1" = 200'



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	462.48'	186.95'	185.68'	S00°07'29"E	23°09'40"

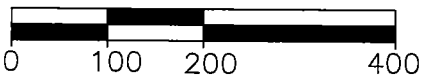
### Legend

- ⊕ - MAG nail set
- ⊗ - Railroad spike found
- - 5/8" Iron pin found
- ⊙ - 3/4" Iron pipe found
- - 5/8" x 30" Iron pin set with cap marked "GUIDER S 7752"

### Basis of Bearing

State Plane Coordinate System  
Ohio North Zone, NAD83

Scale in Feet



### Surveyor's Certification

I hereby certify that this plat is an accurate representation of a field survey made by me and is correct to the best of my knowledge.

*Timothy L. Guider*

10/3/22

Timothy L. Guider R.S. #7752  
 Guider Surveying, Inc.  
 19550 Delaware County Line Road  
 Marysville, Ohio 43040  
 (740)-666-8902

Date

INDEXED ON MAP

5749

Job 22238