

# Lee Surveying and Mapping Co.



Farm Surveys ● Lot Surveys ● Descriptions ● Subdivisions

855 EAST SANDUSKY AVENUE  
BELLEFONTAINE, OHIO 43311

CLAYTON M. LEE, P. S.  
(513) 593-5780

## 'BUD' WATKINS SURVEY

Lying in Washington Township, Logan County, Ohio and being parts of Lots No. 226 and 227 of Waterbury Allotment One, as originally platted and recorded August 12, 1925 in Book C, Volume 3 and being out of those lots deeded and described in Volume 368, Page 18 of the Logan County Records of Deeds and more particularly described as follows:

Beginning at the northeast corner of said lot No. 226 on the south line of Township Road 269.

THENCE, S  $34^{\circ}-55'-08''$  E, with the east line of lot No. 226, a distance of 52.06 feet to the north line of the vacated street (Elm Street), recorded in Volume 275, Page 47.

THENCE, with said north line, N  $55^{\circ}-06'-52''$  E, a distance of 12.50 feet to the center-line of said vacated street.

THENCE, with the said center-line, and along the east line of lots 226 and 227, S  $34^{\circ}-53'-08''$  E, a distance of 97.73 feet, to the most easterly corner of lot 227.

THENCE, leaving the lot line and projecting a line into said lot 227, S  $54^{\circ}-02'-32''$  W, a distance of 95.65 feet along the north side of an existing graveled drive.

THENCE, N  $29^{\circ}-23'-08''$  W, a distance of 92.15 feet to an iron rod, passing into lot 226 at 58.70 feet.

THENCE, N  $68^{\circ}-08'-12''$  E, a distance of 60.00 feet to the west edge of a graveled parking area.

THENCE, along said west edge of the parking area, N  $26^{\circ}-29'-28''$  W, a distance of 75.30 feet to the aforementioned south line of Township Road 269.

THENCE, with said south line, N  $68^{\circ}-02'-52''$  E, a distance of 5.00 feet to the point of beginning. Containing 0.196 acre.

Prepared by:

*Clayton M. Lee*

Clayton M. Lee  
Reg. Surveyor No. 6181  
5-24-77



INDEXED ON MAP

4751 10D



SCALE 1" = 20'

LOT NO. 197

0.196 ACRES

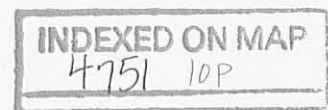
**SURVEY OF 0.196 ACRES  
OUT OF LOTS 226 & 227**

(Vol. 368, Pg. 18)  
WATERBURY ALLOTMENT NO. ONE  
WASHINGTON TWP., LOGAN CO., OHIO

SURVEYED BY:  
*Jeffrey I. Lee* 5-23-77  
Jeffrey I. Lee  
Reg. Surveyor 6359




INDEXED ON MAP



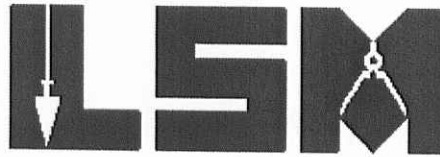
**Lee Surveying & Mapping Co.**  
855 E. Sandusky Ave.  
BELLEFONTAINE, OHIO 43311  
(513) 593-5780

9-17-14

# Lee Surveying and Mapping Co., Inc.

 **APPROVED** Land Surveys • Topography • Subdivisions • Construction Layout

117 N. Madriver St.  
Bellefontaine OH 43311



Phone: (937) 593-7335  
Fax: (937) 593-7444  
surveys@lsminc.us

## CLAXTON, TRUSTEE 0.054 ACRE

Lying in Washington Township, Logan County, Ohio.

Being out of the Sheila S. Claxton, Trustee, part of Lot 227 of Waterbury Allotment (Plat Cabinet A, Slide 224) as deeded and described in Official Record 1024, Page 725, Tract V of the Logan County Records of Deeds and being more particularly described as follows:

Commencing on a 5/8 inch iron rod found on the northwest corner of Lot 223 of Waterbury Allotment and on the south right-of-way of Township Road 269 (30 feet wide).

THENCE, with the west line of Lot 223, S 19°-59'-24"E, a distance of 82.12 feet to a 5/8 inch iron rod found on the center-line of vacated Buckeye Street (25 feet wide), passing a 5/8 inch iron rod found at 69.44 feet.

THENCE, with the center-line of vacated Buckeye Street and now the south lines of Lots 223, 224 and 225, N 69°-41'-00"E, a distance of 172.51 feet to a 5/8 inch iron rod found at the TRUE POINT OF BEGINNING.

THENCE, with the south line of the Lois Ann Kopus 0.042 acre tract (O.R. 476, Pg. 36), N 67°-17'-17"E, a distance of 26.69 feet to a 5/8 inch iron rod found.

THENCE, with the west line of the Steven K. Yoder 0.196 acre tract (O.R. 560, Pg. 991), S 27°-39'-06"E, a distance of 59.90 feet to a 5/8 inch iron rod found.

THENCE, with the west line of the Steven K. Yoder 0.007 acre tract (O.R. 560, Pg. 991, Tract II), S 42°-28'-50"E, a distance of 22.50 feet to a 5/8 inch iron rod set on the center-line of vacated Elm Street (25 feet wide).

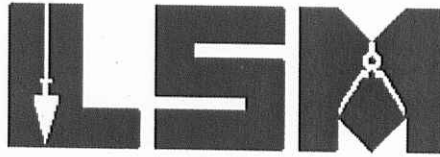
THENCE, with the center-line of vacated Elm Street and now the north lines of Lots 201 and 202, S 85°-40'-41"W, a distance of 44.50 feet to a 5/8 inch iron rod found on the center-line of an un-named vacated street (25 feet wide).

INDEXED ON MAP  
4751 110-1

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THENCE, with the center-line of the un-named vacated street, N 20°-20'-39"W, a distance of 66.87 feet to the point of beginning, passing a 5/8 inch iron rod found 12.65 feet.

Containing 0.054 acre.

Property is subject to any and all previous easements and rights-of-way of record.

The basis for bearings is the center-line of vacated Buckeye Drive, being N 69°-41'-00"E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on September 15, 2014.



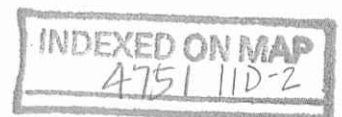
ORIGINAL STAMP IN GREEN

Description prepared by:

A handwritten signature in black ink that reads 'William K. Bruce'.

William K. Bruce  
Professional Surveyor 7437  
September 16, 2014

2650714

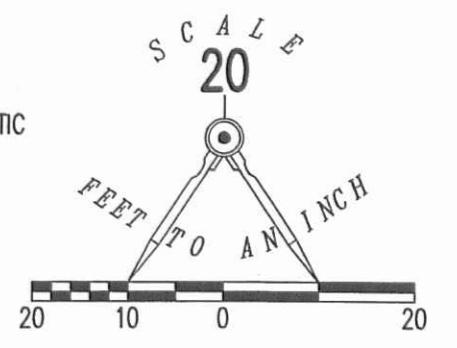


APPROVED

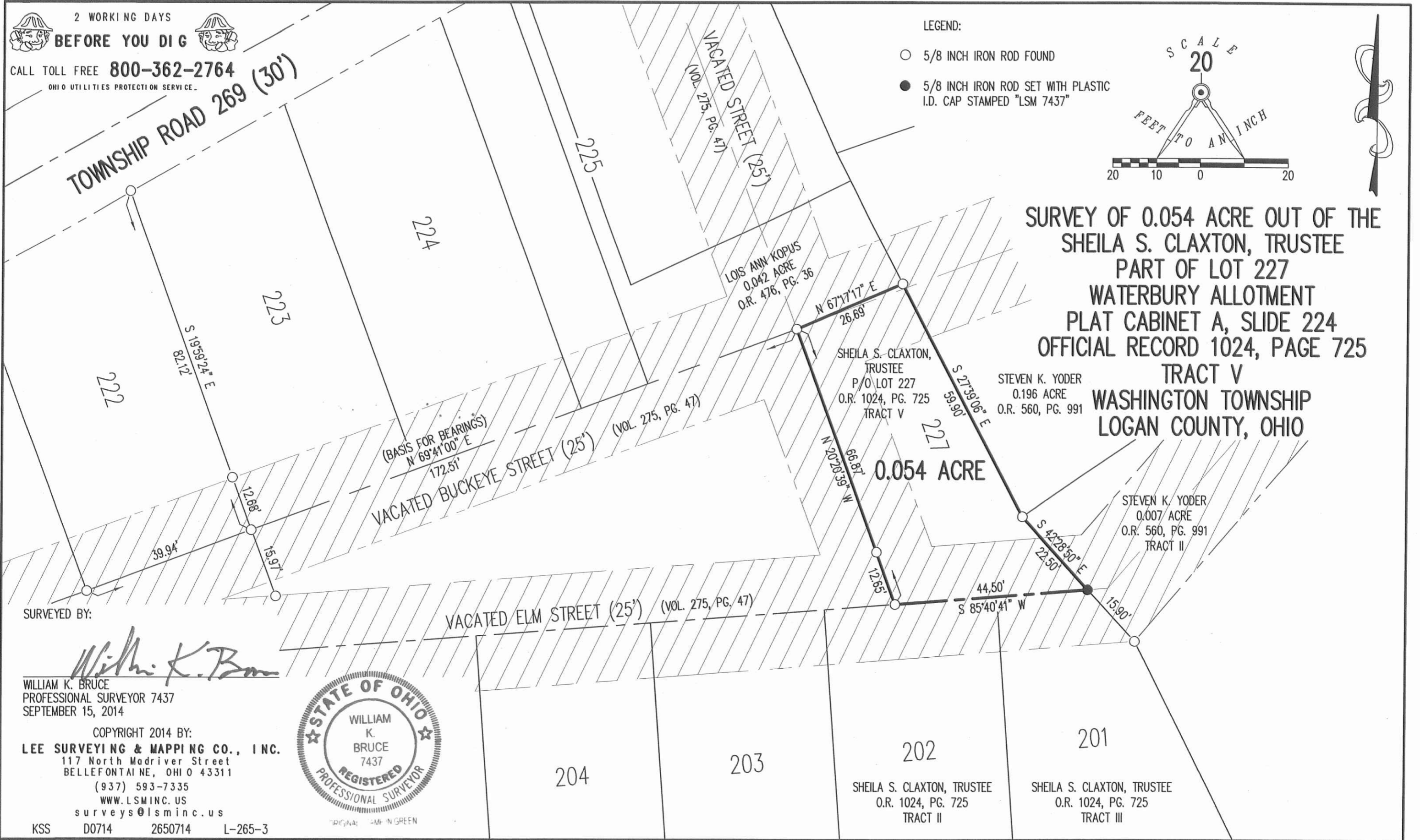
9-17-14

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

LEGEND:  
○ 5/8 INCH IRON ROD FOUND  
● 5/8 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "LSM 7437"



**SURVEY OF 0.054 ACRE OUT OF THE  
SHEILA S. CLAXTON, TRUSTEE  
PART OF LOT 227  
WATERBURY ALLOTMENT  
PLAT CABINET A, SLIDE 224  
OFFICIAL RECORD 1024, PAGE 725  
TRACT V  
WASHINGTON TOWNSHIP  
LOGAN COUNTY, OHIO**



SURVEYED BY:  
*William K. Bruce*  
WILLIAM K. BRUCE  
PROFESSIONAL SURVEYOR 7437  
SEPTEMBER 15, 2014



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KSS D0714 2650714 L-265-3

204

203

202  
SHEILA S. CLAXTON, TRUSTEE  
O.R. 1024, PG. 725  
TRACT II

201  
SHEILA S. CLAXTON, TRUSTEE  
O.R. 1024, PG. 725  
TRACT III

INDEXED ON MAP  
475111P



