

117 N. Madriver St.
Bellevue OH 43311



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

WINNER, TRUSTEES 316.928 ACRES

Lying in Sections 29 & 30, Town 3, Range 14, Harrison Township, Logan County, Ohio.

Being out of the Alan Joseph Winner and Renee Elizabeth Winner, Trustees, 247.13 acre tract as deeded and described in Official Record 819, Page 627, Parcel II and all of the 152.38 acre tract, 40 acre tract and 40 acre tract as deeded and described in Official Record 761, Page 657, Tract I, Tract II and Tract III of the Logan County Records of Deeds and being more particularly described as follows:

Beginning on a 5/8 inch iron rod set at the base of a disturbed 3 inch steel pipe found on the southwest corner of Section 30.

THENCE, with the west line of Section 30 and the east line of the Mary Frances Smith 80 acre tract (O.R. 1197, Pg. 126, Tract I), N 03°-52'-06"E, a distance of 1893.63 feet to a 5/8 inch iron rod set.

THENCE, with the lines of the Helen Wilcox 5.32 acre tract (O.R. 253, Pg. 503), the following two courses:

S 88°-38'-11"E, a distance of 300.00 feet to a 5/8 inch iron rod set.

N 03°-53'-20"E, a distance of 765.01 feet to a railroad spike found on the north line of the south half of Section 30 and the center-line of County Highway 13, passing a 5/8 inch iron rod set at 735.01 feet.

THENCE, with the north line of the south half of Section 30 and the center-line of County Highway 13 (60 feet wide), S 85°-34'-55"E, a distance of 1829.67 feet to a MAG nail set.

THENCE, with the west line of the Guy Knight 3.007 acre tract (O.R. 843, Pg. 365), S 04°-23'-12"W, a distance of 403.00 feet to a point, passing a 5/8 inch iron rod set at 18.51 feet. Said point referenced by a steel "I" beam in concrete found bearing N 29°-57'-55"E, a distance of 1.60 feet.

THENCE, with the south lines of the said 3.007 acre tract, the Lanny R. Greer II, 0.283 acre tract and 1.11 acre tract (O.R. 1123, Pg. 68, Parcel No. 2 and Parcel No. 1) and the Eugene W. Schmerge 0.70 acre tract (O.R. 248, Pg. 208), S 85°-30'-26"E, a distance of 550.18 feet to a ½ inch iron pipe found on the east line of the southwest quarter of Section 30.

THENCE, with the east line of the southwest quarter of Section 30 and the west lines of the Steve A. Jeffers 33.203 acre tract (O.R. 248, Pg. 213) and the David W. Proffitt 14.772 acre tract (O.R. 55, Pg. 790), S 04°-17'-16"W, a distance of 2293.82 feet to a point on the southeast corner of the southwest quarter of Section 30, passing a 5/8 inch iron rod found at 2259.60 feet.

THENCE, with the north line of the northeast quarter of Section 29 and the south line of the said 14.772 acre tract, S 85°-05'-09"E, a distance of 1330.18 feet to a 5/8 inch iron rod set.

THENCE, with the west lines of the Elizabeth Ann Wykstra, Trustee, 46.186 acre tract (O.R. 1142, Pg. 323, Exhibit G), the Karen D. Walter, Trustee, 8.994 acre tract (O.R. 1022, Pg. 98) and the Robert E. Cummins



Lee Surveying and Mapping Co., Inc.

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20.000 acre tract (O.R. 49, Pg. 166), S 04°-24'-58"W, a distance of 2669.79 feet to a 5/8 inch iron rod set on the south line of the north half of Section 29.

THENCE, with the south line of the north half of Section 29, N 84°-58'-49"W, a distance of 2655.69 feet to a 5/8 inch iron rod set.

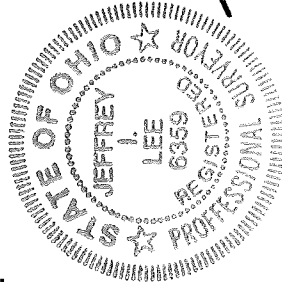
THENCE, with the east line of the Esther Sally Morgan, Trustee, 82.948 acre tract (O.R. 1090, Pg. 451, Tract VI), N 04°-19'-17"E, a distance of 2664.94 feet to a 5/8 inch iron rod set on the north line of Section 29 and the south line of Section 30.

THENCE, with the north line of Section 29 and the south line of Section 30 and the north line of the said 82.948 acre tract, N 85°-05'-09"W, a distance of 1329.86 feet to the point of beginning.

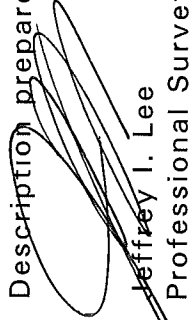
Containing 316.928 acres, of which 1.260 acres are within the highway right-of-way. There are 162.743 acres within Section 29 and 154.185 acres within Section 30.

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

The basis for bearings is the south line of the north half of Section 28, being N 85°-31'-15"W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on August 9, 2017.



Description prepared by:


Jeffrey I. Lee
Professional Surveyor 6359
August 10, 2017

ORIGINAL STAMP IN GREEN

58200617

INDEXED ON MAP
19716-1D-1



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WINNER, TRUSTEES 325.486 ACRES

Lying in Sections 28 & 29, Town 3, Range 14, Harrison Township, Logan County, Ohio.

Being out of the Alan Joseph Winner and Renee Elizabeth Winner, Trustees, 247.13 acre tract as dedeed and described in Official Record 819, Page 627, Parcel II and all of the 81.79 acre tract and 78.15 acre tract as dedeed and described in Official Record 819, Page 627, Parcel III, Tract I and Tract II of the Logan County Records of Deeds and being more particularly described as follows:

Commencing on a stone found in a monument box on the southeast corner of the northeast quarter of Section 28 at the intersection of the center-lines of Township Road 206 (Station 70+70.0 – Logan County Engineer's Field Book 653, Page 78) and Township Road 31 (Station 133+50 – Logan County Engineer's Field Book 704, Page 67).

THENCE, with the south line of the northeast quarter of Section 28 and the center-line of Township Road 206 (40 feet wide), N 85°-31'-15"W, a distance of 1331.52 feet to a MAG nail found at the TRUE POINT OF BEGINNING.

THENCE, with the south line of the north half of Section 28, the center-line of Township Road 206 and the north line of the D. Kevin Bell and David J. Bell, Trustees, 133.43 acre tract (O.R. 1186, Pg. 879, Tract I), N 85°-31'-15"W, a distance of 2670.38 feet to a 5/8 inch iron rod found, passing a 5/8 inch iron rod set on the west right-of-way of Township Road 206 at 530.77 feet.

THENCE, with the lines of the Marvin Swonguer, etal 32.19 acre tract (O.R. 1067, Pg. 137, Tract II), the following three courses:

N 04°-29'-21"E, a distance of 1066.27 feet to a 5/8 inch iron rod set on the north bank of the Bokengehalas Creek.

N 89°-27'-59"W, a distance of 684.55 feet to a 5/8 inch iron rod set.

N 04°-29'-23"E, a distance of 454.41 feet to a MAG spike found on the center-line of Ohio Route 47, passing a 4 inch steel post at 418.60 feet.

THENCE, with the center-line of Ohio Route 47 (variable widths), N 60°-50'-36"E, a distance of 1255.33 feet to a MAG nail found, passing a MAG nail found (Station 414+00 – Logan County R/W Plan Log.-47-(3.56)-7.86) at 1074.02 feet.

THENCE, with the south line of the Laura J. Rostorfer 9.53 acre tract (O.R. 1018, Page 497) and within the right-of-way of Ohio Route 47, N 67°-06'-42"E, a distance of 1101.75 feet to a 5/8 inch iron rod found on the north line of Section 28 and the south line of Section 29.

THENCE, with the north line of Section 28 and the south line of Section 29 and the north line of the said 9.53 acre tract, N 84°-55'-07"W, a distance of 1325.94 feet to a 5/8 inch iron rod set, passing a concrete monument found on the westerly right-of-way of Ohio Route 47 at 295.26 feet.



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THENCE, with the east lines of the Laura J. Rostorfer 1.5000 acre tract (O.R. 1152, Pg. 566), the Alan Joseph Winner and Renee Elizabeth Winner, Trustees, remainder of the 16.538 acre tract (O.R. 1143, Pg. 475) and the Dereck W. Dillon 88.07 acre tract (O.R. 1137, Pg. 114), N 04°-19'-17"E, a distance of 2664.94 feet to a 5/8 inch iron rod set on the north line of the south half of Section 29, passing a 5/8 inch iron rod found at 27.01 feet.

THENCE, with the north line of the south half of Section 29, S 84°-58'-49"E, a distance of 2655.69 feet to a 5/8 inch iron rod set.

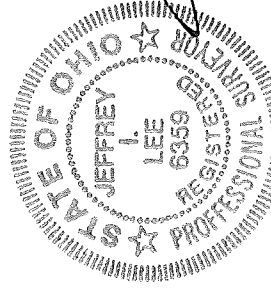
THENCE, with the west lines of the Esther Sally Morgan, Trustee, 43.40 acre tract (O.R. 1090, Pg. 451, Tract IX) and the Albert E. Hockley III, 8.47 acre tract (O.R. 137, Pg. 757), S 04°-24'-58"W, a distance of 2669.79 feet to a MAG nail found on the south line of Section 29 and the north line of Section 28 and within the right-of-way of Ohio Route 47, passing a 5/8 inch iron rod found at 2644.54 feet.

THENCE, with the west line of the Robert T. Lowery 64.953 acre tract (O.R. 778, Pg. 812), S 04°-23'-24"W, a distance of 2659.42 feet to the point of beginning, passing a 5/8 inch iron rod set at 56.60 feet and a 5/8 inch iron rod found at 2639.26 feet.

Containing 325.486 acres, of which 8.187 acres are within the highway rights-of-way. There are 163.043 acres within Section 28 and 162.443 acres within Section 29.

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

The basis for bearings is the south line of the north half of Section 28, being N 85°-31'-15"W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on August 9, 2017.



Description prepared by:

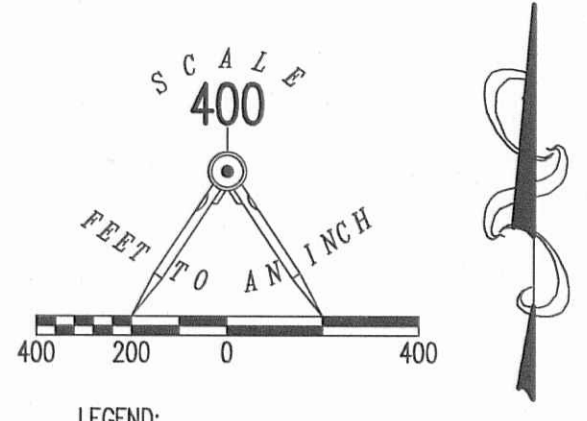
Jeffrey I. Lee
Professional Surveyor 6359
August 10, 2017

ORIGINAL STAMP IN GREEN

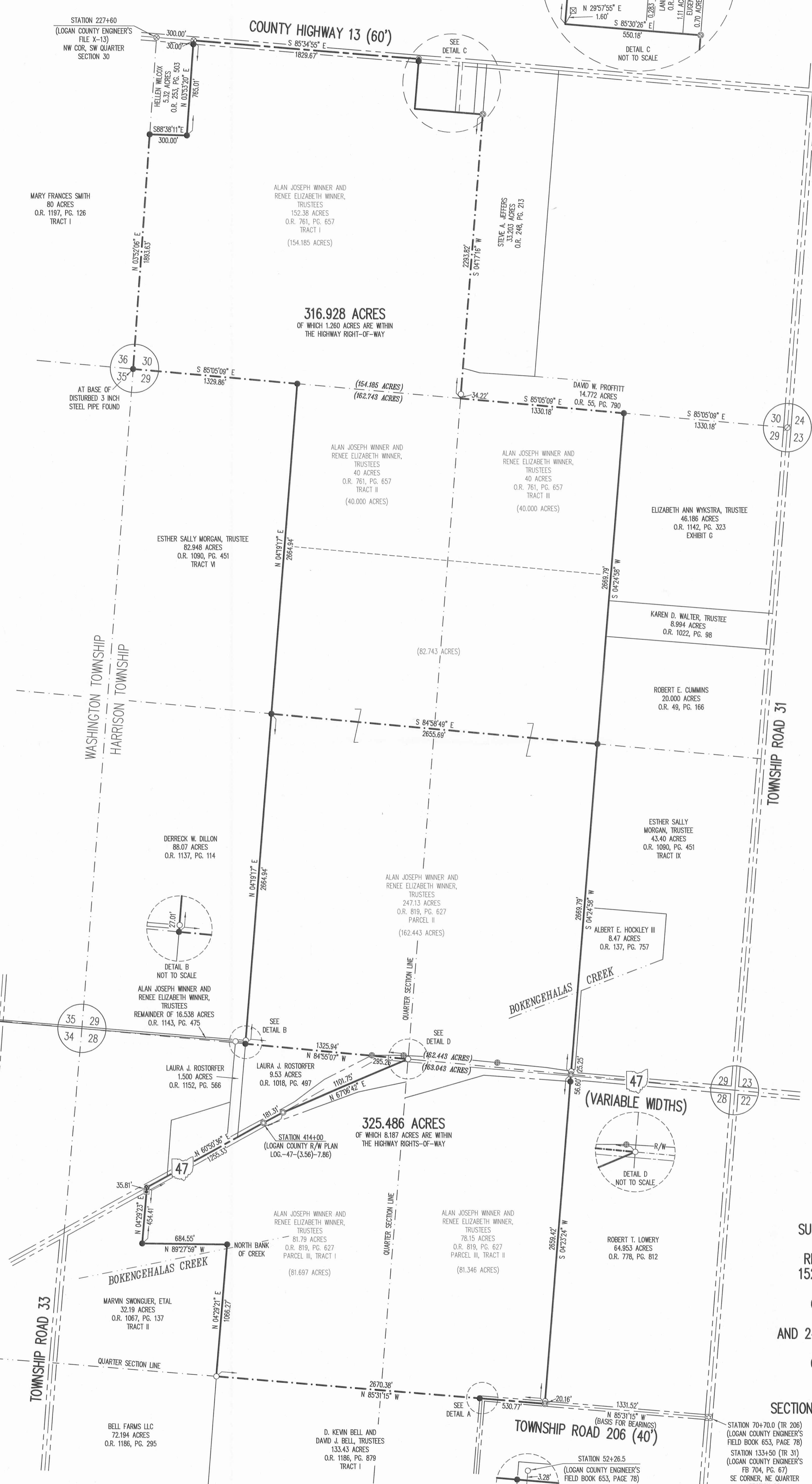
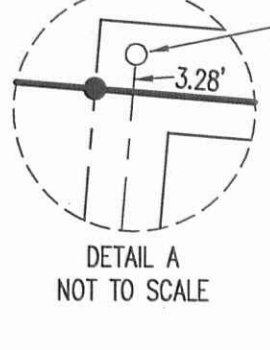
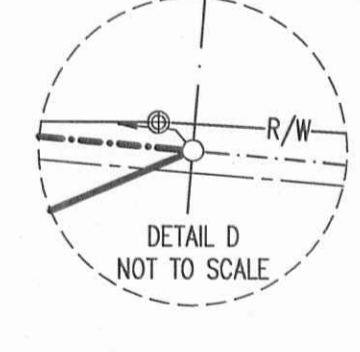
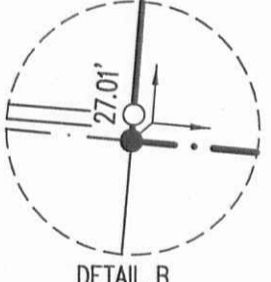
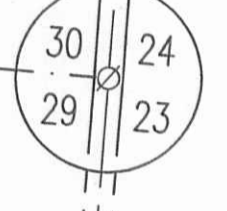
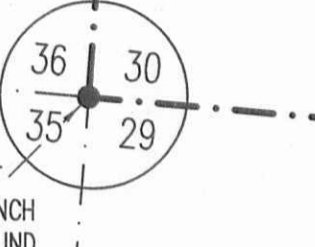
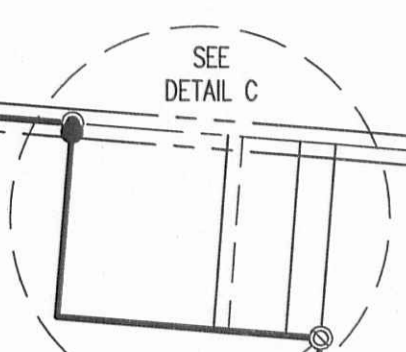
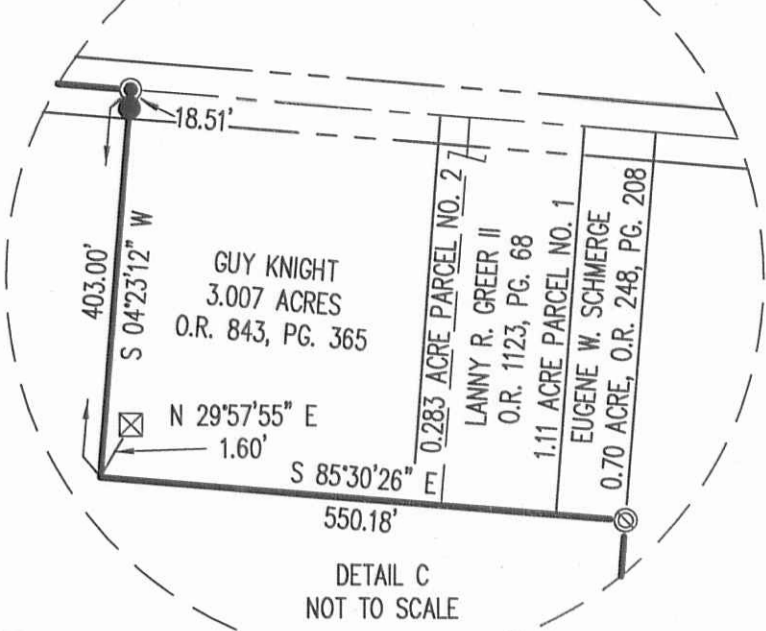
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INDEXED ON MAP
976 ID-2

NO ACCESS REQUESTED



- LEGEND:
- ☒ STONE FOUND IN MONUMENT BOX
 - ⊗ RAILROAD SPIKE FOUND
 - ⊙ MAG SPIKE FOUND
 - ⊙ MAG NAIL FOUND
 - ⊙ MAG NAIL SET
 - ⊗ 1 INCH IRON ROD FOUND
 - ⊙ CONCRETE MONUMENT FOUND
 - ⊙ 1/2 INCH IRON PIPE FOUND
 - ⊙ 4 INCH STEEL POST FOUND
 - ⊗ STEEL "I" BEAM IN CONCRETE FOUND
 - ⊙ 5/8 INCH IRON ROD FOUND
 - ⊙ 5/8 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED LEE SURVEYING INC



SURVEY OF TWO TRACTS OUT OF THE ALAN JOSEPH WINNER AND RENEE ELIZABETH WINNER, TRUSTEE 152.38 ACRE TRACT, 40 ACRE TRACT AND 40 ACRE TRACT OFFICIAL RECORD 761, PAGE 657 TRACT I, TRACT II AND TRACT III AND 247.13 ACRE TRACT, 81.79 ACRE TRACT AND 78.15 ACRE TRACT OFFICIAL RECORD 819, PAGE 627 PARCEL II AND PARCEL III TRACT I AND TRACT II SECTIONS 28, 29 AND 30, TOWN 3, RANGE 14 HARRISON TOWNSHIP LOGAN COUNTY, OHIO

SURVEYED BY:
JEFFREY I. LEE
PROFESSIONAL SURVEYOR 6359
AUGUST 9, 2017



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THIS SURVEY WAS PREPARED IN THE ABSENCE OF A COMPLETE AND ACCURATE TITLE SEARCH AND DOES NOT GUARANTEE TITLE.

2 WORKING DAYS
BEFORE YOU DIG

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