

MILDRED BRUNNER PROPERTY
 SEC. 35 T.4 R.14
 CITY OF BELLEFONTAINE
 LAKE TOWNSHIP
 LOGAN COUNTY, OHIO

SCALE: 1" = 15'

PLATTED BY:
 DANIEL E. GILBERT, P.S.
 REG. SUR. NO. 5402
 428 N. MADRIVER ST.
 BELLEFONTAINE, OHIO 43311

Rex Hodge Survey
Garfield Ave.

Zearing To Hodge Vol. 120 Page 531
Bellevue Co. Operative Co. To
Hodge Vol. 122 Page 84
Whithead To City Vol. 103 Page 185
50' wide.
Track Map Pramer F-64

- A. Cross on Concrete
- B. 2" Pipe
- C. $\frac{3}{4}$ " Iron 46" Long.
- D. $\frac{1}{2}$ " Iron 48" Long.

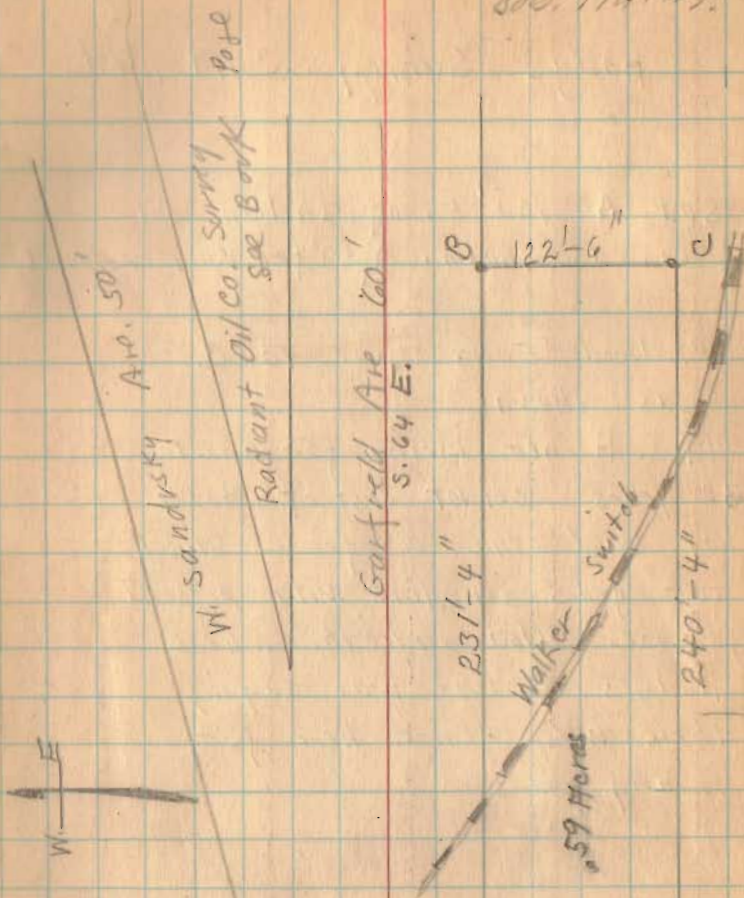
See Book 418 Page 44

INDEXED ON MAP

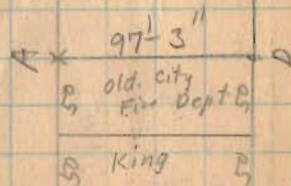
(1213)

Oct. 1933 Rex-Hodges vs.
C.C.C. & ST.L. R.R.
Common Pleas Court
Logan County Ohio

Aug. 6, -1930
Wright 24
Bob. March.



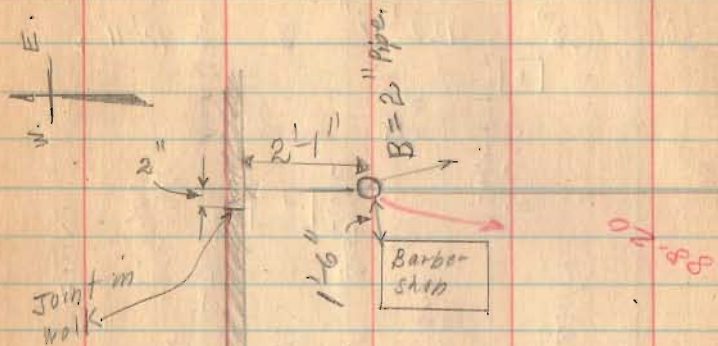
See Book 608 Page 33
For Location
of Bldgs.



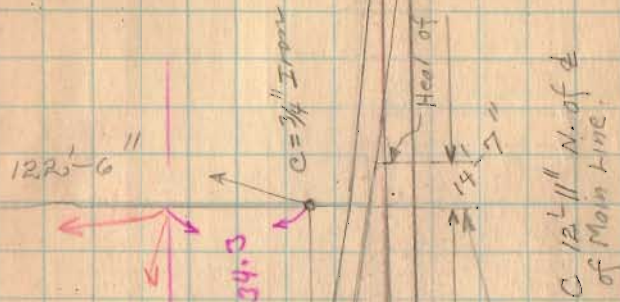
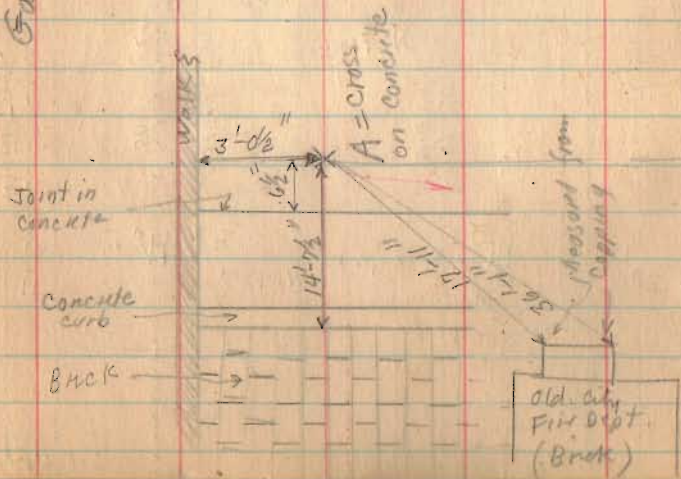
Indian
oil Co.

(over)

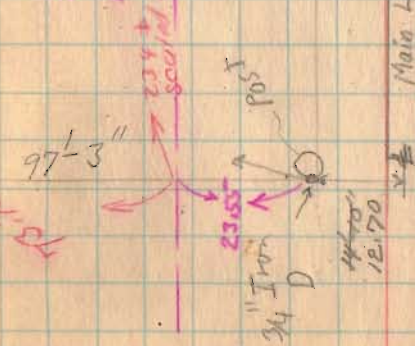
Hodge Survey (Continued)



(213)
INDEXED ON MAP



R.R. line as per Judge Thompson's Rep. Oct. 2-1926 By B144



8-6-30

26

Heal of No 7 Switch Frog

Line 80 produced To N. Rail

(Detail showing witnesses to corners.)

(See Page 81)

North Main Track C.C.C. & St. L. R.R.

South Rail

North Rail

Hand Car House

Garage

2 story Brick (Old Fire Dept.)

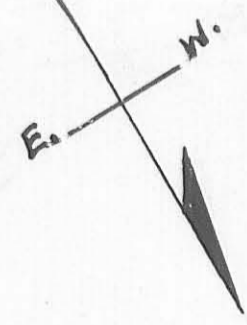
Filling station

Shed
Frame Garage

Walker Switch

West Rail
East Rail

West Line Res Hoops



East Line Res Hoops

South Line Garfield Ave

Garfield Ave

Garfield Ave

North side Garfield Ave

West Sandusky Ave

30'
30'

LOCATION OF BUILDINGS
REX HODGE PROPERTY
GARFIELD AVENUE
BELLEFONTAINE OHIO
ONE INCH TO TEN FEET
NOV. 1936

Book 608 Page 33
Drawn by
G. F. Wright

Drawn for case of R.H.C. against Bechtler

1213
INDEXED ON MAP



**CLARA BROWN SURVEY
0.068 ACRE
June 22, 2004**

The following described 0.068 acre tract of land is situated in Section 35, Town 4, Range 14, City of Bellefontaine, Lake Township, Logan County, Ohio and being all of Clara Brown's 0.06 acre tract described in Deed Volume 373, pages 941 and 942, said 0.068 acre tract more particularly described as follows:

Beginning for reference at a one-inch iron pin found at the intersection of the centerline of Garfield Avenue (60 feet wide) with the centerline of Pratt Street;

Thence North 53°09'54" West 435.13 feet, following the centerline of Garfield Avenue, to a point which bears South 53°09'54" East 0.38 feet from a magnetic nail found, said point being at the easternmost corner of said 0.06 acre tract and at the northernmost corner of Bellefontaine Enterprises, Ltd.'s Tract III, 0.167 acre, described in Official Record 630, page 71, said point marking the **place of beginning**;

Thence **South 34°22'50" West 154.60 feet**, departing from the centerline of Garfield Avenue, following the southeast line of said 0.06 acre tract and the northwest line of said 0.167 acre tract, passing a 5/8 inch iron pin found at 30.60 feet, to a 5/8 inch iron pin found in the northeast line of Bellefontaine Enterprises, Ltd.'s 0.854 acre tract described in Official Record 677, page 849;

Thence **North 46°26'00" West 20.22 feet**, following the southwest line of said 0.06 acre tract and the northeast line of said 0.854 acre tract, to a 5/8 inch iron pin found;

Thence **North 34°54'00" East 152.18 feet**, following the northwest line of said 0.06 acre tract, the northeast line of said 0.854 acre tract, and the southeast line of Clara Brown's Tract II, 0.05 acre, described in Deed Volume 372, page 754, passing a two-inch iron pin found at 34.05 feet and an iron pin set at 121.70 feet, to a magnetic nail set in the centerline of Garfield Avenue;

Thence **South 53°09'54" East 18.60 feet**, following the centerline of Garfield Avenue and the northeast line of said 0.06 acre tract, to the **place of beginning, containing 0.068 acre**, more or less, and subject to all valid easements and restrictions of record.

Of the above-described 0.068 acre tract of land, 0.013 acre is within the road right-of-way of Garfield Avenue.

The above description was prepared from an actual field survey made by George A. Blackburn, Registered Surveyor #7873, during the month of June 2004. Iron pins set are 5/8 inch by 30 inch reinforcing rods with plastic caps marked "Blackburn RS #7873." Bearings indicated herein are based on the centerline of Garfield Avenue (60 feet wide) bearing North 53°09'54" West.

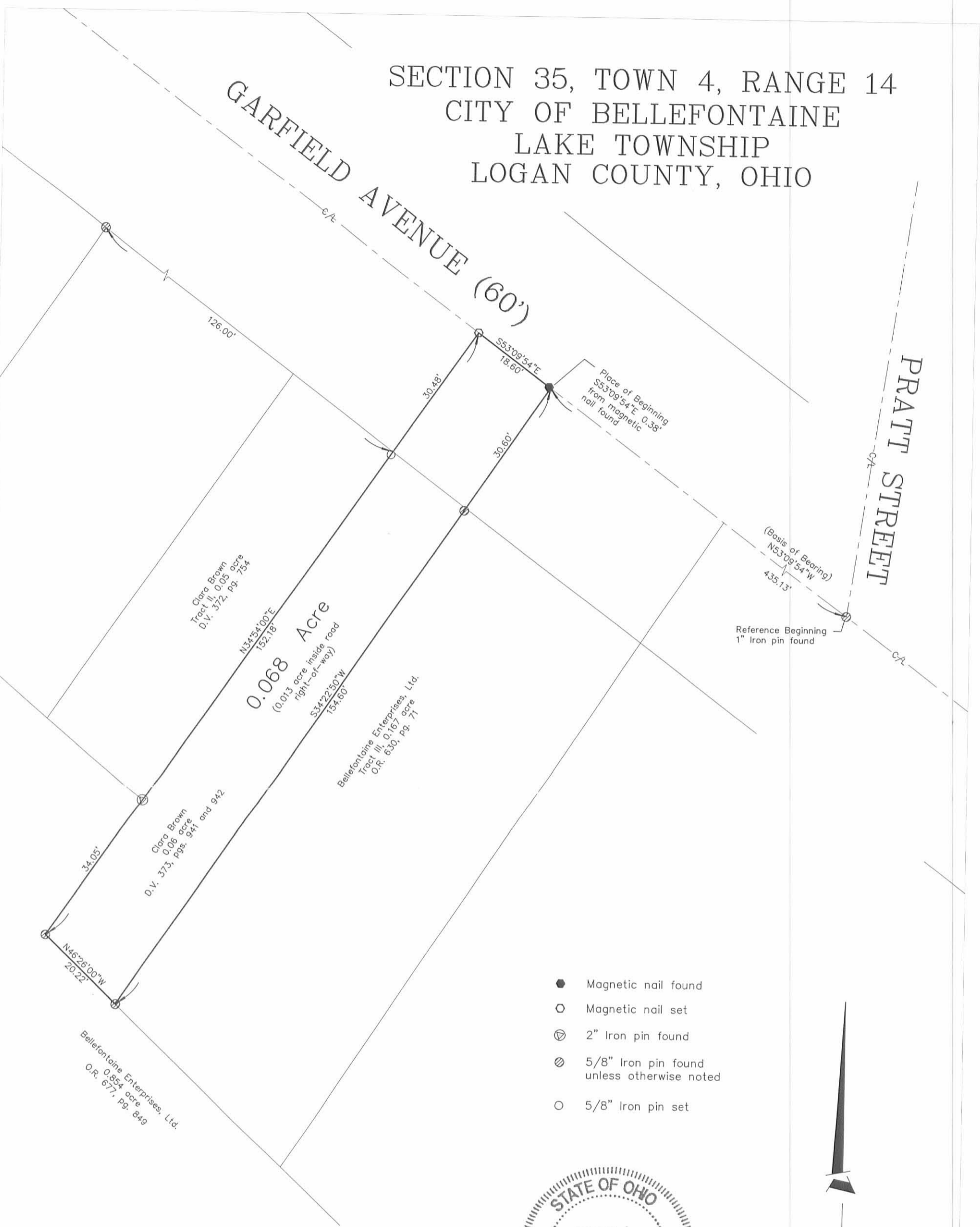
Description prepared by: George A. Blackburn 6/22/04
George A. Blackburn, R.S. #7873
12125 Green Street
Middleburg, Ohio 43336
(937) 666-5605



INDEXED ON MAP
1213 2D

REC'D 6-24-04 SMY OK

SECTION 35, TOWN 4, RANGE 14
CITY OF BELLEFONTAINE
LAKE TOWNSHIP
LOGAN COUNTY, OHIO



CLARA BROWN SURVEY

Being all of Clara Brown's 0.06 acre tract described in Deed Volume 373, pages 941 and 942.



I hereby certify that this plat was prepared from an actual field survey and that monuments were placed as indicated hereon.
George A. Blackburn 6/22/04
George A. Blackburn, R.S. 7873

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1213 2P

Filename: Hurley 6-04
Scale: 1" = 20'
Date: 6/22/04
F.B. 10, pg. 43

BLACKBURN SURVEYING
12125 GREEN STREET
MIDDLEBURG, OHIO 43336
(937) 666-5605

GARFIELD AVENUE

SCALE 1" = 20'



S. 60° 48' E. 131.10 TO
POI & LAWRENCE ST.
SR 47 STA. 18+46.97
GARFIELD AVE.

S. 31° 03' W. 53.00
S. 31° 03' W. 50.70

STA. 20+65 - 30 RT.
RR SPIKE SET

N. 60° 48' W. 117.45

N. 75° 18' W. 91.56

IRON PIPE SET

IRON PIPE SET

0.358 ACRE

DORIS A. MYERS
0.05 AC.

FORMER
LAWRENCE KING
0.15 AC TRACT

N. 27° 15' E. 86.30

IRON PIPE FOUND

IRON PIPE SET

S. 57° 27' E. 211.00

C. C. C. & ST. L. R.R.

1213 3P

A SURVEY OF A 0.358 ACRE TRACT
IN THE CITY OF BELLEFONTAINE,
LAKE TWP., LOGAN CO., OHIO,
SEC. 35, T. 4, R. 14, ALSO KNOWN
AS 511 GARFIELD AVE.

FOR TOM & IRENE EDWARDS
SURVEYED SEPT. 30, 1973
BY LARRY E. BLOSSER SIT # 1199

CHECKED BY:
Cecil E. Menges

Deed Description

0.191 Acres out of Irene Edwards 0.358 Acres
Sec. 35 Town 4 Range 14
511 Garfield Avenue, Bellefontaine, Ohio

Situated in the City of Bellefontaine, Lake Township, Logan
County, Ohio, and being part of Section 35, Town 4, Range 14,
and more particularly described as follows:

Beginning at the intersection of the centerlines of Lawrence
with the centerline of Garfield Avenue, said point being known
as station 18+46.97; thence with the centerline of Garfield Avenue
South 60 Degrees 48 Minutes East 235.48 feet to Station 20+82.45;
Thence South 29 Degrees 12 Minutes West 30.00 feet to an iron
pin set on the right of way of Garfield Avenue, said point being
the true point of beginning of this description.

Thence South 26 Degrees 58 Minutes West 80.46 feet to an iron
pin set on the right of way of the C.C.C. and St. L. Railroad;
Thence South 57 Degrees 27 Minutes East 100.00 feet to an iron
pipe;

Thence North 27 Degrees 15 Minutes East 86.30 feet to an iron
pipe set on the right of way of Garfield Avenue at the Northwest
corner of Doris A. Myers 0.05 acres,

Thence with the right of way of Garfield Avenue North 60 Degrees 48 Mi.
48 Minutes West 100.00 feet to the point of Beginning.

Containing 0.191 acres, more or less out of Irene Edwards 0.358
acres as recorded in Volume 349 Page 322 of the Logan County
Recorders Deed Records.

Surveyed Feb. 2, 1974

Larry E. Blosser

By Larry E. Blosser SIT # 1199

Checked By:

Cecil E. Menges

1213 HD

GARFIELD AVENUE

S. 60°48' E. 235.48 TO P.O.I. & LAWRENCE ST. (SR 47 STA. 18+46.97)

SCALE 1"=20'



FORMER LAWRENCE KING 0.13 AC. TRACT

0.167 ACRES REMAINING

0.191 ACRES

DORIS A. MYERS 0.05 AC

190/141

C. C. C. & ST. L. R. R.

A SURVEY OF A 0.191 ACRE TRACT OUT OF TOM & IRENE EDWARD'S 0.358 ACRE TRACT IN THE CITY OF BELLEFONTAINE, LAKE TWP., LOGAN COUNTY, OHIO, IN SECTION 25 T...

1213 4P

BRUNNER DESCRIPTION
SEC. 35 T-4 R-14
BELLEFONTAINE, OHIO
MAY 1, 1966

The following described real estate situated in the City of Bellefontaine, Lake Township, Logan County, Ohio and being part of Section 35, Town 4, Range 14 and more particularly described as follows:

Beginning at a chiseled cross in concrete in the south line of Garfield Avenue at the northeast corner of Lawrence H. King's 0.13 acre tract, said tract formerly known as the West Side Fire Department; thence with the south line of said Garfield Avenue easterly 205.3 feet to an iron pipe at the northwest corner of Doris A. Myers' 0.05 acre tract; thence with said Myers' west line southerly 86.3 feet to an iron pin at the southwest corner of said tract and in the north right of way line of the C.C.C. and St. L. railroad as established by the Court of Common Pleas of Logan County in Case No. 17740; thence with said right of way line westerly 208 feet more or less to the east line of Lawrence H. King's 0.13 acre tract; thence with said King's east line northerly 73.7 feet to the place of beginning.

Containing 0.38 of an acre more or less.

INDEXED ON MAP
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Sec. 35 T. 4 R. 14.
 Surveyed Aug. 6, 1930
 Field Notes Logan County
 Surveyors Book 512 Page 24
 Scale One inch to twenty feet.
 Surveyed By. F. F. Wright, C.E.

REX HODGES SURVEY
BELLEFONTAINE OHIO
1930

1213 6P
 INDEXED ON MAP

R/W Concrete posts
 shown located.
 Oct. 9, 1933 By
 W. V. Scott & R. F. Wright

Shed and Tool
 House Located
 Nov. 1933
 R. F. Wright

20 yds

SURVEYOR'S AFFIDAVIT

STATE OF OHIO
COUNTY OF LOGAN, ss:


Leslie H. Geeslin, being first duly sworn, deposes and says as follows:

1. I am a surveyor registered under the laws of the State of Ohio, being Surveyor #5248.

2. I have reviewed various legal descriptions concerning real estate owned by Jay J. Oberlander and Charles E. Curtin being a .167 acre tract situated in the State of Ohio, County of Logan, Township of Lake, City of Bellefontaine, Section 35-4-14 as more particularly described in the deed recorded in Vol. 15, Page 782, Official Records of Logan County, Ohio, a copy of said description being attached hereto as Exhibit A.

3. A review of the .167 acre description referred to above reveals that it is covered by and comes out of the .38 acre tract described in the deed recorded in Vol. 348, Page 332, Deed Records of Logan County, Ohio and said .38 acre tract is a part of and comes out of the .43 acre tract described in the deed recorded in Vol. 183, Page 324, Deed Records of Logan County, Ohio.

4. The purpose of this Affidavit is to clarify the chain of title to said .167 acre tract. Further Affiant sayeth naught.



Leslie H. Geeslin

Sworn to before me and subscribed in my presence this 15th day of January, 1999.



Lynn R. Shough
Notary Public, State of Ohio
My Commission Expires Feb. 21, 2003



Notary Public

TO THE RECORDER:

Please record the within Affidavit in the Deed Records in Section 35-4-14, City of Bellefontaine from Jay J. Oberlander, et al. to Leslie H. Geeslin.

WRM/lrs

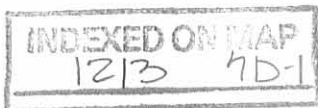


EXHIBIT "A"
WARRANTY DEED

EXHIBIT A

KNOW ALL MEN BY THESE PRESENTS That THOMAS B. GATES & PATRICIA A. GATES, husband and wife, and BRUCE M. GATES & DIANA J. GATES, husband and wife, in consideration of One Dollar (\$1.00) and other good and valuable consideration, to them in hand paid by JAY J. OBERLANDER, a married man, and CHARLES E. CURTIN, a married man, whose address is 3610 Childrens Home-Bradford Road, Greenville, Ohio 45331, do hereby Grant, Bargain, Sell and Convey to the said JAY J. OBERLANDER and CHARLES E. CURTIN, their heirs and assigns forever, the following described Real Estate:

Situated in the State of Ohio, County of Logan, Township of Lake, City of Bellefontaine, and being part of Section 35, Town 4, Range 14, and more particularly described as follows:

Beginning at the intersection of the centerline of Lawrence Street with the centerline of Garfield Avenue, said point being known as station 18+46.97; thence with the centerline of Garfield Avenue, South 60 deg. 48 min. East 235.48 feet to station 20+82.45; thence South 29 deg. 12 min. West 30.00 feet to an iron pin set on the right of way of Garfield Avenue, said point being the true point of beginning of this description; thence South 26 deg. 58 min. West 80.46 feet to an iron pin set on the right of way of the C.C.C. and the St. L. Railroad; thence North 57 deg. 27 min. West 111.00 feet to an iron pipe; thence North 31 deg. 03 min. East 50.70 feet to an iron pin; thence South 75 deg. 18 min. East 91.56 feet to an iron pin; thence South 60 deg. 48 min. East 17.45 feet to the point of beginning. Containing 0.167 Acres, more or less, out of Irene Edwards 0.358 Acres as recorded in Volume 348, Page 322 of the Logan County Recorder's Deed Records.

This is a new survey made February 28, 1975, by Larry E. Blosser, SIT #1199, and checked by Cecil E. Mengerink, Reg. Surveyor #3151.

The foregoing conveyance is subject to the following: An easement for ingress and egress across a strip of ground 17.45 feet wide off the entire east side of the real estate remaining in Grantors' .33 acre tract (more fully described in Volume 348, Page 322, Logan County Deed Records) after excepting that portion of real estate described in this deed. It is the intention of this conveyance that the present Grantee shall have an easement for ingress and egress for the benefit of the property described in this deed. Said easement being 17.45 feet over the east end of the .167 acre tract.

Per No 17-091-11-11-001

Last Transfer: Volume 364, Page 358, Deed Records, Recorder's Office, Logan County, Ohio.

and all the Estate, Right, Title and Interest of the said Grantors in and to said premises; To have and to hold the same, with all the privileges and appurtenances thereunto belonging, to said Grantees, their heirs and assigns forever.

And the said THOMAS B. GATES & PATRICIA A. GATES and BRUCE M. GATES & DIANA J. GATES do hereby Covenant and Warranty that the title so conveyed is Clear, Free and Unencumbered, and that they will Defend the same against all lawful claims of all persons whomsoever.

Grantees, for themselves, their heirs and assigns, covenant that the property will not be used for the operation of a glass business, including but not limited to, the sale and service of auto glass and vinyl tops.

DESCRIPTION CHECKED
LOGAN CO. ENGINEER
BY C.R. 3-6-86

DESCRIPTION CHECKED
LOGAN CO. ENGINEER
SMY 1-19-99

INDEXED ON MAP
1213 7D-2

TRANSFERRED _____
DEC 31 1984 FEE PD _____
DEC 31 1982 FEE PD _____
EXEMPT _____
AUDITOR OF LOGAN COUNTY
Jean Jones