

REC'D 5-4-06 smy ale

TAYLOR SURVEY
Tract No. I
3.571 Acres

The following described real estate situated in the City of Bellefontaine, Township of Lake, County of Logan, State of Ohio and being a part of Section No. 34, Town 4, Range 14, Between the Miami Rivers Survey and being all of that 2.70 Acre tract and 1.00 Acre tract in the name of Dane L. and Jane E. Taylor as described in Official Record No. 815 Pages 216-217 (2-24-2006) and now being more particularly described as follows:

Beginning at a R. R. Spike set in the centerline of Plumvalley Street (60 feet wide), where the north line of Lot No. 1081 of Garvins Addition (Plat Cabinet A, Slide 15) extended intersects said centerline;

Thence with the centerline of Plumvalley Street, N. 4°00'00" E. 252.68 feet to a R. R. Spike set in the south right of way line of the CSX Railroad (formerly ConRail Railroad), (Note: The centerline of Plumvalley Street is the Basis of Bearing for this survey - N. 4°00'00" E.);

Thence following the south right of way line of said CSX Railroad on a curve to the left and having a Total Arc Distance of 453.28 feet to a 5/8" x 30" Rebar set in the west line of a 4.000 Acre tract, passing through a 5/8" x 30" Rebar set at 30.96 feet, said 4.000 Acre tract being in the name of Jerome W. Ritter, Trustee as described in Official Record No. 768 Page 904 (4-11-2005), said first described 5/8" x 30" Rebar being S. 33°06' W. 14.25 feet from a 4" x 7' Steel Fence Post found at the northwest corner to said 4.000 Acre tract, (Note: The above described curve has the following curve data for said right of way):

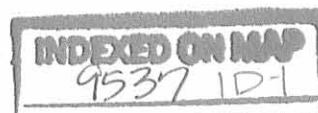
The Chord bearing and distance being N. 71°34'20" E. 450.57 feet.

The Central Angle being 21°42'36" Left.

The Degree of Curve being 5°00'00".

The Radius being 1,196.28 feet.

The Tangent being 229.39 feet.



Tract No. I

(2)

Thence with the west line of Ritter's property and the west line of a 2.957 Acre tract (Tract No. IV) in the name of Wammes Storage and Rentals, Ltd. as recorded in Official Record No. 798 Page 272 (3-22-2005), S. $3^{\circ}30'06''$ W. 520.53 feet to a 5/8" x 30" Rebar set at the northeast corner to Lot No. 1081 of Garvins Addition, passing through a 4" x 7" Steel Fence Post found at the southwest corner to said 4.000 Acre tract and the northwest corner to said 2.957 Acre tract at 97.55 feet;

Thence with the north line of said Lot No. 1081 and the extension thereof, N. $73^{\circ}09'52''$ W. 431.82 feet to the place of beginning, passing through a 5/8" x 30" Rebar set at the northwest corner to Lot No. 1081 at 400.48 feet, containing 155,533.542 square feet or 3.571 Acres, more or less.

Of the above described tract, there is 7,831.350 square feet or 0.180 Acres in the right of way of Plumvalley Street.

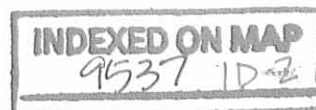
The above described tract subject to all valid and enforceable easements, restrictions and conditions of record.

I hereby certify that this description is the result of a field survey made by me on April 10, 2006.



Daniel E. Gilbert

DANIEL E. GILBERT, P.S.
REG. SUR. NO. 5402
173 LONG BAY DRIVE
URBANA, OHIO 43078-2286
PHONE: (937) 653-
7460



TAYLOR SURVEY
Tract No. II
Lot No. 1081 part

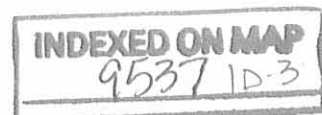
The following described real estate situated in the city of Bellefontaine, Township of Lake, County of Logan, State of Ohio and being a part of Lot No. 1081 of Garvins Addition to the City of Bellefontaine as recorded in Plat Cabinet A, Slide 15 (6-15-1882) Logan County Recorders Office and being that part of said Lot No. 1081 in the name of Dane L. and Jane E. Taylor as recorded in Official Record No. 795 Page 939 (10-6-2005) and now being more particularly described as follows:

Beginning at a 5/8" x 30" Rebar set at the southwest corner to Lot No. 1081, which is the east right of way line of Plumvalley Street (60 feet wide) and the north right of way line of a 10.00 foot Alley, (Note: The centerline of Plumvalley Street is the Basis of Bearing for this survey - N. 4°00'00" E.);

Thence with the west line of Lot No. 1081 and the east right of way line of Plumvalley Street, N. 4°00'00" E. 146.50 feet to a 5/8" x 30" Rebar set at the northwest corner to Lot No. 1081 and being in the south line of a 2.70 Acre tract (Tract I) in the name of Dane L. and Jane E. Taylor as described in Official Record No. 815 Page 216 (2-24-2006);

Thence with the north line of Lot No. 1081 and the south line of said 2.70 Acre tract, S. 73°09'52" E. 400.48 feet to a 5/8" x 30" Rebar set at the northeast corner to Lot No. 1081 and being in the west line of a 2.957 Acre tract (Tract No. IV) in the name of Wammes Storage and Rentals, LTD. as recorded in Official Record No. 789 Page 272 (3-22-2005) and being the southeast corner to said 2.70 Acre tract;

Thence with the east line of Lot No. 1081 and the west line of said 2.957 Acre tract, S. 3°30'06" W. 10.70 feet to a 5/8" x 30" Rebar set at the northeast corner to that tract deeded to the City of Bellefontaine (being 16.00 feet E-W and 38.30 feet N-S out of the southeast corner to Lot No. 1081) as recorded in Deed Volume No. 92 Page 358 (7-21-1899), said 5/8" x 30" Rebar being the southwest corner to said 2.957 Acre tract and in the north right of way line of Water Street (50 feet wide);



Tract No II

(2)

Thence with the north line of said City tract, N. 87°15'00" W. 16.00 feet to a 5/8" x 30" Rebar set;

Thence with the west line of said City tract, S. 3°30'06" W. 38.30 feet to a R. R. Spike set at the southwest corner to said City tract and in the south line of Lot No. 1081 and the north line of said 10.00 foot Alley;

Thence with the south line of Lot No. 1081 and the north line of said 10.00 foot Alley, N. 87°15'00" W. 375.00 feet to the place of beginning, containing 37,568.045 square feet or 0.862 Acres, more or less.

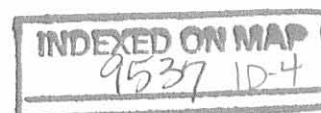
The above described tract subject to all valid and enforceable easements, restrictions and conditions of record.

I hereby certify that this description is the result of a field survey made by me on April 10, 2006.



Daniel E. Gilbert

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7460



REC'D 5-4-06 S.M.A.

PLUMVALLEY ST. - 50'

Original Deed To Bellefontaine and Indiana Railroad
100' R/W
Deed Vol. No. 46 Page 37 (3-17-1851)

ConRail RR.

CSX RR. formerly
See Plan R-46 Sheet SL 30 D

5°-00' Curve
Line 450.57'
453.28'
Chord R/W Distance
South Arc
Total Curve Data for South R/W Line
 $\Delta = 21^\circ - 42' - 36''$ Lt.
 $D = 5^\circ - 00' - 00''$
 $R = 196.28'$
 $T = 229.39'$

Jerome W. Ritter, Trustee
O. R. No. 768 P. 904 (4-11-2005)
17-091-15-17-008.000
4.000 Acres

Wammes Storage and Rentals, Ltd.
O. R. No. 789 P. 272 (3-22-2005)
17-091-15-17-007.000
Tract No. IV
2.957 Acres

Dane L. Taylor et al
O. R. No. 815 P. 216 (2-24-2006)
Tract I - 2.700 Acres (17-091-15-17-002.000)
Tract II - 1.000 Acre (17-091-15-17-001.000)

New Survey
155,533.542^{sq}
or
3.571 Acres
Tract No. I

Dane L. Taylor et al
O. R. No. 795 P. 939 (10-6-2005)
Lot No. 1081 Part
17-091-15-17-003.000

New Survey
37,568,045^{sq} or 0.862 Acres
Tract No. II

PLUMVALLEY ST. - 60'

PLUMVALLEY ST.

N. 4°-00'-00" E.
N. 4°-00'-00" E.
N. 4°-00'-00" E.

156.23'
146.50'

413.91'
252.68'

(7,831,350^{sq} or 0.180 Acres)

269.41'

(30.96)

51.60'

Magnetic P. K. Nail Fd.

N. 73°-09'-52" W.
S. 73°-09'-52" E.

431.82'
400.48'

S. 3°-30'-06" W. 10.70'
N. 87°-15'-00" W. 16.00'

S. 3°-30'-06" W. 4.22.98'
433.66'

Scale: 1" = 40'

N

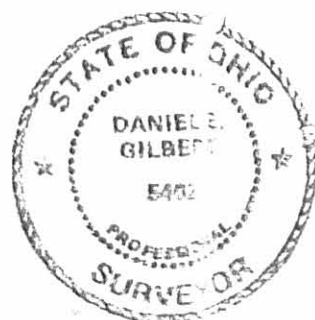
WATER AVE. - 50'

NOTE:
Tract Deeded To:
City of Bellefontaine, Ohio.
16.00' E-W by 38.30' N-S, out of
S. E. corner of Lot No. 1081.
Deed Vol. No. 92 Page 358 (7-21-1899).

REFERENCE:
GARVIN ADDITION (6-15-1882)
Plat Cab. A Slide 15

SYMBOLS:
o - Magnetic P. K. Nails Set.
o - R. R. Spikes Set.
● - 5/8" X 30" Rebars Set. (Capped).
⊙ - 4" X 7" Steel Fence Posts Found.
P - Electric Power Poles.

INDEXED ON MAP
9537 IP



TAYLOR SURVEY- Lot No. 1081 Part and Acreage,
Section No. 34, T.4, R. 14, BMRS, City of Bellefontaine,
Lake Township, Logan County, Ohio.

SCALE: 1" = 40' APPROVED BY: DRAWN BY: DEG
DATE: 4-10-2006 REVISED:

Daniel E. Gilbert
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DRAWING NUMBER
2006 - 001