

# 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.

## R. O. TAYLOR SURVEY (TRACT 'A')

Lying in V.M.S. 3154, Perry Township; Logan County, Ohio and being out of that 28.949 acres (originally 34.5 acres) deeded and described in Volume 264, Page 196 of the Logan County Records of Deeds and more particularly described as follows:

Beginning at a bolt found in the center-line of County Highway 152 at the southeast corner of said 28.949 acres, the same being the northeast corner of a 4 acre tract (Volume 341, Page 538) and designated as being Station 89+14 in the Logan County Engineers records.

THENCE, continuing with the center-line of County Highway 152, N 9°-56' E, a distance of 150.00 feet to an iron spike.

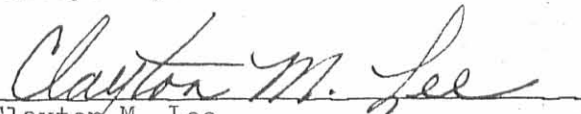
THENCE, parallel to the south property line, N 81°-32'-40" W, a distance of 290.50 feet to an iron rod. Passing an iron rod at 25.01 feet.

THENCE, parallel to the road, S 9°-56' W, a distance of 150.00 feet to an iron rod set in the south property line.

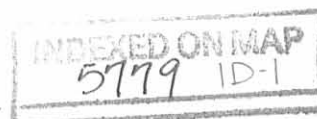
THENCE, with the south line, S 81°-32'-40" E, a distance of 290.50 feet to the point of beginning, passing a concrete monument at 265.49 feet. Containing 1.00 acre.

Last preceding deed reference: Volume 264, Page 196.

Surveyed by:



Clayton M. Lee  
Reg. Surveyor No. 6181  
4-24-78



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855 EAST SANDUSKY AVENUE  
BELLEFONTAINE, OHIO 43311

(513) 593-5780

CLAYTON M. LEE, P.S.  
JEFFREY I. LEE, P.S.

## R. O. TAYLOR SURVEY (TRACT 'B')

Lying in V.M.S. 3154, Perry Township, Logan County, Ohio and being out of that 28.949 acres (originally 34.5 acres) deeded and described in Volume 264, Page 196 of the Logan County Records of Deeds and more particularly described as follows:

Beginning at a bolt found in the center-line of County Highway 152 at the southeast corner of said 28.949 acres, the same being the northeast corner of a 4 acre tract ( Volume 341, Page 538) and designated as being Station 89+14 in the Logan County Engineers Records.

THENCE, again continuing with the center-line of County Highway 152, N 9°-56' E, a distance of 150.00 feet to an iron spike set at the TRUE POINT OF BEGINNING.

THENCE, parallel to the south property line, N 81°-32'-40" W, a distance of 290.50 feet to an iron rod, passing an iron rod at 25.01 feet.

THENCE, parallel to the road, N 9°-56' E, a distance of 150.00 feet to an iron rod.

THENCE, parallel to the south line, S 81°-32'-40" E, a distance of 290.50 feet to an iron spike set in the center-line of County Highway 152, passing an iron rod at 265.49 feet.

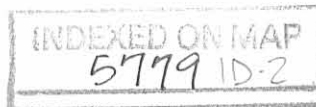
THENCE, with said center-line, S 9°-56' W, a distance of 150.00 feet to the point of beginning. Containing 1.00 acre.

Last preceding deed reference: Volume 264, Page 196.

Surveyed by:

*Clayton M. Lee*

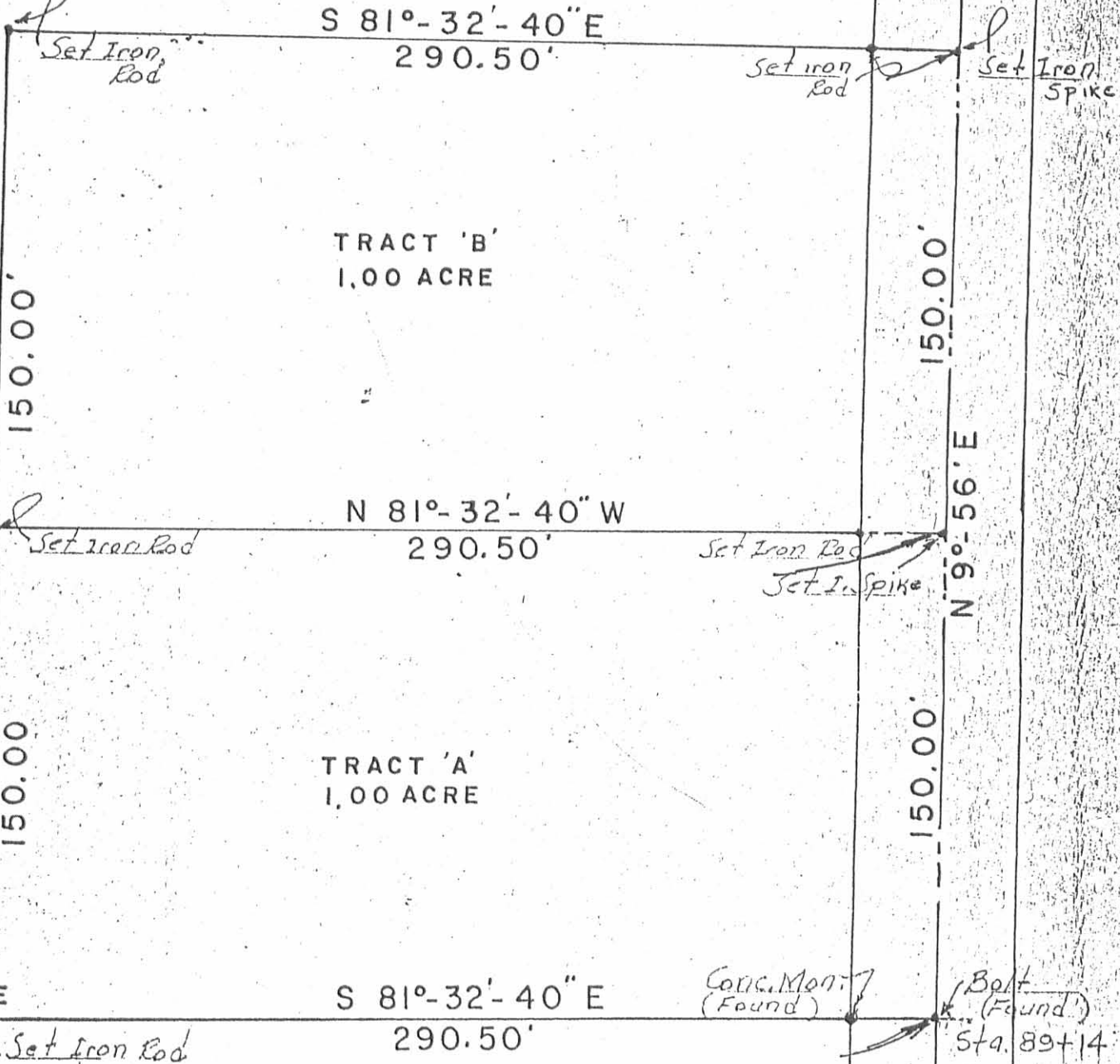
Clayton M. Lee  
Reg. Surveyor No. 6181  
4-24-78





SCALE 1"=50'

ROBERT O. TAYLOR, 28,949 AC. (Vol. 264, Pg. 196)



PROP. LINE

Donald L. Brown, 4.00 AC (Vol. 341, Pg. 538)

SURVEY OF 2 TRACTS OUT OF THE R.O. TAYLOR  
28.949 AC. (Orig. 34,5 Ac. Vol. 264, Pg. 196)  
V.M.S. 3154, PERRY TWP., LOGAN COUNTY, OHIO

SURVEYED BY:

*Clayton M. Lee*  
CLAYTON M. LEE  
REG. SURVEYOR 6181

4-24-78

Lee Surveying & Mapping Co.  
855 E. Sandusky Ave.  
BELLEFONTAINE, OHIO 43311  
(513) 593-5780



5779

INDEXED ON MAP

**SURVEY FOR JOHN BROSE**  
**10.162 Acres**  
**October 8, 2003**

The following described 10.162 acre tract is situated in the State of Ohio, County of Logan, Township of Perry, V.M.S. 3154, being part of John C. and Bonnie Lou Brose's 12.979 acre Tract II described in Deed Volume 402, page 527, said 10.162 acre tract being more particularly described as follows:

Beginning for reference at a 5/8 inch iron pin found with cap marked "DP&L" in the centerline of County Road #152 (50 feet wide) at the southeast corner of The Dayton Power and Light Company's 4.59 acre tract described in Deed Volume 276, page 9, and at a northeast corner of said 12.979 acre tract;

Thence North 07°58'37" West (assumed bearing) 400.00 feet, following the centerline of said Road and the east line of said 4.59 acre tract to a magnetic nail set at a southeast corner of said 12.979 acre tract and marking the **place of beginning**;

Thence **South 82°00'05" West 500.07 feet**, departing from the centerline of said Road and following the north line of said 4.59 acre tract and a south line of said 12.979 acre tract, passing at 25.00 feet an iron pin set, to a 5/8 inch iron pin found;

Thence **South 08°03'11" East 399.87 feet**, following the west line of said 4.59 acre tract and an east line of said 12.979 acre tract, to a 5/8 inch iron pin found with cap marked "DP&L";

Thence **North 82°00'59" East 474.54 feet**, following the south line of said 4.59 acre tract and a north line of said 12.979 acre tract, to an iron pin set;

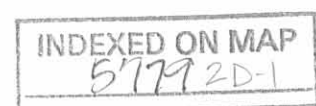
Thence **South 67°36'47" West 778.94 feet**, departing from the south line of said 4.59 acre tract and entering said 12.979 acre tract, to an iron pin set;

Thence **South 49°35'22" West 197.58 feet** to an iron pin set in the northeast line of said 50 acre tract;

Thence **North 50°06'32" West 464.94 feet**, following the southwest line of said 12.979 acre tract and the northeast line of said 50 acre tract, to a 5/8 inch iron pin found with cap marked "LEE PLS 6359" in a southeast line of V.M.S. 3164 and Honda of America, MFG, INC's 4273.52 acre tract described in Official Record 56, page 241, and a northwest line of V.M.S. 3154;

Thence **North 39°08'23" East 611.08 feet**, following the northwest line of said 12.979 acre tract, a northwest line of V.M.S. 3154, and a southeast line of V.M.S. 3164 and said 4273.52 acre tract, to a 5/8 inch iron pin found with cap marked "LEE PLS 6359" at the southwest corner of Terry Lee and Rhonda Joe Cook's 4.023 acre tract described in Deed Volume 407, page 854;

Thence **North 81°42'03" East 810.34 feet**, following the south line of said 4.023 acre tract and a north line of said 12.979 acre tract, passing at 785.34 feet an iron pin set, to a magnetic nail set in the centerline of said Road;



Thence **South 07°58'37" East 65.39 feet**, following the centerline of said Road and an east line of said 12.979 acre tract, to the **place of beginning, containing 10.162 acres**, more or less, and being subject to all valid easements and restrictions of record. Of the above described 10.162 acre tract, 0.037 acre is within the right of way of County Road #152.

The above description was prepared from a field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor #6140, during the month of October 2003. Bearings indicated herein are based on an assumed meridian with all others based on angles turned. Iron pins set are 5/8 inch by 30 inch reinforcing rods with caps marked "CLAPSADDLE RS #6140".

ATTEST: *Paul R. Clapsaddle*  
Paul R. Clapsaddle, R.S. #6140  
19019 West Darby Road, Marysville, Ohio 43040  
(937) 747-2599



INDEXED ON MAP  
5779 2D-2

**SURVEY FOR JOHN BROSE**  
**54.868 Acres**  
**October 8, 2003**

The following described 54.868 acre tract is situated in the State of Ohio, County of Logan, Township of Perry, V.M.S. 3154, being all of John C. and Bonnie Lou Brose's 50 acre Tract I and part of their 12.979 acre Tract II described in Deed Volume 402, page 527, said 54.868 acre tract being more particularly described as follows:

Beginning at a 5/8 inch iron pin found with cap marked "DP&L" in the centerline of County Road #152 (50 feet wide) at the southeast corner of The Dayton Power and Light Company's 4.59 acre tract described in Deed Volume 276, page 9, and at a northeast corner of said 12.979 acre tract, said pin marking the **place of beginning**;

Thence **South 07°58'37" East (assumed bearing) 100.01 feet**, following the centerline of said Road and an east line of said 12.979 acre tract, to a railroad spike found at the northeast corner of Keystone Construction's 7.845 acre tract described in Official Record 589, page 267;

Thence **South 67°31'15" West 732.46 feet**, departing from the centerline of said Road and following the northwest line of said 7.845 acre tract and the southeast line of said 12.979 acre tract, passing at 25.82 feet an iron pin set, to a 5/8 inch iron pin found with cap marked "LEE PLS 6359";

Thence **South 06°19'34" East 269.67 feet**, following a west line of said 7.845 acre tract and an east line of said 12.979 acre tract, to a 5/8 inch iron pin found with cap marked "LEE PLS 6359" in the northeast line of said 50 acre tract;

Thence **South 50°04'42" East 402.97 feet**, following a southwest line of said 7.845 acre tract and the northeast line of said 50 acre tract, to a 5/8 inch iron pin found with cap marked "LEE PLS 6359" at the northwest corner of Linda L. Morganstern's 4.0 acre tract described in Official Record 89, page 227;

Thence **South 35°31'48" West 1849.25 feet**, following the southeast line of said 50 acre tract and the northwest line of said 4.0 acre tract, passing at 414.40 feet a 5/8 inch iron pin at the northwest corner of Vincent A., Jr. and Beth A. Manausa's 18.859 acre tract described in Official Record 587, page 87, thereafter also following the northwest line of said 18.859 acre tract and passing at 608.13 feet the north corner of Mary Eloise Green, Trustee's 23 1/2 acre Parcel #2 described in Deed Volume 362, page 245, thereafter also following the northwest line of said 23 1/2 acre tract and passing at 1804.82 feet the north corner of Margaret J. Hefner's 50.62 acre Tract IV described in Deed Volume 354, page 690, thereafter also following the northwest line of said 50.62 acre tract, to an iron pin set at the east corner of Margaret J. Hefner's 54.38 acre Tract V described in Deed Volume 354, page 690;

Thence **North 49°14'06" West 1263.99 feet**, following the southwest line of said 50 acre tract and the northeast line of said 54.38 acre tract, to an iron pin set in a northwest line of V.M.S. 3154 and in a southeast line of V.M.S. 3164 and Honda of America, MFG, INC's 4273.52 acre tract described in Official Record 56, page 241;

INDEXED ON MAP  
5179 20-3

Thence **North 37°11'03" East 1826.66 feet**, following the northwest line of said 50 acre tract, a northwest line of V.M.S. 3154, and a southeast line of said 4273.52 acre tract and V.M.S. 3164, to a 5/8 inch iron pin found with cap marked "LEE PLS 6359" at the west corner of said 12.979 acre tract;

Thence **South 50°06'32" East 464.94 feet**, following the northeast line of said 50 acre tract and a southwest line of said 12.979 acre tract, to an iron pin set;

Thence **North 49°35'22" East 197.58 feet**, entering said 12.979 acre tract, to an iron pin set;

Thence **North 67°36'47" East 778.94 feet** to an iron pin set in the south line of said 4.59 acre tract and in a north line of said 12.979 acre tract;

Thence **North 82°00'59" East 25.00 feet**, following the south line of said 4.59 acre tract and a north line of said 12.979 acre tract, to the **place of beginning, containing 54.868 acres**, more or less, and being subject to all valid easements and restrictions of record. Of the above described 54.868 acre tract, 2.817 acres are part of said 12.979 acre tract, 52.051 acres are all of said 50 acre tract, and 0.059 acre is within the right of way of County Road #152.

The above description was prepared from a field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor #6140, during the month of October 2003. Bearings indicated herein are based on an assumed meridian with all others based on angles turned. Iron pins set are 5/8 inch by 30 inch reinforcing rods with caps marked "CLAPSADDLE RS #6140".

ATTEST: Paul R. Clapsaddle  
Paul R. Clapsaddle, R.S. #6140  
19019 West Darby Road, Marysville, Ohio 43040  
(937) 747-2599

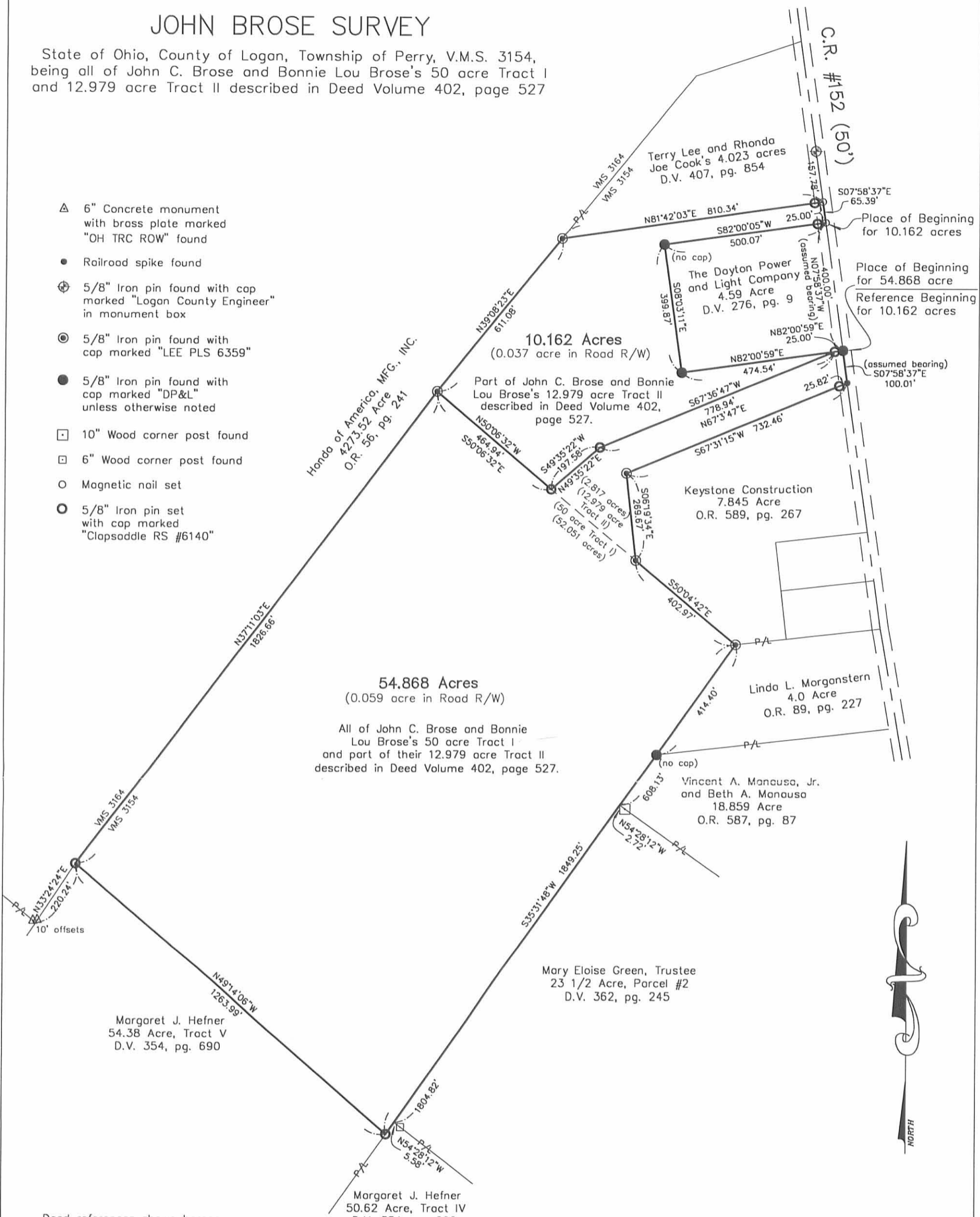


INDEXED ON MAP  
5779 2D.4

# JOHN BROSE SURVEY

State of Ohio, County of Logan, Township of Perry, V.M.S. 3154,  
 being all of John C. Brose and Bonnie Lou Brose's 50 acre Tract I  
 and 12.979 acre Tract II described in Deed Volume 402, page 527

- △ 6" Concrete monument with brass plate marked "OH TRC ROW" found
- Railroad spike found
- ⊕ 5/8" Iron pin found with cap marked "Logan County Engineer" in monument box
- ⊙ 5/8" Iron pin found with cap marked "LEE PLS 6359"
- 5/8" Iron pin found with cap marked "DP&L" unless otherwise noted
- 10" Wood corner post found
- 6" Wood corner post found
- Magnetic nail set
- ⊙ 5/8" Iron pin set with cap marked "Clapsaddle RS #6140"



Deed references shown hereon.

Bearings indicated hereon are based on an assumed meridian with all others based on angles turned.



I hereby certify that this plot was prepared from an actual field survey made under my supervision and that monuments were placed as indicated hereon.

*Paul R. Clapsaddle*  
 Paul R. Clapsaddle, R.S. #6140



**Paul R. Clapsaddle and Associates**  
 REGISTERED ENGINEERS AND SURVEYORS  
 19019 WEST DARBY ROAD, MARYSVILLE OHIO 43040  
 (937) 747-2599

**Paul R. Clapsaddle, P.E., P.S.**

Filename: BroseJohn300.dwg  
 Scale: 1" = 300'  
 Date: 10/8/03  
 F.B. 30, pg. 47

INDEXED ON MAP  
 5779 2P



**SURVEY FOR JOHN BROSE**  
**53.426 Acre**  
**March 30, 2000**

The following described tract of land is situated in the State of Ohio, County of Logan, Township of Perry, V.M.S. 3154, being all of John C. and Bonnie Lou Brose's 50 acre Tract I and part of John C. and Bonnie Lou Brose's 12.979 acre Tract II, both described in Deed Volume 402, page 527, being more particularly described as follows:

Beginning for reference at 5/8 inch iron pin with cap marked "DP & L" found in the centerline of County Road #152 (50 feet wide), said iron pin marking the southeast corner of The Dayton Power and Light Company's 4.59 acre tract described in Deed Volume 276, page 9 and an angle point in the east line of said 12.979 acre tract;

Thence South 07°58'37" East (assumed bearing) 40.01 feet, following the centerline of Count Road #152 and an east line of said 12.979 acre tract, to a magnetic nail set and marking the **place of beginning**;

Thence **South 07°58'37" East 60.00 feet**, following the centerline of said Road and an east line of said 12.979 acre tract, to a railroad spike found at the southeast corner of said 12.979 acre tract and northeast corner of Richard A. and Kelly J. White's 7.845 acre tract described in Official Record 83, page 1;

Thence **South 67°31'15" West 732.46 feet**, following a south line of said 12.979 acre tract and the north line of said 7.845 acre tract, to a 5/8 inch iron pin found with cap marked "Lee PLS 6359" at the northwest corner of said 7.845 acre tract;

Thence **South 06°19'34" East 269.67 feet**, following an east line of said 12.979 acre tract and a west line of said 7.845 acre tract, to a 5/8 inch iron pin found with cap marked "Lee PLS 6359" in the northeast line of said 50 acre tract;

Thence **South 50°04'42" East 402.97 feet**, following a southwest line of said 7.845 acre tract and northeast line of said 50 acre tract, to a 5/8 inch iron pin found with cap marked "Lee PLS 6359" at the southwest corner of said 7.845 acre tract, northeast corner of said 50 acre tract, and northwest corner of Linda L. Morganstern's 4.0 acre tract described in Official Record 89, page 227;

Thence **South 35°31'48" West 1849.25 feet**, following the southeast line of said 50 acre tract and northwest line of said 4.0 acre tract, passing at 414.40 feet a 5/8 inch iron pin found at the northwest corner of Harry Joe and Susan J. Hendrick's 18.427 acre tract described in Official Record 387, page 169, thereafter following the northwesterly line of said 18.427 acre tract, passing at 608.13 feet a 10 inch wooden corner post found at the northwest corner of Mary Eloise Green, Trustee's 23 1/2 acre Parcel #2 described in Deed Volume 362, page 245, and thereafter following the northwesterly line of said 23 1/2 acre tract, passing at 1804.82 feet a 6 inch wooden corner post found at the northwest corner of Margaret J. Hefner's 50.62 acre Tract IV described in Deed Volume 354, page

INDEXED ON MAP  
5779 3D-1

690, thereafter following the northwesterly line of said 50.62 acre tract, to an iron pin set at the northeast corner of Margaret J. Hefner's 54.38 acre Tract V described in Deed Volume 354, page 690;

Thence **North 49°14'06" West 1263.99 feet**, following the southwesterly line of said 50 acre tract and the northeasterly line said 54.38 acre tract, to an iron pin set at the southwest corner of said 50 acre tract and in the southeasterly line of Honda of America, MFG, INC's 4273.52 acre tract described in Official Record 56, page 241, in the northwest line of V.M.S. 3154 and southeast line of V.M.S. 3164;

Thence **North 37°11'03" East 1826.66 feet**, following a southeast line of said 4273.52 acre tract, northwest line of said 50 acre tract, northwest line of V.M.S. 3154 and southeast line of V.M.S. 3164, to a 5/8 inch iron pin found with cap marked "Lee PLS 6359" at the northwest corner of said 50 acre tract and a southwest corner of said 12.979 acre tract;

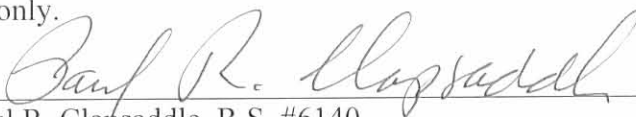
Thence **South 50°06'32" East 720.03 feet**, following the northeast line of said 50 acre tract and southwest line of said 12.979 acre tract, to an iron pin set;

Thence **North 06°19'34" West 250.47 feet**, entering said 12.979 acre tract, to an iron pin set;

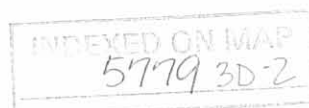
Thence **North 67°31'15" East 793.12 feet**, passing at 767.30 feet an iron pin set, to the **place of beginning, containing 53.426 acres**, more or less, and being subject to all valid easements and restrictions of record. Of the above described 53.426 acre tract, 0.041 acre is with the right of way line of County Road #152.

The above description was prepared based on an actual field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor #6140, during the month of March 2000. Iron pins set are 5/8" X 30" reinforcing rods with caps marked "Clapsaddle RS #6140". Bearings indicated herein are based on an assumed meridian and are to denote angles only.

ATTEST:



Paul R. Clapsaddle, R.S. #6140  
19019 West Darby Road, Marysville, Ohio 43040  
(937) 747-2599



**SURVEY FOR JOHN BROSE**

**11.604 Acre**

**March 30, 2000**

The following described tract of land is situated in the State of Ohio, County of Logan, Township of Perry, V.M.S. 3154, being part of John C. and Bonnie Lou Brose's 12.979 acre Tract II described in Deed Volume 402, page 527, and being more particularly described as follows:

Beginning at a 5/8 inch iron pin found with cap marked "DP & L" in the centerline of County Road #152 (50 feet wide) at the southeast corner of The Dayton Power and Light Company's 4.59 acre tract described in Deed Volume 276, page 9, said iron pin being at an angle point in the east line of said 12.979 acre tract and marking the **place of beginning**;

Thence **South 07°58'37" East** (assumed bearing) **40.01 feet**, following the centerline of said Road and an east line of said 12.979 acre tract, to a magnetic nail set;

Thence **South 67°31'15" West 793.12 feet**, departing from the centerline of said Road and entering said 12.979 acre tract, passing at 25.82 feet an iron pin set, to an iron pin set;

Thence **South 06°19'34" East 250.47 feet** to an iron pin set in the northeast line of John C. and Bonnie Lou Brose's 50 acre Tract I described in Deed Volume 402, page 527;

Thence **North 50°06'32" West 720.03 feet**, following the northeast line of said 50 acre tract and the southwest line of said 12.979 acre tract, to a 5/8 inch iron pin found with cap marked "Lee PLS 6359" at a northwest corner of said 12.979 acre tract and in a southeast line of Honda of America, MFG., INC's 4273.52 acre tract described in Official Record 56, page 241, northwest line of V.M.S. 3154 and southeast line of V.M.S. 3164;

Thence **North 39°08'23" East 611.08 feet**, following a northwest line of said 12.979 acre tract, southeast line of said 4273.52 acre tract, northwest line of V.M.S. 3154 and southeast line of V.M.S. 3164, to a 5/8" iron pin found with cap marked "Lee PLS 6359" at a northwest corner of said 12.979 acre tract and southwest corner of Terry Lee and Rhonda Jo Cook's 4.023 acre tract described in Deed Volume 407, page 854;

Thence **North 81°42'03" East 810.34 feet**, following a north line of said 12.979 acre tract and south line of said 4.023 acre tract, passing at 785.34 feet an iron pin set, to a magnetic nail set in the centerline of County Road #152 at the northeast corner of said 12.979 acre tract;

Thence **South 07°58'37" East 65.39 feet**, following the centerline of said Road and an east line of said 12.979 acre tract, to a magnetic nail set at the northeast corner of said 4.59 acre tract;

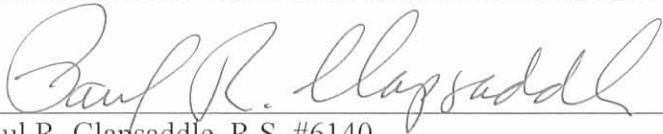
Thence **South 82°00'05" West 500.07 feet**, following a south line of said 12.979 acre tract and north line of said 4.59 acre tract, passing at 25.00 feet an iron pin set, to a 5/8" iron pin found;



Thence **South 08°03'11" East 399.87 feet**, following an east line of said 12.979 acre tract and west line of said 4.59 acre tract, to a 5/8 inch iron pin found with cap marked "DP & L";

Thence **North 82°00'59' East 499.54 feet**, following a north line of said 12.979 acre tract and the south line of said 4.59 acre tract, passing at 474.54 feet an iron pin set, to the **place of beginning, containing 11.604 acres**, more or less, and being subject to all valid easements and restrictions of record. Of the above described 11.604 acre tract, 0.075 acre is within the right of way of County Road #152.

The above description was prepared based on an actual field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor #6140, during the month of March 2000. Iron pins set are 5/8" X 30" reinforcing rods with caps marked "Clapsaddle RS #6140". Bearings indicated herein are based on an assumed meridian and are to denote angles only.

ATTEST:   
Paul R. Clapsaddle, R.S. #6140  
19019 West Darby Road, Marysville, Ohio 43040  
(937) 747-2599



INDEXED ON MAP  
5779 3D-4

# JOHN BROSE SURVEY

State of Ohio, County of Logan, Township of Perry  
 V.M.S. 3154, being all of John C. Brose and Bonnie  
 Lou Brose's 50 acre Tract I and 12.979 acre  
 Tract II described in Deed Volume 402, page 527



Honda of America, MFG., INC.  
 4273.52 Acre  
 O.R. 56, pg. 241

**11.604 AC**  
 (0.075 acre in Road R/W)

Part of John C. Brose and Bonnie  
 Lou Brose's 12.979 acre Tract II  
 described in Deed Volume 402,  
 page 527.

Terry Lee and Rhonda  
 Jo Cook's 4.023 acres  
 D.V. 407, pg. 854

The Dayton Power  
 and Light Company  
 4.59 Acre  
 D.V. 276, pg. 9

Richard A. and Kelly J. White  
 7.845 Acre  
 O.R. 83, pg. 01

Linda L. Morganstern  
 4.0 Acre  
 O.R. 89, pg. 227

Harry Joe Hendricks, Jr.  
 and Susan J. Hendricks  
 18.427 Acre  
 O.R. 387, pg. 169

Mary Eloise Green, Trustee  
 23 1/2 Acre, Parcel #2  
 D.V. 362, pg. 245

Margoret J. Hefner  
 54.38 Acre, Tract V  
 D.V. 354, pg. 690

Margoret J. Hefner  
 50.62 Acre, Tract IV  
 D.V. 354, pg. 690

Place of Beginning  
 for 11.604 acre tract  
 Reference Beginning  
 for 53.426 acre tract

Place of Beginning  
 for 53.426 acre tract  
 S07°58'37"E  
 60.00'

C.R. #152 (50' wide)

**53.426 AC**  
 (0.041 acre in Road R/W)  
 All of John C. Brose and Bonnie  
 Lou Brose's 50 acre Tract I  
 and part of their 12.979 acre Tract II  
 described in Deed Volume 402, page 527.

- △ 6" Concrete monument with brass plate marked "OH TRC ROW" found
- Railroad spike found
- ⊕ 5/8" Iron pin found with cap marked "Logan County Engineer" in monument box
- ⊙ 5/8" Iron pin found with cap marked "LEE PLS 6359"
- 5/8" Iron pin found with cap marked "DP&L" unless otherwise noted
- 10" Wood corner post found
- 6" Wood corner post found
- Magnetic nail set
- ⊙ 5/8" Iron pin set with cap marked "Clapsaddle RS #6140"

Deed references shown hereon.

Bearings indicated hereon are based on an assumed meridian with all others based on angles turned.



I hereby certify that this plot was prepared from an actual field survey made under my supervision and that monuments were placed as indicated hereon.

*Paul R. Clapsaddle*  
 Paul R. Clapsaddle, R.S. #6140



**Paul R. Clapsaddle and Associates**  
 REGISTERED ENGINEERS AND SURVEYORS  
 19019 WEST DARBY ROAD, MARYSVILLE OHIO 43040  
 (937) 747-2599  
 (800) 745-2599  
 Paul R. Clapsaddle, P.E., P.S.

Filename: BroseJohn300.dwg  
 Scale: 1" = 300'  
 Date: 3/30/00  
 F.B. 30, pg. 47

INDEXED ON MAP  
 5779 3P

Revised 11/9/84

SURVEY FOR TERRY COOK  
2.00 Acre  
October 10, 1984

The following described tract of land is situated in the State of Ohio, County of Logan, Township of Perry, V.M.S. 3154, being part of Ray F. and Mary E. Foertsch's 6.023 acre tract described in deed volume 393, page 67, being more particularly described as follows:

Beginning, for reference, at a railroad spike found in the centerline of County Road # 152 (C.R. # 152), at the southeast corner of said 6.023 acre tract;

thence North  $9^{\circ}56'00''$  East 59.05 feet, following the centerline of C.R. # 152 and the east line of said 6.023 acre tract, to a mine spike set and marking the place of beginning;

thence North  $79^{\circ}28'35''$  West 318.77 feet, passing through an iron pin set for reference at 25.00 feet, to an iron pin set;

thence North  $9^{\circ}56'00''$  East 281.71 feet to an iron pin set;

thence South  $76^{\circ}28'42''$  East 319.38 feet, passing through an iron pin set for reference at 294.33 feet, to a mine spike set in the centerline of C.R. # 152, said spike being South  $9^{\circ}56'00''$  West 177.99 feet from a railroad spike found at the northeast corner of said 6.023 acre tract;

thence South  $9^{\circ}56'00''$  West 265.00 feet, following the centerline of C.R. # 152 and east line of said 6.023 acre tract, to the place of beginning, containing 2.000 acres, more or less, and subject to all valid easements and restrictions of record.

The above description was prepared from a field survey in October of 1984 by Paul R. Clapsaddle, Registered Surveyor # 6140. Bearings are based on an assumed bearing for the centerline of C.R. # 152 of North  $9^{\circ}56'00''$  East. Iron pins set are  $5/8''$  x 30" reinforcing rod with I.D. cap.

ATTEST:

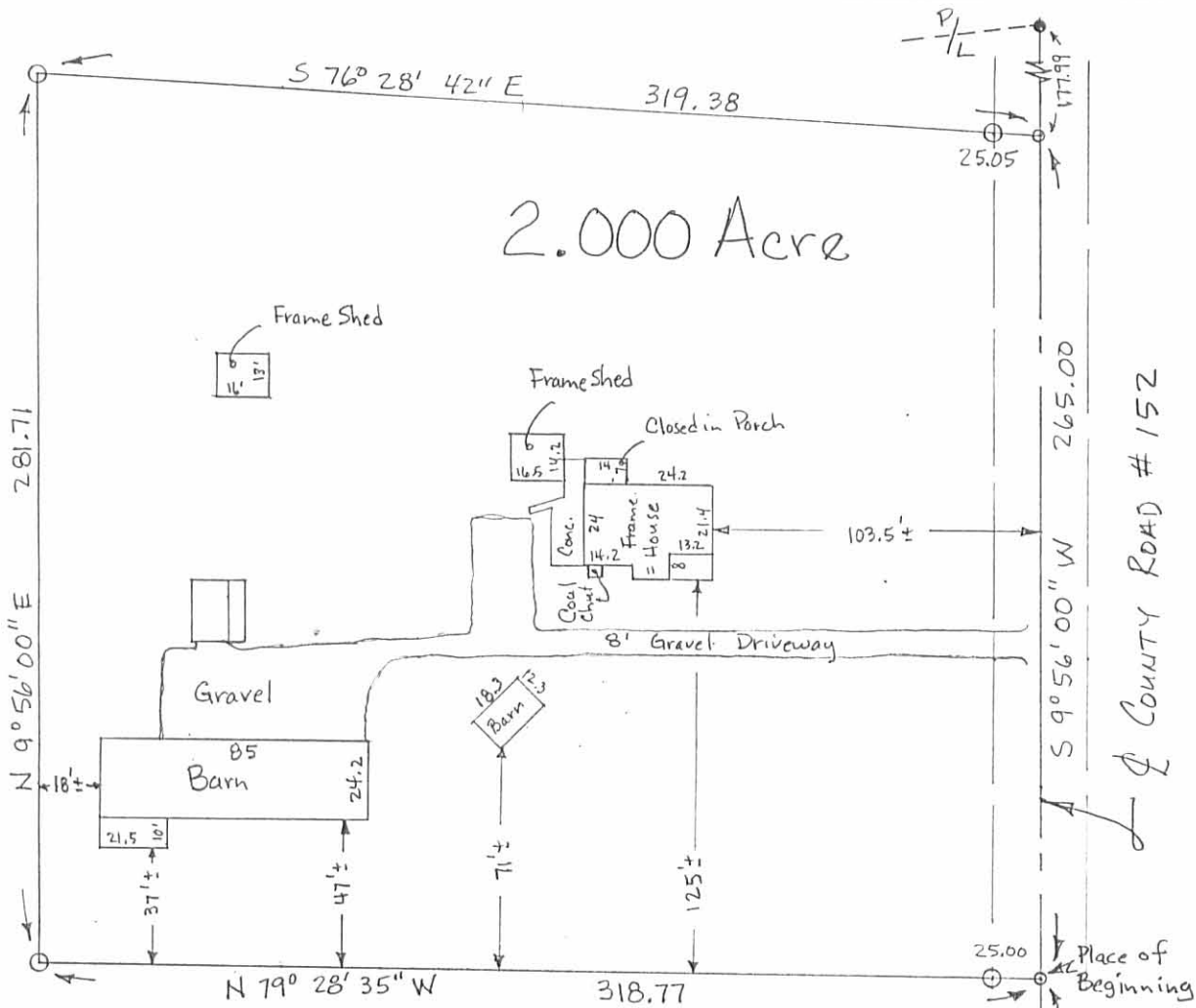


Registered Surveyor # 6140  
19019 W. Darby Rd.  
Marysville, Ohio 43040  
(513) 747-2599

INDEXED ON MAP  
5779 40



Ray F. Foertsch et ux 6.023 - 2.000 = 4.023 Acre Remaining  
 D.V. 393, Pg. 67



Scale 1" = 60'

Date 10/10/84

- R.R. Spike Found
- Mine Spike Set
- Iron Pin Set

**SURVEY FOR TERRY COOK**  
 State of Ohio, County of Logan  
 Township of Perry, vms 3154  
 Being part of Ray F. Foertsch's  
 et ux 6.023 acre tract described in  
 D.V. 393, Pg. 67.

**SURVEYOR'S CERTIFICATE**

I hereby certify that the drawing hereon is a representation of an actual survey made under my direction; that there are no encroachments on subject property by improvements on adjoining property nor encroachments on adjoining property by improvements on subject property. I further certify that adverse use and/or easements apparent from a visual inspection are shown hereon, and that said property abuts upon a public road.

Southeast Corner Ray F. Foertsch's et ux  
 6.023 Acre Tract, D.V. 393, Pg. 67

Survey By:

*Paul R. Clapsaddle* P.S. #6140  
 19019 W. Darby Rd  
 Marysville, Ohio 43040  
 (513) 747-2599

INDEXED ON MAP  
 5779 4P



# Lee Surveying and Mapping Co.



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855 EAST SANDUSKY AVENUE  
BELLEFONTAINE, OHIO 43311

(513) 593-5780

CLAYTON M. LEE, P.S.  
JEFFREY I. LEE, P.S.

## R.O. TAYLOR SURVEY

Lying in V.M.S. 3154, Perry Township, Logan County, Ohio.

Being the remaining part (12.979 acres) of that original 34.50 acres lying in the name of Robert O. Taylor et ux as deeded and described in Volume 264, Page 196 of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a railroad spike found on the center-line of County Road 152 a distance of 752.54 feet southerly along said center-line from the north line of V.M.S. 3154 and marking the southeast corner of a 6.023 acre tract (Volume 393, Page 67).

THENCE, with said center-line of said County Road 152, S 9°-56' W, a distance of 65.39 feet to an iron rod found at the northeast corner of the Dayton Power and Light 4.59 acre tract. (Volume 276, Page 9).

THENCE, with the boundary of said 4.59 acre tract the following 3 bearings and distances:

N 80°-04' W, a distance of 500.00 feet to an iron rod.

S 9°-56'-W, a distance of 400.00 feet to an iron rod.

S 80°-04' E, a distance of 500.00 feet to an iron rod found on the center-line of County Road 152.

THENCE, with said center-line, S 9°-56' W, a distance of 100.00 feet to a railroad spike found marking the northeast corner of a 7.845 acre tract (Volume 393, Page 67).

THENCE, with the boundary of said 7.845 acres, the following 2 bearings and distances:

S 85°-28' W, a distance of 732.62 feet to an iron rod.

S 11°-36'-10" W, a distance of 270.28 feet to an iron rod found on the southwest line of said original 34.50 acres.

THENCE, with said southwest line, N 32°-11'-30" W, a distance of 806.59 feet to an iron rod found on the northwest line of V.M.S. 3154, marking the most west-erly corner of said 34.50 acres.

THENCE, with said V.M.S. line, N 57°-01'-35" E, a distance of 610.95 feet to the southwest corner of the aforementioned 6.023 acres.

THENCE, with the south line of said 6.023 acres, S 80°-22'-40" E, a distance of 810.80 feet to the point of beginning. Containing 12.979 acres.

Last previous deed reference: Volume 264, Page 196.

Surveyed by:

*Clayton M. Lee*

Clayton M. Lee  
Reg. Surveyor No. 6181  
11-7-83



5779 5D

INDEXED ON MAP

ORIGINAL STAMP IN GREEN  
L-398



SCALE 1"=200'

ROBT. O. TAYLOR

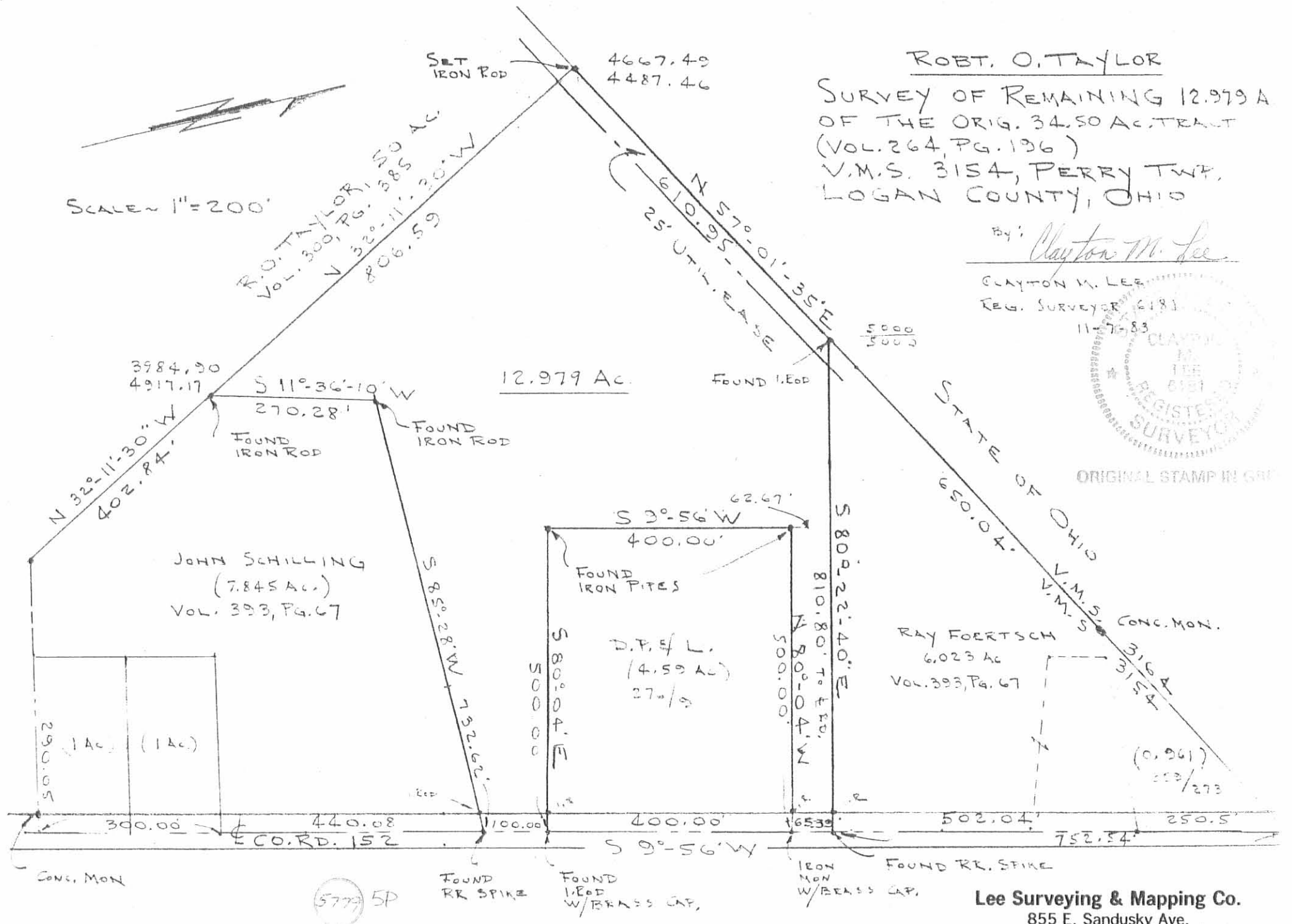
SURVEY OF REMAINING 12.979 A OF THE ORIG. 34.50 AC. TRACT (VOL. 264, PG. 136) V.M.S. 3154, PERRY TWP., LOGAN COUNTY, OHIO

By: Clayton M. Lee

CLAYTON M. LEE  
REG. SURVEYOR #6181  
11-7-83



ORIGINAL STAMP IN GRAY



5777 SP

INDEXED ON MAP

Lee Surveying & Mapping Co.  
855 E. Sandusky Ave.  
BELLEFONTAINE, OHIO 43311  
(513) 593-5780

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855 EAST SANDUSKY AVENUE  
BELLEFONTAINE, OHIO 43311

(513) 593-5780

CLAYTON M. LEE, P.S.  
JEFFREY I. LEE, P.S.

## R.O. TAYLOR 7.845 ACRE SURVEY

Lying in V.M.S. 3154, Perry Township, Logan County, Ohio.

Being out of the south part of that original 34.50 acres as deeded to R.O. Taylor and described in Volume 264, Page 196 of the Logan County Records of Deeds and more particularly described as follows:

Beginning at a railroad spike set on the center-line of County Highway 152 a distance southerly along said center-line of 1317.9 feet from the north line of V.M.S. 3154 and also lying southerly along said center-line a distance of 100.00 feet from the southeast corner of a 4.59 acre tract (Volume 276, Page 9).

THENCE, continuing with said highway center-line, S 9°-56' W, a distance of 440.08 feet to an iron spike found marking the northeast corner of 2 one acre tracts. (300.0 feet north of grantor's southeast corner).

THENCE, with the north and the west lines of said one acre tracts, N 81°-32'-40" W, a distance of 290.50 feet to an iron rod AND S 9°-56' W, a distance of 300.00 feet to an iron rod found on the north line of a 4.00 acre tract (Volume 341, Page 538).

THENCE, with said north line, N 81°-32'-40" W, a distance of 156.73 feet to the most easterly corner of Taylor's 50 acre tract (Volume 300, Page 385).

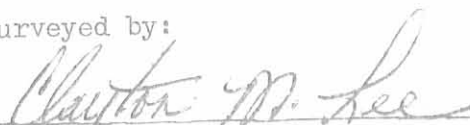
THENCE, with the northeast line of said 50 acre tract, N 32°-11'-30" W, a distance of 402.84 feet to an iron rod set at a fence corner.

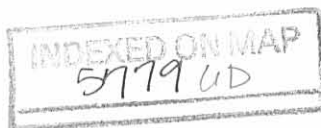
THENCE, with a fence line, N 11°-36'-10" E, a distance of 270.28 feet to an iron rod.

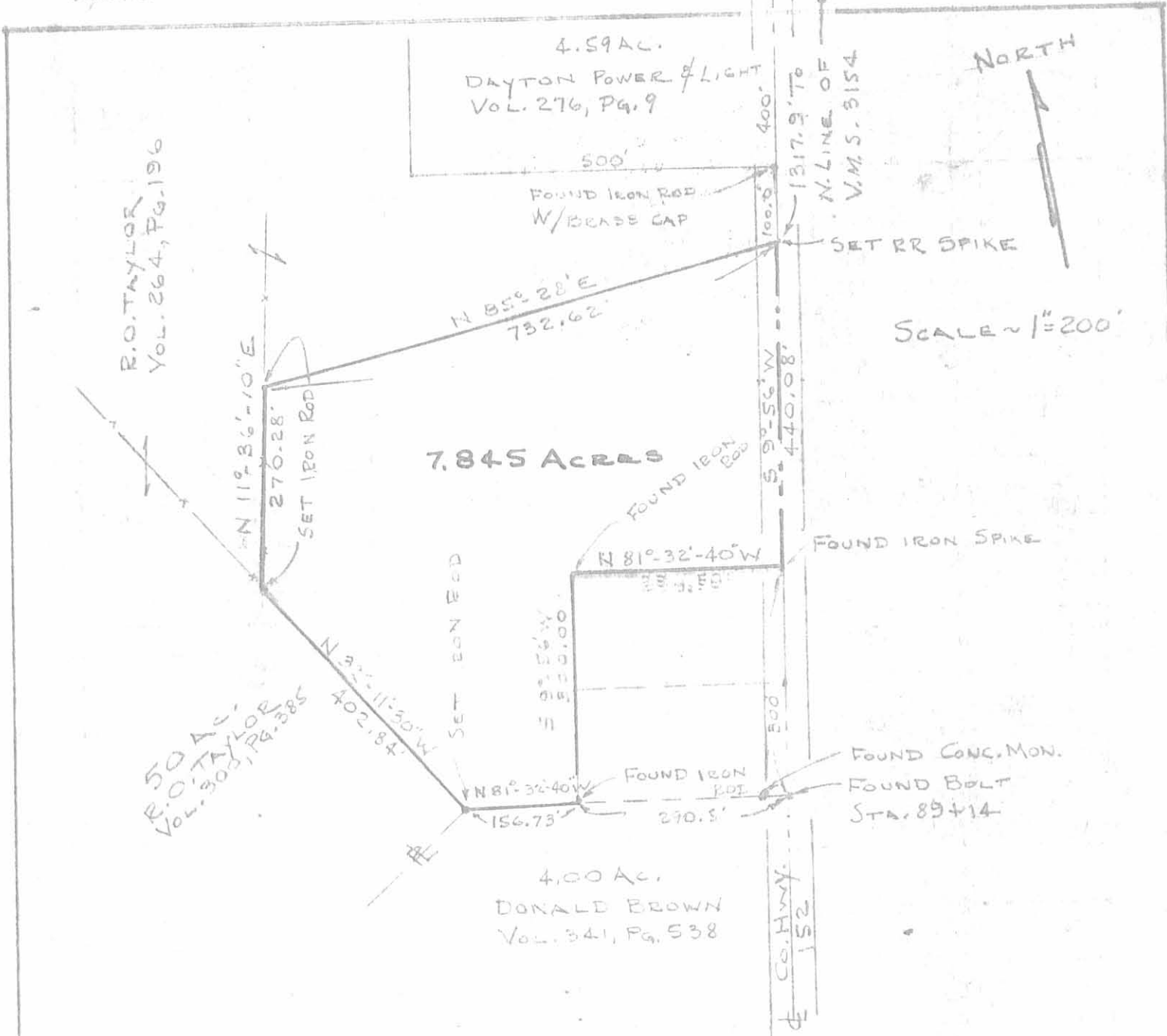
THENCE, N 85°-28' E, a distance of 732.62 feet to the point of beginning. Containing 7.845 acres.

Last previous deed reference: Volume 264, Page 196.

Surveyed by:

  
Clayton M. Lee  
Reg. Surveyor No. 6181  
7-31-81





SURVEY OF 7.845 ACRES OUT OF THE  
 ROBERT O. TAYLOR LANDS (Orig. 34.50 Ac, Vol. 264, Pg. 196)  
 V.M.S. 3154, PERRY TWP.  
 LOGAN COUNTY, OHIO

5779



By: Clayton M. Lee  
 Clayton M. Lee  
 Reg. No. 6181  
 7-31-81

INDEXED ON MAP

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855 EAST SANDUSKY AVENUE  
BELLEFONTAINE, OHIO 43311

(513) 593-5780

CLAYTON M. LEE, P.S.  
JEFFREY I. LEE, P.S.

## ROBERT TAYLOR SURVEY

Lying in V.M.S. 3154, Perry Township, Logan County, Ohio.

Being out of those lands lying in the name of Robert Taylor deeded and described in Volume 264, Page 196 of the Logan County Records of Deeds and more particularly described as follows:

Beginning at a railroad spike found on the center-line of County Road No. 152, lying a distance of 250.5 feet south of the north line of V.M.S. 3154 and marking the southeast corner of a 0.961 acre lot (United Telephone, Volume 359, Page 273) and being the northeast corner of grantor's property.

THENCE, with the center-line of said County Road 152, S 9°-56' W, a distance of 502.04 feet to a railroad spike set northerly along said center-line a distance of 65.39 feet from the northeast corner of a 4.59 acre tract (D.P. and L., Volume 276, Page 9).

THENCE, N 80°-22'-40" W, a distance of 810.80 feet to an iron rod set on grantor's northwest line and also being the line between V.M.S. 3154 and V.M.S. 3164.

THENCE, with said V.M.S. line, N 57°-01'-35" E, a distance of 650.04 feet to a concrete monument found marking the southwest corner of the aforementioned 0.961 acre lot.

THENCE, with the south line of said lot, N 89°-07'-30" E, a distance of 340.70 feet to the point of beginning. Containing 6.023 acres.

Last previous deed reference: Volume 264, Page 196.

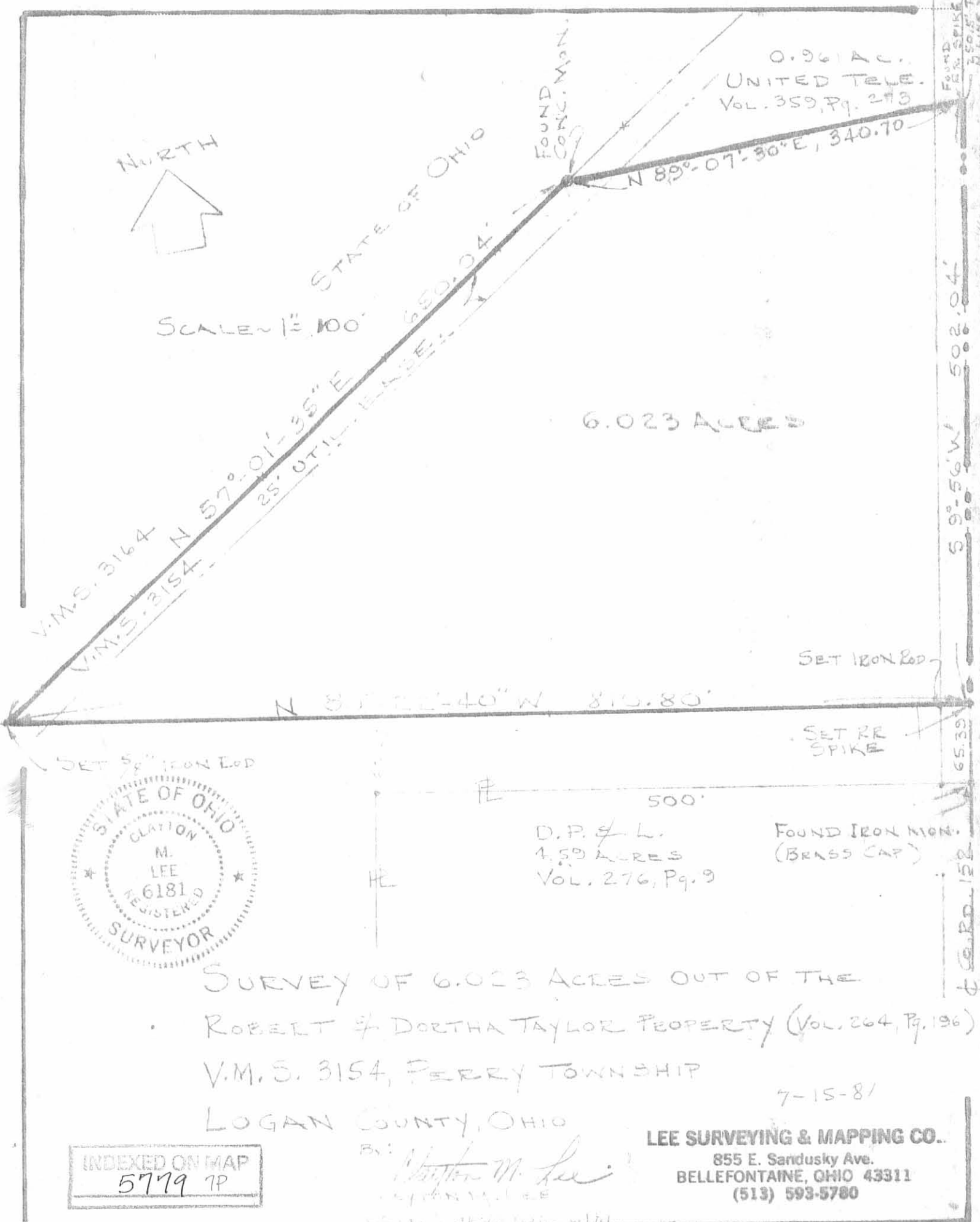
Prepared by:

*Clayton M. Lee*

Clayton M. Lee  
Reg. Surveyor No. 6181  
7-20-81



INDEXED ON MAP  
5779 7D



SURVEY OF 6.023 ACRES OUT OF THE  
 ROBERT & DORTHA TAYLOR PROPERTY (VOL. 264, Pg. 196)  
 V.M.S. 3154, PERRY TOWNSHIP

LOGAN COUNTY, OHIO

7-15-81

INDEXED ON MAP  
 5779 TP

By: *Walter M. Lee*  
 WALTER M. LEE

LEE SURVEYING & MAPPING CO.  
 855 E. Sandusky Ave.  
 BELLEFONTAINE, OHIO 43311  
 (513) 593-5780

SURVEY FOR TERRY COOK  
4.023 Acres  
December 10, 1984

The following described tract of land is situated in the State of Ohio, County of Logan, Township of Perry, V.M.S. 3154, being part of Ray F. Foertsch's et ux 6.023 acre tract described in deed volume 393, page 67, being more particularly described as follows:

Beginning at a railroad spike found in the centerline of County Road # 152 (C.R. # 152), situated South  $9^{\circ}56'00''$  West 250.50 feet measured along the centerline of said road from the intersection of the northerly line of V.M.S. 3154 with said centerline, said spike marking the northeast corner of said 6.023 acre tract, southeast corner of the United Telephone Company's 0.961 acre tract described in deed volume 359, page 273, and also marking the place of beginning;

thence South  $9^{\circ}56'00''$  West 177.99 feet, following the centerline of C.R. # 152 and east line of said 6.023 acre tract, to a mine spike set;

thence North  $76^{\circ}28'42''$  West 319.38 feet, passing through an iron pin set for reference at 25.05 feet, to an iron pin set;

thence South  $9^{\circ}56'00''$  West 281.71 feet to an iron pin set;

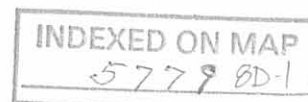
thence South  $79^{\circ}28'35''$  East 318.77 feet, passing through an iron pin set for reference at 293.77 feet, to a mine spike set in the centerline of C.R. # 152 and in the east line of said 6.023 acre tract;

thence South  $9^{\circ}56'00''$  West 59.05 feet, following the centerline of C.R. # 152 and east line of said 6.023 acre tract, to a railroad spike found at the southeast corner of said 6.023 acre tract and being North  $9^{\circ}56'00''$  East 65.39 feet from an iron monument with brass cap found and marking the northeast corner of the Dayton Power and Light Company's 4.59 acre tract described in deed volume 276, page 9;

thence North  $80^{\circ}22'40''$  West 810.80 feet, following the south line of said 6.023 acre tract, to an iron pin found at the southwest corner of said 6.023 acre tract and in the northerly line of V.M.S. 3154 and southerly line of V.M.S. 3164;

thence North  $57^{\circ}01'35''$  East 650.04 feet, following the northwesterly line of said 6.023 acre tract and northerly line of V.M.S. 3154, to a concrete monument found at the northwest corner of said 6.023 acre tract and southwest corner of said 0.961 acre tract;

-cont.-



SURVEY FOR TERRY COOK  
4.023 Acres  
December 10, 1984

thence North  $89^{\circ}07'30''$  East 340.70 feet, following the north line of said 6.023 acre tract and south line of said 0.961 acre tract, to the place of beginning, containing 4.023 acres, more or less, and subject to all valid easements and restrictions of record.

The above description was prepared from a field survey in October of 1984 by Paul R. Clapsaddle, Registered Surveyor # 6140. Bearings are based on an assumed bearing for the centerline of C.R. # 152 of North  $9^{\circ}56'00''$  East. Iron pins set are  $5/8'' \times 30''$  reinforcing rod with I.D. cap.

ATTEST: Paul R. Clapsaddle R.S.#6140  
Registered Surveyor #6140  
19019 W. Darby Rd.  
Marysville, Ohio 43040  
(513) 747-2599



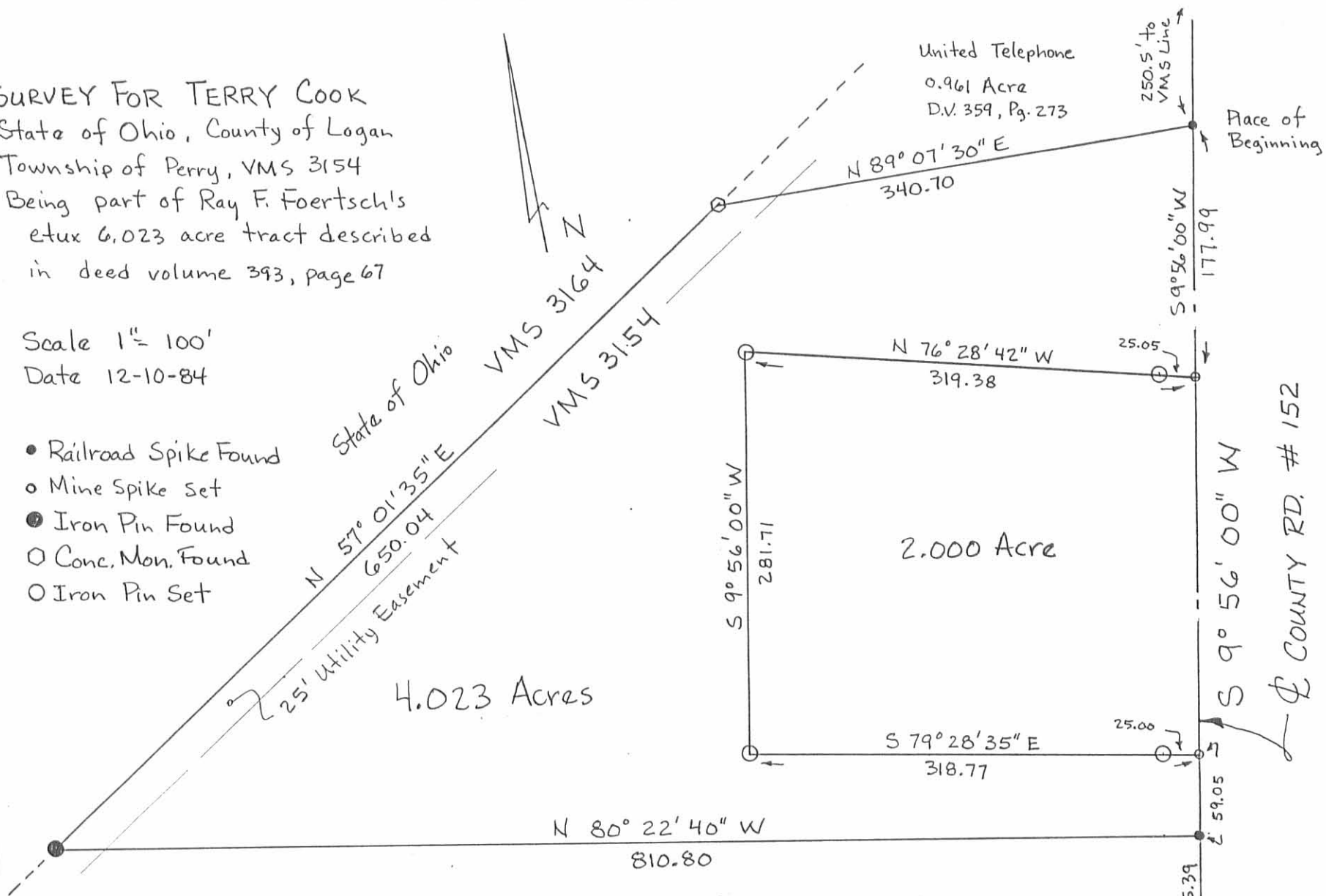
INDEXED ON MAP  
5779 80-2

SURVEY FOR TERRY COOK  
 State of Ohio, County of Logan  
 Township of Perry, VMS 3154  
 Being part of Ray F. Foertsch's  
 et ux 6.023 acre tract described  
 in deed volume 393, page 67

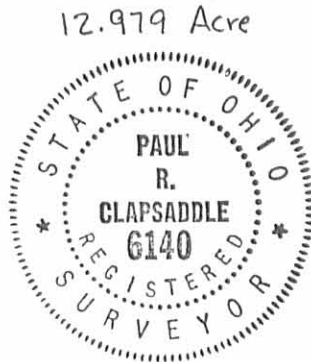
Scale 1" = 100'  
 Date 12-10-84

- Railroad Spike Found
- Mine Spike Set
- Iron Pin Found
- Conc. Mon. Found
- Iron Pin Set

INDEXED ON MAP  
 5779 RD



Survey By: *Paul R. Clapsaddle*  
 Registered Surveyor # 6140  
 19019 W. Darby Rd.  
 Marysville, Ohio 43040  
 (513) 747-2599







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K. E. McCARTNEY, P. E.  
D. H. TIMMER, P. E.  
RICHARD D. KELLER, P. E.

2770 LEXINGTON AVENUE  
P. O. Box 3145  
MANSFIELD, Ohio 44904  
419/884-0074

January 17, 1975

Situated in the Township of Perry, County of Logan, State of Ohio and being a part of Virginia Military Survey No ~~3145~~ <sup>3154</sup>, and further described as follows:

Beginning at a railroad spike in the Middleburg and East Liberty Pike (County Highway No. 152), where the North line of said survey intersects said Pike, said point being the true point of beginning;  
thence with the North line of said survey South 56° 45' 00" West a distance of 458.88 feet to a concrete monument;  
thence North 89° 07' 32" East a distance of 340.69 feet to a railroad spike on the centerline of Middleburg and East Liberty Pike (County Highway No. 152);  
thence with the centerline of said Pike North 9° 55' 55" East a distance of 250.00 feet to the true point of beginning, containing 0.961 acres of land, more or less, but subject to all legal highways and easements of record.

Robert A. Cunning  
Registered Surveyor #4939

RAC:pk

INDEXED ON MAP  
5779 9D