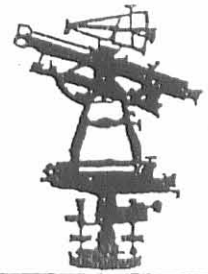


REC'D 7-21-09 OK



**EDWARDS SURVEYING**  
110 SOUTH MAIN STREET  
URBANA, OHIO 43078  
(937) 653-6508



**LEGAL DESCRIPTION FOR REDMAN'S 19.795 ACRE TRACT**

Being situate in the State of Ohio, County of Logan, Township of Washington, and being a part of the Southwest quarter of Section 18, Town 7-South, Range 9-East, and being more particularly described as follows:

Beginning for reference at a 5/8" diameter iron bar found on the centerline of County Road 37 (60' right-of-way) at the Southwest corner of said Section 18, being the section corner common to Sections 18, 19, 13, and 24;

thence with the centerline of County Road 37 and the South line of said Section 18, S-89°53'29"-E, 1333.19' (feet) to a Mag nail set at the Southeast corner of an 80 acre tract conveyed to James David Duff by Deed recorded in Official Record 701, Page 447, of the Logan County Records, said Mag nail set being the **PRINCIPLE PLACE OF BEGINNING** for the tract hereinafter described, passing for reference a Mag nail found at 850.78' (feet);

thence with the East line of said Duff's 80 acre tract, N-0°03'14"-W, 2646.75' (feet) to an iron bar set on the South line of a 136.0 acre tract conveyed to Robert J. Renick, Trustee, et al., by Deed recorded in Official Record 588, Page 805, Parcel 2, Tract 3, of the Logan County Records, passing for reference an iron bar set on the right-of-way line of County Road 37 at 30.00' (feet);

thence with the South line of said Renick's 136.0 acre tract N-89°59'05"-E, 325.75' (feet) to an iron bar set;

thence S-0°03'14"-E, 2647.45' (feet) to a Mag nail set on the aforementioned centerline of County Road 37, passing for reference an iron bar set on the right-of-way line of County Road 37 at 2617.45' (feet);

thence with the centerline of County Road 37 and the South line of Section 18, N-89°53'29"-W, 325.75' (feet) to the place of beginning.

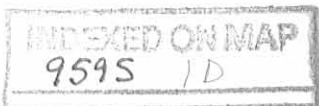
Containing 19.795 acres, 0.224 acre of which is within the road right-of-way, but being subject to the rights of all legal highways and all easements of record.

Being a part of a 160.00 acre tract conveyed to James M. Redman, Trustee, by Deed recorded in Official Record 386, Page 128, of the Logan County Deed Records.

The foregoing description prepared by and in accordance with a Survey by William D. Edwards, Professional Surveyor No. 7574, July 14, 2009. All iron bars set are 5/8"x30" iron re-bar with a yellow plastic cap stamped "EDWARDS PS 4792 PS 7574". The basis of bearings for the herein described tract is the centerline of County Road 37 per an assumed bearing of S-89°53'29"-E.

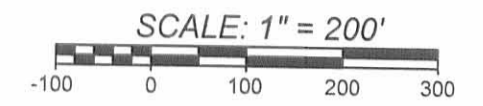
*William D. Edwards*

William D. Edwards  
Professional Surveyor No. 7574



# PLAT OF SURVEY

WASHINGTON TOWNSHIP, LOGAN COUNTY, OHIO  
S.W. 1/4, SECTION 18, TOWN 7-S, RANGE 9-E



DATE: JULY 14, 2009

SECTION 24  
TOWN 7-S  
RANGE 8-E

SECTION 13  
TOWN 7-S  
RANGE 8-E

5/8" DIA.  
0.55' BELOW GR.

SECTION 19  
TOWN 7-S  
RANGE 9-E

SECTION 18  
TOWN 7-S  
RANGE 9-E

SECTION 13  
TOWN 7-S  
RANGE 8-E

SECTION 18  
TOWN 7-S  
RANGE 9-E

JAMES DAVID DUFF  
80 AC.  
O.R. 701, P. 447

### LEGEND

- = RAILROAD SPIKE.....FOUND
- = STONE MONUMENT.....FOUND
- = 5/8" DIA. IRON BAR.....FOUND
- = MAG NAIL.....FOUND
- = PK NAIL.....FOUND
- = WOOD POST.....FOUND
- = MAG NAIL.....SET at grade
- = 5/8"x30" IRON RE-BAR WITH YELLOW PLASTIC CAP STAMPED "EDWARDS PS 4792 PS 7574".....SET at grade

ROBERT J. RENICK, TRUSTEE, ETAL.  
136.0 AC.  
O.R. 588, P. 805  
PARCL 2, TRACTS 3

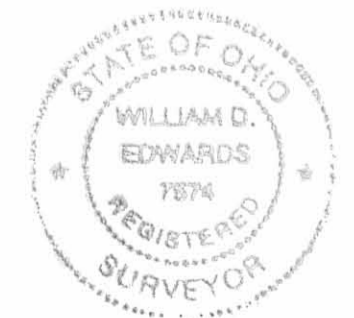
JAMES M. REDMAN, TRUSTEE  
PT. 160.0 AC.  
PT. O.R. 386, P. 128

**19.795 AC.**  
(0.224 AC. R/W)  
(19.571 AC. NET)

JAMES M. REDMAN, TRUSTEE  
160.0 AC.  
O.R. 386, P. 128

### NOTE:

1. BEARINGS ARE BASED ON THE CENTERLINE OF COUNTY ROAD 37 PER AN ASSUMED BEARING OF S-89°53'29"-E.
2. REFERENCES USED: DEED OF SUBJECT PREMISES, DEEDS OF ADJOINING PARCELS, COUNTY TAX MAPS, PLATS OF SURVEYS IN THE VICINITY.



SURVEYED BY: *William D. Edwards*  
WILLIAM D. EDWARDS  
PROFESSIONAL SURVEYOR No. 7574  
110 SOUTH MAIN STREET  
URBANA, OHIO 43078  
(937)653-6508

INDEXED ON MAP  
9595 1P

**DESCRIPTION FOR A 65.328 ACRE WRP CONSERVATION EASEMENT  
EXHIBIT A**

Situated in the State of Ohio, County of Logan, Township of Washington, being part of the Southwest Quarter of Section 18, Township 7-S, Range 9-E and being part of that 80 acre tract as conveyed to James David Duff by deed of record in Official Record 701, Page 447, and part of that 19.795 acre tract as conveyed to James David Duff in Official Record 1018, Page 96, all references being to those of record in the Recorder's Office, Logan County, Ohio, said 65.328 acre WRP Conservation Easement being more particularly bounded and described as follows:

**Commencing** at a railroad spike found in the centerline of County Road 37, at the Southwest Corner of Section 18, (Lat=N040°25'29.42", Long=W083°52'44.63"), said railroad spike also marking the southwest corner of said 80 acre tract;

Thence along said centerline, the southerly line of said Section 18, and the southerly line of said 80 acres, **South 89°09'03" East, 515.10 feet** to a point;

Thence leaving said centerline, **North 00°50'57" East, 30.00 feet** to an iron pin set on the northerly right-of-way line of County Road 37, said iron pin set being the **Point of Beginning** for the herein described easement, (Lat=N040°25'29.72", Long=W083°52'37.97");

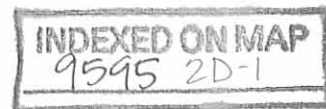
Thence continuing across said 80 acres the following three (3) courses and distances:

**North 00°57'01" East, 640.00 feet** to an iron pin set;

**North 89°44'59" East, 45.00 feet** to an iron pin set; and . . .

**North 00°53'09" West, 1975.00 feet** to an iron pin set on the northerly line of said 80 acres and the northerly line of the Southwest Quarter of Section 18;

Thence along said northerly lines and the northerly line of said 19.795 acre tract, **South 89°16'29" East**, passing a 5/8" rebar found at 824.25 feet, a total distance of **1150.00 feet** to a 5/8" rebar found at the northeasterly corner of said 19.795 acre tract and the northwesterly corner of the remainder of a 160 acre tract as conveyed to James M. Redman, Trustee in Official Record 386, Page 128;



**DESCRIPTION FOR A 65.328 ACRE WRP CONSERVATION EASEMENT**

**Page 2**

Thence along the easterly line of said 19.795 acres and the westerly line of said 160 acres, **South 00°41'12" West, 2289.00 feet** to an iron pin set;

Thence across said 19.795 acres, **South 88°07'57" West, 326.07 feet** to an iron pin set on the easterly line of said 80 acres;

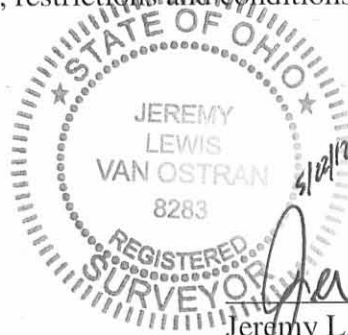
Thence along said easterly line, **South 00°41'12" West, 313.00 feet** to an iron pin set on said northerly right-of-way line;

Thence along said right-of-way line, **North 89°09'03" West, 818.00 feet** to the **Point of Beginning**, and containing **65.328 acres** more or less, according to a survey made by Jobes Henderson and Associates, Inc. in August of 2011;

The bearings in the above description are based on Ohio State Plane Coordinate System, North Zone, NAD83.

All iron pins set are 5/8" in diameter rebar by 30" in length with red identification caps marked "J&H, PS 8283".

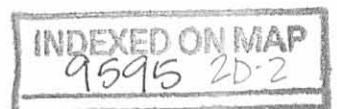
Subject to all valid and existing easements, restrictions and conditions of record.



May 18, 2012

S:/11-007/Survey/legals/Duff/65.328acres

*Jeremy L. Van Ostran*  
Jeremy L. Van Ostran, P.S.  
Surveyor No. 8283



**DESCRIPTION FOR A 0.028 ACRE INGRESS/EGRESS EASEMENT  
EXHIBIT B**

Situated in the State of Ohio, County of Logan, Township of Washington, being part of the Southwest Quarter of Section 18, Township 7-S, Range 9-E and being part of that 80 acre tract as conveyed to James David Duff by deed of record in Official Record 701, Page 447, all references being to those of record in the Recorder's Office, Logan County, Ohio, said 0.028 acre Ingress/Egress Easement being more particularly bounded and described as follows:

**Commencing** at a railroad spike found in the centerline of County Road 37, at the Southwest Corner of Section 18, (Lat=N040°25'29.42", Long=W083°52'44.63"), said railroad spike also marking the southwest corner of said 80 acre tract;

Thence along said centerline, the southerly line of said Section 18, and the southerly line of said 80 acres, **South 89°09'03" East, 620.10 feet** to a point, said point being the **Point of Beginning** for the herein described easement;

Thence leaving said centerline, **North 00°50'57" East, 30.00 feet** to a point on the northerly right-of-way line of said County Road 37;

Thence along said northerly right-of-way, **South 89°09'03" East, 40.00 feet** to an iron pin set;

Thence leaving said northerly right-of-way, **South 00°50'57" West, 30.00 feet** to a point in said centerline;

Thence along said centerline and the south line of Section 18, **North 89°09'03" West, 40.00 feet** to the **Point of Beginning**, and containing **0.028 acres** more or less, according to a survey made by Jobes Henderson and Associates, Inc. in August of 2011;

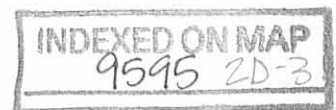
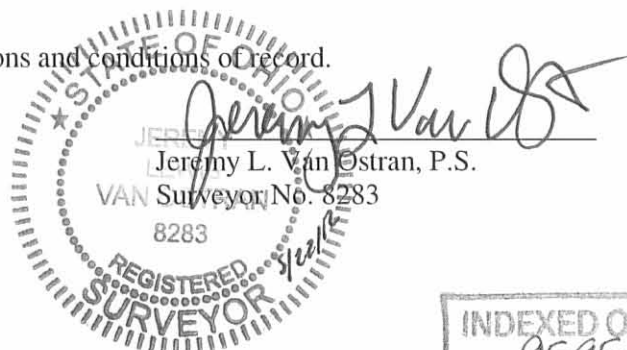
The bearings in the above description are based on Ohio State Plane Coordinate System, North Zone, NAD83.

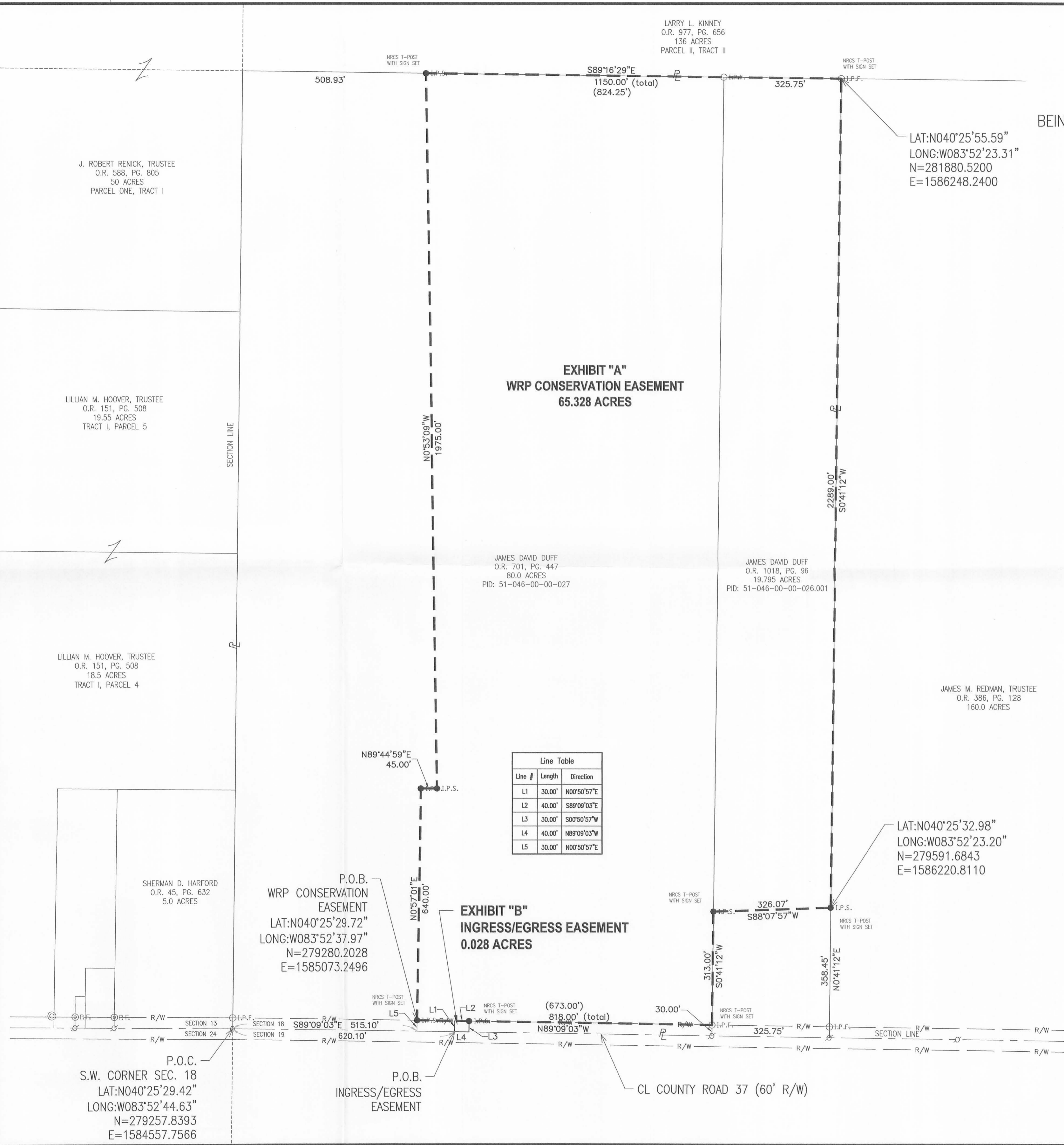
All iron pins set are 5/8" in diameter rebar by 30" in length with red identification caps marked "J&H, PS 8283".

Subject to all valid and existing easements, restrictions and conditions of record.

May 18, 2012

S:/11-007/Survey/legals/Duff/0.028acres





# WRP CONSERVATION & INGRESS / EGRESS EASEMENT

SITUATED IN THE STATE OF OHIO, COUNTY OF LOGAN, BEING PART OF WASHINGTON TOWNSHIP, SECTION 18, TOWNSHIP 7-S, RANGE 9-E,



LOCATION MAP  
N.T.S.

- LEGEND**
- △ - Stone Found
  - ⊙ R.F. - 5/8" Pipe Found
  - I.P.F. - Iron Pin Found (5/8" Rebar)
  - ⊙ - Railroad Spike Found
  - I.P.S. - Iron pin set 5/8" rebar with red I.D. cap "J&H PS#8283" and NRCS Sign Tee-Post

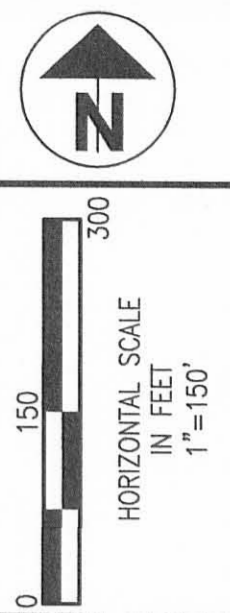
FIRM COMMUNITY PANEL NO.: 390772 0100 C  
 FLOOD ZONE: "C"  
 EFFECTIVE DATE: MAY 15, 1985

PERTINENT DOCUMENTS USED:  
 FLOOD INSURANCE RATE MAPS  
 ALL RECORDED INFORMATION SHOWN  
 WERE USED AS SOURCE DOCUMENTS.

THIS IS TO CERTIFY THAT THIS SURVEY, DONE BY THE UNDERSIGNED, WAS DONE ON THE GROUND IN ACCORDANCE WITH THE MOST RECENT MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS, AS SET FORTH BY THE OHIO STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND SURVEYORS. THE ACCURACY AND POSITION TOLERANCE ARE ALSO IN ACCORDANCE WITH RURAL SURVEYS.

JEREMY LEWIS  
 VAN OSTRAN  
 8283  
 REGISTERED PROFESSIONAL SURVEYOR  
 L. VAN OSTRAN P.S. 8283

BASIS OF BEARINGS:  
 THE BEARINGS SHOWN HEREON ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM, NORTH ZONE, NAD83, GEOD09



NO.	REVISION	DATE	DRAWN	CHECKED	DATE
			MJM	JLV	8-25-11

Tel: 740.344.5451  
 Fax: 740.344.5746  
 59 Grant Street  
 Newark, Ohio 43065  
 www.joheshenderson.com

**Jobs Henderson & ASSOCIATES**  
 Breaking Ground | Breaking Boundaries

**WRP CONSERVATION EASEMENT**  
**JAMES D. DUFF**  
 WASHINGTON TWP., LOGAN CO., OHIO

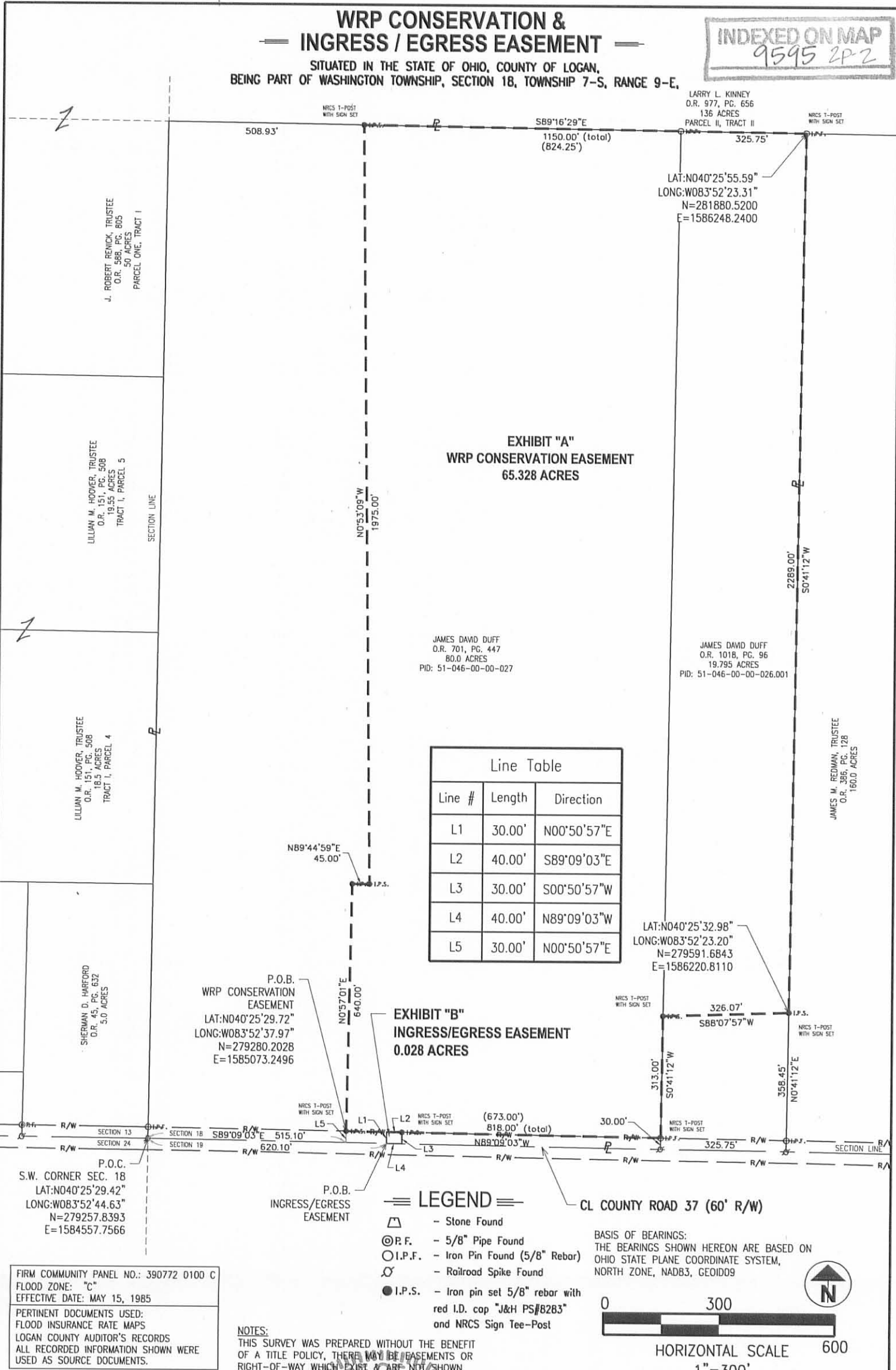
JOB NUMBER:  
**11-007**

1  
 1

INDEXED ON MAP  
 9595 2-1

**WRP CONSERVATION & INGRESS / EGRESS EASEMENT**  
 SITUATED IN THE STATE OF OHIO, COUNTY OF LOGAN,  
 BEING PART OF WASHINGTON TOWNSHIP, SECTION 18, TOWNSHIP 7-S, RANGE 9-E.

INDEXED ON MAP  
9595 2P2



**EXHIBIT "A"**  
**WRP CONSERVATION EASEMENT**  
 65.328 ACRES

JAMES DAVID DUFF  
 O.R. 701, PG. 447  
 80.0 ACRES  
 PID: 51-046-00-00-027

JAMES DAVID DUFF  
 O.R. 101B, PG. 96  
 19.795 ACRES  
 PID: 51-046-00-00-026.001

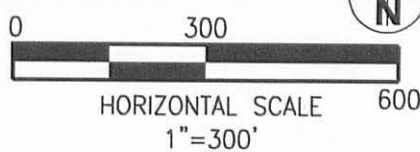
Line #	Length	Direction
L1	30.00'	N00°50'57"E
L2	40.00'	S89°09'03"E
L3	30.00'	S00°50'57"W
L4	40.00'	N89°09'03"W
L5	30.00'	N00°50'57"E

**EXHIBIT "B"**  
**INGRESS/EGRESS EASEMENT**  
 0.028 ACRES

**LEGEND**

- △ - Stone Found
- ⊙ P.F. - 5/8" Pipe Found
- I.P.F. - Iron Pin Found (5/8" Rebar)
- ⊗ - Railroad Spike Found
- I.P.S. - Iron pin set 5/8" rebar with red I.D. cap "J&H PS#8283" and NRCS Sign Tee-Post

BASIS OF BEARINGS:  
 THE BEARINGS SHOWN HEREON ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM, NORTH ZONE, NAD83, GEOID09



FIRM COMMUNITY PANEL NO.: 390772 0100 C  
 FLOOD ZONE: "C"  
 EFFECTIVE DATE: MAY 15, 1985  
 PERTINENT DOCUMENTS USED:  
 FLOOD INSURANCE RATE MAPS  
 LOGAN COUNTY AUDITOR'S RECORDS  
 ALL RECORDED INFORMATION SHOWN WERE USED AS SOURCE DOCUMENTS.

NOTES:  
 THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE POLICY, THERE MAY BE EASEMENTS OR RIGHT-OF-WAY WHICH EXIST & ARE NOT SHOWN.

THIS IS TO CERTIFY THAT THIS SURVEY, DONE BY THE UNDERSIGNED, WAS DONE ON THE GROUND IN ACCORDANCE WITH THE MOST RECENT MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS, AS SET FORTH BY THE OHIO STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND SURVEYORS. THE ACCURACY AND POSITION TOLERANCE ARE ALSO IN ACCORDANCE WITH RURAL SURVEYS.

JEREMY L. VAN OSTRAN  
 REGISTERED SURVEYOR

S:\11-007\Survey\basemap\  
 Duff Legal.dwg  
 REVISED  
 DRAWN: MJM  
 CHECKED: JLV  
 F.B.

**Jobes Henderson & ASSOCIATES**  
 Breaking Ground | Breaking Boundaries  
 Tel: 740.344.5451  
 Fax: 740.344.5746  
 59 Grant Street  
 Newark, Ohio 43055  
 www.jobeshenderson.com

DATE: 8-25-11      ORDER NO. 11-007

JEREMY L. VAN OSTRAN      P.S. 8283