

Bibart Survey Jefferson Township April 1962 21.30 Acres

The following described land in Jefferson Township, Logan County, Ohio and being in V.M.S. 3216

Beginning at a small iron in the center of State Route Number 33 at the S.W. corner of Herbert W. Cooksey's 84.01 acre tract. Thence with the West line of said Cooksey 84.01 acre tract N. 20 - 20 E. 1010.50 feet to the east side of a round wood post.

Thence N. 69 - 24 W. 966.00 feet to an iron. (The last described line following the present fence line)

Thence S. 19 - 41 W. 923.00 feet to a small iron in the center of State Route Number 33.

Thence with the center line of State Route Number 33 S. 64 - 06 E. 960.20 feet to the place of beginning.

The above described tract contains 21.30 acres, and being out of the S.E. corner of the present 60.00 acre tract in the name of George Bibart.

cc
Logan County Engineer



INDEXED ON MAP

2872 1D-1

C-1147 B-1
4/11/62
D.E.G.

Bibart Survey Jefferson Township April 1962 22.52 Acres
(South of New State Route Number 33)

The following described land in Jefferson Township, Logan County, Ohio and
being in V.M.S. ⁴¹⁹⁵
4604

Beginning at an iron in the east line of James Vanhying's 30.00 acre tract
at the south line of State Route Number 33 (New location as shown on Logan
County Engineer's Plan L - 40 page 342

Thence with the south right of way line of said State Route Number 33
(new location) the following six courses and distances :

- S. 74 - 42 E. 27.00 feet to a concrete right of way marker.
- S. 73 - 30 E. 271.80 feet to a hub stake.
- S. 76 - 48 E. 159.30 feet to a concrete right of way marker.
- S. 76 - 36 E. 383.40 feet to a concrete right of way marker.
- S. 29 - 30 E. 115.90 feet to a concrete right of way marker.
- S. 78 - 45 E. 50.00 feet to a small iron in the center of County Road
Number 28.

Thence with the center of said County Road Number 28 S. 11 - 15 W.
725.50 feet to an iron.

Thence S. 82 - 32 W. 232.00 feet to an iron.

Thence S. 73 - 54 W. 449.40 feet to an iron.

Thence N. 79 - 06 W. 366.00 feet to an iron in the east line of said
James Vanhying's 30.00 acre tract.

Thence with the east line of said James Vanhying's 30.00 acre tract
N. 12 - 16 E. 1143.50 feet to the place of beginning.

The above described tract contains 22.52 acres.

cc
Logan County Engineer



2872
ID-2
INDEXED ON MAP
on Plat Book
6/11/02
D.E.G.

Bibart Survey Jefferson Township April 1962 18.65 Acres
(North of new location of Route 33 to center line present Route 33)

The following described land in Jefferson Township, Logan County, Ohio,
and being in V.M.S. 4413

Beginning at an iron in the east line of James Vanhynings's 26.30 acre tract
at the north line of State Route Number 33 (New location as shown on
Logan County Engineer's Plan L - 40 page 342)

Thence with the east side of said Van Hynings 26.30 acre tract N. 12 - 14 E.
708.40 feet to the N.W. side of a twenty inch locust tree.

Thence S. 87 - 24 E. 211.60 feet to a wood post.

Thence N. 4 - 01 W. 57.60 feet to the center of State Route Number 33.

Thence with the center line of State Route Number 33 the following three
courses and distances :

S. 77 - 19 E. 123.00 feet.

S. 83 - 09 E. 139.50 feet.

S. 88 - 39 E. 537.60 feet to a small iron in the center of County Road
Number 28.

Thence with the center line of said County Road Number 28 S. 13 - 08 W.
872.00 feet to a small iron.

Thence with the north right of way line of State Route Number 33 (New
location) the following four courses and distances :

N. 76 - 52 W. 50.00 feet to a concrete right of way marker.

S. 56 - 42 W. 104.50 feet to a concrete right of way marker.

~~S.~~^{N.} 76 - 38 W. 378.40 feet to a concrete right of way marker.

N. 74 - 42 W. 468.80 feet to the place of beginning. The last described line
passing a concrete right of way marker at 430.80 feet.

The above described tract contains 18.65 acres.

cc
Logan County Engineer.



INDEXED ON MAP

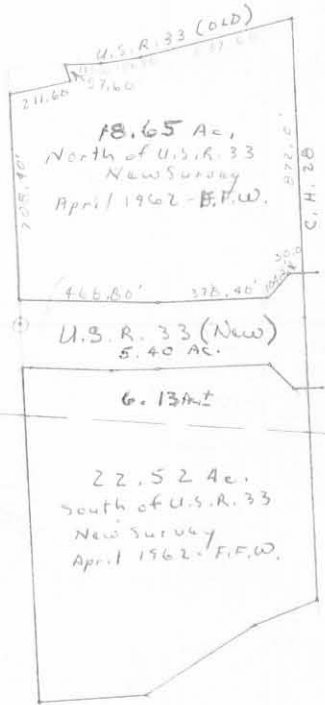
2872 1D-3

ON PLAT
D. 28
11/102

George H. Bibart et ux
 V.M.S. 4413 - 30.18 Ac.
 New Survey - 18.65
 11.53
 New U.S.R. 33 - 5.40
 6.13

2872
 1P

18.65
 6.13
 24.78



22.52
 6.13
 16.39

24.89
 16.39
 8.50 Remainder of
 Bibart tract.

George H.
 Bibart Survey
 V.M.S. 4413. & { 4195 }
 { 4604 }
 April 1962 - F.F.W.

7-6-13

Lee Surveying and Mapping Co., Inc.



Land Surveys • Topography • Subdivisions • Construction Layout

117 N. Madriver St.
Bellefontaine OH 43311



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

BLACK 10.237 ACRES

Lying in Virginia Military Survey 4413, Jefferson Township, Logan County, Ohio.

Being all of the Curtis A. Black, Jr. and Joyce A. Black 10.201 acre tract as deeded and described in Official Record 426, Page 406, Tract IV, Parcel II of the Logan County Records of Deeds and being more particularly described as follows:

Beginning on a 1 inch iron rod found in a monument box on the intersection of the center-line of County Highway 153 and the center-line of Ohio Route 292 at Station 60+79.20 per the Logan County right of way plans LOG-33-21.51, Sheet 9 of 24.

THENCE, with the center-line of County Highway 153 (60 feet wide), S 87°-33'-55"W, a distance of 1.83 feet to a point.

THENCE, within the right-of-way of County Highway 153, S 14°-26'-58"W, a distance of 30.67 feet to a MAG nail set on the south right-of-way of County Highway 153.

THENCE, with the south right-of-way of County Highway 153 and the north line of the State of Ohio Parcel No. 101B-WL, 0.829 acre tract (O.R. 254, Pg. 95), N 87°-33'-55"W, a distance of 62.89 feet to a 5/8 inch iron rod set.

THENCE, with the west lines of the said 0.829 acre tract, the following two courses:

S 19°-37'-43"W, a distance of 240.66 feet to a 5/8 inch iron rod found.

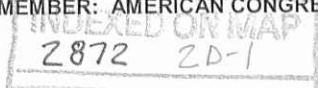
S 18°-10'-55"W, a distance of 209.07 feet to a 3/4 inch iron rod found.

THENCE, with the north lines of the Thomas L. Wiley 2.455 acre tract (O.R. 403, Pg. 898), the following three courses:

N 80°-22'-06"W, a distance of 236.67 feet to a 5/8 inch iron rod found.

S 47°-19'-28"W, a distance of 87.54 feet to a 5/8 inch iron rod found.

N 88°-44'-10"W, a distance of 607.15 feet to a 5/8 inch iron rod found.



Lee Surveying and Mapping Co., Inc.

Land Surveys • Topography • Subdivisions • Construction Layout

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Bellefontaine OH 43311



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

THENCE, with the lines of the Thomas L. Wiley 13.344 acre tract (O.R. 403, Pg. 894), the following three courses:

N 13°-17'-38"E, a distance of 503.40 feet to a 5/8 inch iron rod set on the northwest side of a 20 inch locust tree found.

S 86°-38'-28"E, a distance of 212.60 feet to a 5/8 inch iron rod set.

N 03°-15'-28"W, a distance of 54.68 feet to a MAG nail set on the center-line of County Highway 153, passing a 5/8 inch iron rod set at 23.32 feet.

THENCE, with the center-line of County Highway 153, the following two courses:

S 76°-17'-55"E, a distance of 201.97 feet to a MAG nail set.

S 87°-33'-55"E, a distance of 598.87 feet to the point of beginning.

Containing 10.237 acres, of which 0.550 acre is within the highway right-of-way.

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

The basis for bearings is the center-line of Ohio Route 292, being N 13°-41'-41"E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on June 29, 2013.



ORIGINAL STAMP IN GREEN

Description prepared by:

A handwritten signature in cursive script that reads 'William K. Bruce'.

William K. Bruce
Professional Surveyor 7437
July 1, 2013

55580613



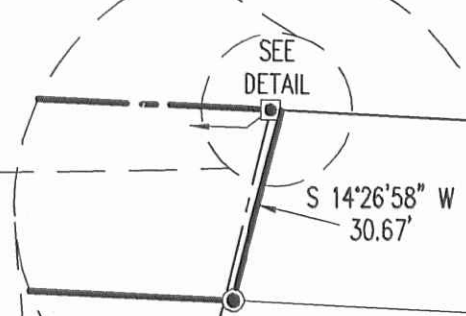
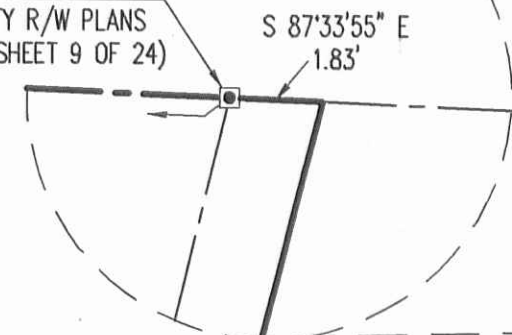
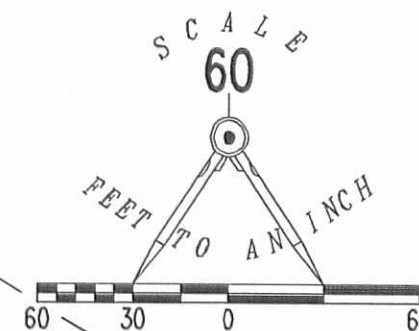
7-8-13

APPROVED

LEGEND:

- 1 INCH IRON ROD FOUND IN MONUMENT BOX
- ⊕ 1 INCH IRON ROD FOUND
- MAG NAIL SET
- ⊙ 3/4 INCH IRON ROD FOUND
- 5/8 INCH IRON ROD FOUND
- 5/8 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "LSM 7437"

P.O.B.
STATION 60+79.20
(LOGAN COUNTY R/W PLANS
LOG-33-21.51, SHEET 9 OF 24)



SEE DETAIL

SEE DETAIL

NORTHWEST SIDE OF
20' LOCUST TREE FOUND

S 86°38'28" E
212.60'

N 03°15'28" W
54.68'
51.36'
23.32'

S 76°17'55" E
201.97'

COUNTY HIGHWAY 153 (60')

S 87°33'55" E
598.87'

N 87°33'55" W
62.89'

STATE OF OHIO
PARCEL NO. 101B-WL
0.829 ACRE
O.R. 254, PG. 95

292

10.237 ACRES
OF WHICH 0.550 ACRE IS WITHIN
THE HIGHWAY RIGHT-OF-WAY

CURTIS A. BLACK, JR. AND
JOYCE A. BLACK
10.201 ACRES
O.R. 426, PG. 406
TRACT IV, PARCEL II

THOMAS L. WILEY
13.344 ACRES
O.R. 403, PG. 894

N 13°17'38" E
503.40'

607.15'
N 88°44'10" W

THOMAS L. WILEY
2.455 ACRES
O.R. 403, PG. 898

87.54'
S 47°19'28" W

236.67'
N 80°22'06" W

208.07'
S 18°10'55" W

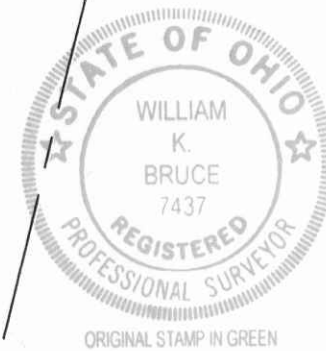
(BASIS FOR BREAKINGS)
N 13°17'41" E

RETRACEMENT SURVEY OF THE
CURTIS A. BLACK, JR. AND
JOYCE A. BLACK
10.201 ACRE TRACT
OFFICIAL RECORD 426, PAGE 406
TRACT IV, PARCEL II
VIRGINIA MILITARY SURVEY 4413
JEFFERSON TOWNSHIP
LOGAN COUNTY, OHIO

SURVEYED BY:

William K. Bruce

WILLIAM K. BRUCE
PROFESSIONAL SURVEYOR 7437
JUNE 29, 2013



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KSS D0613 55580613 L-5558-2

2 WORKING DAYS
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OHIO UTILITIES PROTECTION SERVICE

INDEXED ON MAP
2872 2D

10-19-16

APPROVED



EDWARDS SURVEYING

110 South Main Street
Urbana, Ohio 43078
(937) 653-6508



LEGAL DESCRIPTION FOR BLACK'S 17.307 ACRE TRACT

Being situate in the State of Ohio, County of Logan, Township of Jefferson, and being a part of Virginia Military Surveys 4195-4604 and 4413, and being more particularly described as follows:

BEGINNING at a 1" diameter iron bar found at the intersection of the centerlines of County Road 28 (variable width right-of-way), County Road 153 (variable width right-of-way), and County Road 291 (60' right-of-way);

thence with the centerline of County Road 28, S-23°03'42"-W, 45.03'(feet) to a Mag Nail set;

Thence S-74°21'16"-W, 671.89'(feet) to an iron bar set within the right-of-way of County Road 291, passing for reference an iron bar set on the right-of-way line of County Road 28 at 64.07'(feet);

thence N-17°23'47"-W, 40.83'(feet) to a 5/8" diameter iron bar found at the Northeast corner of a 1.420 acre tract conveyed to Diane Ratliff by Deed recorded in Official Record 1172, Page 726, Tract 1, passing for reference a Mag Nail set on the centerline of County Road 291 at 12.86'(feet);

thence with the North line of said Ratliff's 1.420 acre tract, N-77°47'03"-W, 364.81'(feet) to a 1' diameter iron pipe found on the East line of a 77.3 acre tract conveyed to Donald L. Van Hying by Deed recorded in Official Record 161, Page 204, Tract I, of the Logan County Records;

thence with the East line of said 77.3 acre tract, N-13°26'38"-E, 1062.96'(feet) to an iron bar set on the South right-of-way line of State Route 33 (variable width right-of-way) (being the Southwest corner of a 5.730 acre tract conveyed to the State of Ohio by Deed recorded in Official Record 254, Page 95, Parcel 101A-WL);

thence with bounds of said State of Ohio's 5.730 acre tract, the right-of-way line of State Route 33 and the right-of-way line of aforementioned County Road 28, the following six (6) courses:

1. S-56°17'44"-E, 616.41'(feet) to an iron bar set;
2. S-52°28'54"-E, 300.67'(feet) to an iron bar set;
3. S-56°17'44"-E, 50.00'(feet) to a 5/8" diameter iron bar found;
4. S-9°00'12"-W, 305.67'(feet) to an iron bar set;
5. S-14°52'55"-E, 56.94'(feet) to an iron bar set;
6. N-63°25'01"-E, 38.66'(feet) to a Mag Nail set on the centerline of County Road 28;

thence with the centerline of County Road 28, S-12°52'57"-W, 35.72'(feet) to the place of beginning.

Containing 17.307 acres, 0.861 acre of which is within the Roads rights-of-ways, 0.385 acre of which is a part of Virginia Military Survey 4413, and 16.922 acres of which is a part of Virginia Military Survey 4195-4604, but being subject to the rights of all legal highways and all easements of record.

Being the remaining area of an original 22.52 acre tract conveyed to Curtis A. Black, Jr., and Joyce A. Black by Deed recorded in Official Record 426, Page 406, Tract IV, Parcel I, of the Logan County Records.

The foregoing description prepared by and in accordance with a survey by William D. Edwards, Professional Surveyor No. 7574, October 11, 2016. All iron bars set are 5/8"x30" iron re-bar with a yellow plastic cap stamped "EDWARDS PS 7574". Bearings are based on the South line of State Route 33 per an assumed bearing of S-56°17'44"-E.



William D. Edwards

William D. Edwards, P.S. 7574

INDEXED ON MAP
2072 3D

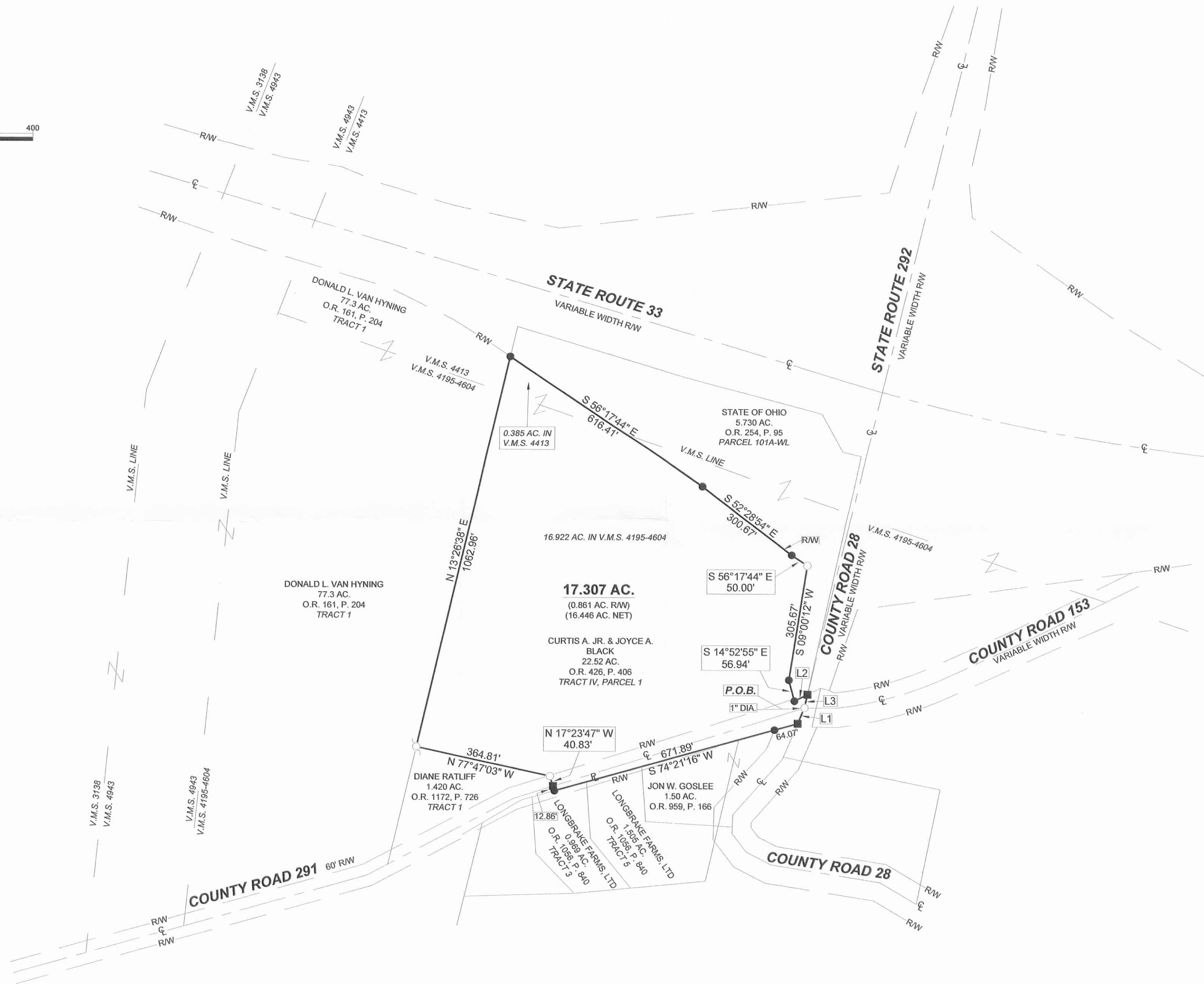
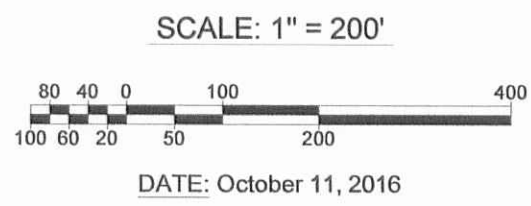
PLAT OF SURVEY

JEFFERSON TOWNSHIP, LOGAN COUNTY, OHIO
VIRGINIA MILITARY SURVEYS 4195-4604 & 4413

LEGEND

- = 5/8" DIA. IRON BAR (UNLESS OTHERWISE NOTED).....FOUND
- = 1" IRON PIPE.....FOUND
- = MAG NAIL.....SET at grade
- = 5/8"x30" IRON RE-BAR WITH YELLOW PLASTIC CAP STAMPED "EDWARDS PS 7574".....SET at grade

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 23°03'42" W	45.03'
L2	N 63°25'01" E	38.66'
L3	S 12°52'57" W	35.72'



NOTES:

- BEARINGS ARE BASED ON THE SOUTH LINE OF STATE ROUTE 33 PER AN ASSUMED BEARING OF S-56°17'44"-E.
- REFERENCES USED: DEEDS OF SUBJECT PREMISES AND ADJOINERS, COUNTY TAX AND AERIAL MAPS, PLATS OF SURVEYS IN THE VICINITY, STATE ROUTE 33 HIGHWAY PLANS LOG-33-21.51.

SURVEYED BY:

William D. Edwards

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 PROFESSIONAL SURVEYOR No. 7574
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 (937)653-6508

INDEXED ON MAP
 2872 3P