

RECID 10-6-03 SMM OK

# 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

## CARTER STEEL 2.283 ACRES

Lying in Section 33, Town 4, Range 14, City of Bellefontaine and Lake Township, Logan County, Ohio.

Being out of the Bellefontaine H D Company, a Florida Corporation, original 14.356 acre tract, part of which is located within Lot 3508 of Clark's Park Addition (Plat Cabinet A, Slides 112 & 113), as deeded and described in Official Record 587, Page 575, Parcel One, of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a MAG nail set on the center-line of Carlisle Street (60 feet wide) at the northwest corner of Lot 1867 of Iron City Addition (Plat Cabinet A, Slide 29).

THENCE, with the center-line of vacated Carlisle Street and the west lines of Lots 1867 thru 1871, S 6°-03'-57" W, a distance of 233.75 feet to a 5/8 inch iron rod set.

THENCE, with the center-line of a 15 feet wide vacated alley and the south line of Lot 1871, S 84°-26'-20" E, a distance of 164.95 feet to a 5/8 inch iron rod set, passing a 5/8 inch iron rod set at 133.07 feet.

THENCE, with the west line of a 15 feet wide alley, S 6°-04'-10" W, a distance of 7.50 feet to a 5/8 inch iron rod set on the south line of the said 15 feet wide vacated alley.

THENCE, with the south line of Iron City Addition, S 84°-26'-20" E, a distance of 20.44 feet to a 5/8 inch iron rod found.

THENCE, with the northwest lines of Lot 3311, a 15 feet wide alley, Lot 3363, 3362, 3361 and 3360 and Third Street (40 feet wide) of said Clark's Park Addition, S 32°-27'-14" W, a distance of 425.74 feet to a 5/8 inch iron rod found.

THENCE, with the northwest lines of Third Street and Lot 3364 of said Clark's Park Addition, S 30°-36'-07" W, a distance of 49.26 feet to a 5/8 inch iron rod found.

THENCE, N 84°-26'-05" W, a distance of 108.90 feet to a railroad spike set.

THENCE, N 5°-33'-40" E, a distance of 445.77 feet to a railroad spike set.

THENCE, S 81°-47'-40"E, a distance of 117.20 feet to a rail road spike set.

THENCE, N 6°-03'-57" E, a distance of 225.28 feet to a 5/8 inch iron rod set.

THENCE, with the north line extended of said Lot 1867, S 84°-14'-55" E, a distance of 20.00 feet to the point of beginning.

Containing 2.283 acres, of which 0.190 acre is in the City of Bellefontaine and 2.093 acres are in Lake Township; also, 2.121 acres is out of Lot 3508, of which 0.551 acre is out of the former railroad property.

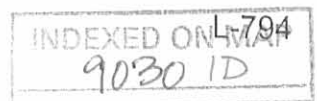
The basis for bearings is the center-line of Carlisle Street, being S 6°-03'-57" W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on February 18, 2003.

Description prepared by:

William K. Bruce  
Professional Surveyor 7437  
March 3, 2003  
Revised September 17, 2003  
Revised October 3, 2003



ORIGINAL STAMP IN GREEN

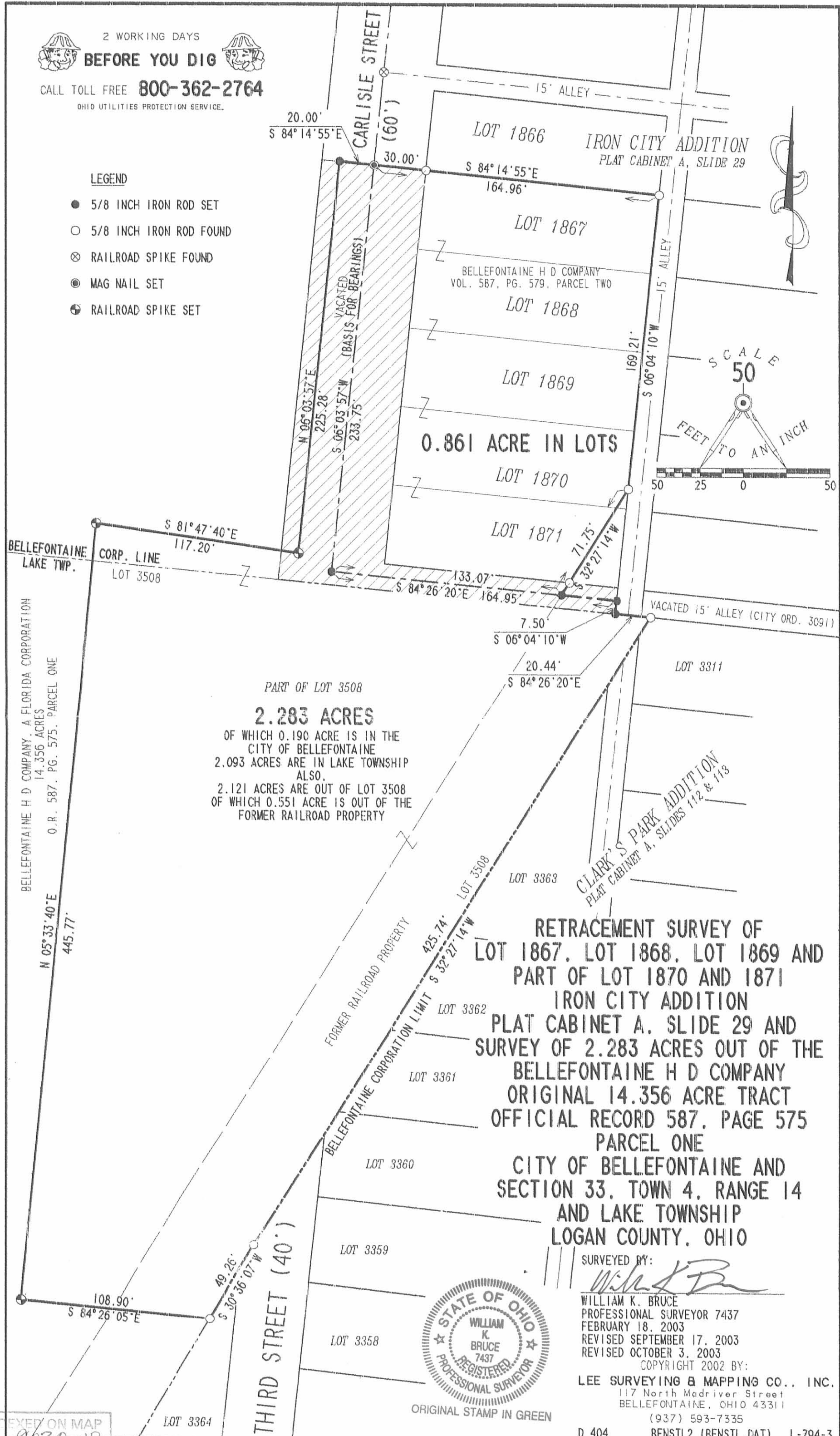


REC'D 10-6-03 SMY OK

2 WORKING DAYS  
**BEFORE YOU DIG**  
CALL TOLL FREE **800-362-2764**  
OHIO UTILITIES PROTECTION SERVICE.

**LEGEND**

- 5/8 INCH IRON ROD SET
- 5/8 INCH IRON ROD FOUND
- ⊗ RAILROAD SPIKE FOUND
- ⊙ MAG NAIL SET
- ⊕ RAILROAD SPIKE SET



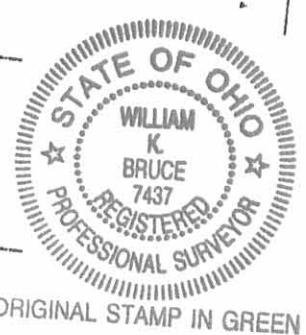
BELLEFONTAINE H D COMPANY  
VOL. 587, PG. 579, PARCEL TWO

0.861 ACRE IN LOTS

PART OF LOT 3508  
**2.283 ACRES**  
OF WHICH 0.190 ACRE IS IN THE  
CITY OF BELLEFONTAINE  
2.093 ACRES ARE IN LAKE TOWNSHIP  
ALSO,  
2.121 ACRES ARE OUT OF LOT 3508  
OF WHICH 0.551 ACRE IS OUT OF THE  
FORMER RAILROAD PROPERTY

**RETRACEMENT SURVEY OF  
LOT 1867, LOT 1868, LOT 1869 AND  
PART OF LOT 1870 AND 1871  
IRON CITY ADDITION  
PLAT CABINET A, SLIDE 29 AND  
SURVEY OF 2.283 ACRES OUT OF THE  
BELLEFONTAINE H D COMPANY  
ORIGINAL 14.356 ACRE TRACT  
OFFICIAL RECORD 587, PAGE 575  
PARCEL ONE  
CITY OF BELLEFONTAINE AND  
SECTION 33, TOWN 4, RANGE 14  
AND LAKE TOWNSHIP  
LOGAN COUNTY, OHIO**

SURVEYED BY:  
*William K. Bruce*  
WILLIAM K. BRUCE  
PROFESSIONAL SURVEYOR 7437  
FEBRUARY 18, 2003  
REVISED SEPTEMBER 17, 2003  
REVISED OCTOBER 3, 2003  
COPYRIGHT 2002 BY:  
LEE SURVEYING & MAPPING CO., INC.  
117 North Madriver Street  
BELLEFONTAINE, OHIO 43311  
(937) 593-7335  
D 404 BENSTL2 (BENSTL.DAT) L-794-3



ORIGINAL STAMP IN GREEN

INDEXED ON MAP  
9030-1P

# Lee Surveying and Mapping Co., Inc.

Land Surveys • Topography • Subdivisions • Construction Layout

117 N. Madriver St.  
Bellefontaine OH 43311Phone: (937) 593-7335  
Fax: (937) 593-7444

## CARTER STEEL 2.267 ACRES

Lying in Section 33, Town 4, Range 14, City of Bellefontaine and Lake Township, Logan County, Ohio.

Being out of the Bellefontaine H D Company, a Florida Corporation, original 14.356 acre tract, part of which is located within Lot 3508 of Clark's Park Addition (Plat Cabinet A, Slides 112 & 113), as deeded and described in Official Record 587, Page 575, Parcel One, of the Logan County Records of Deeds and being more particularly described as follows:

Beginning at a MAG nail set on the center-line of Carlisle Street (60 feet wide) at the northwest corner of Lot 1867 of Iron City Addition (Plat Cabinet A, Slide 29).

THENCE, with the center-line of vacated Carlisle Street and the west lines of Lots 1867 thru 1871, S 6°-03'-57" W, a distance of 233.75 feet to a 5/8 inch iron rod set.

THENCE, with the center-line of a 15 feet wide vacated alley and the south line of Lot 1871, S 84°-26'-20" E, a distance of 164.95 feet to a 5/8 inch iron rod set, passing a 5/8 inch iron rod set at 133.07 feet.

THENCE, with the west line of a 15 feet wide alley, S 6°-04'-10" W, a distance of 7.50 feet to a 5/8 inch iron rod set on the south line of the said 15 feet wide vacated alley.

THENCE, with the south line of Iron City Addition, S 84°-26'-20" E, a distance of 20.44 feet to a 5/8 inch iron rod found.

THENCE, with the northwest lines of Lot 3311, a 15 feet wide alley, Lot 3363, 3362, 3361 and 3360 and Third Street (40 feet wide) of said Clark's Park Addition, S 32°-27'-14" W, a distance of 425.74 feet to a 5/8 inch iron rod found.

THENCE, with the northwest lines of Third Street and Lot 3364 of said Clark's Park Addition, S 30°-36'-07" W, a distance of 49.26 feet to a 5/8 inch iron rod found.

THENCE, N 84°-26'-05" W, a distance of 108.90 feet to a railroad spike set.

THENCE, N 5°-33'-40" E, a distance of 445.77 feet to a railroad spike set.

THENCE, S 81°-47'-40"E, a distance of 120.20 feet to a rail road spike set.

THENCE, N 6°-03'-57" E, a distance of 225.41 feet to a 5/8 inch iron rod set.

THENCE, with the north line extended of said Lot 1867, S 84°-14'-55" E, a distance of 17.00 feet to the point of beginning.

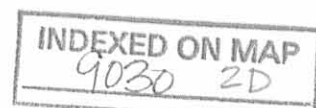
Containing 2.267 acres, of which 0.174 acre is in the City of Bellefontaine and 2.093 acres are in Lake Township; also, 2.121 acres is out of Lot 3508, of which 0.551 acre is out of the former railroad property.

The basis for bearings is the center-line of Carlisle Street, being S 6°-03'-57" W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on February 18, 2003.



ORIGINAL STAMP IN GREEN

Description prepared by:

William K. Bruce  
Professional Surveyor 7437  
March 3, 2003  
Revised September 17, 2003

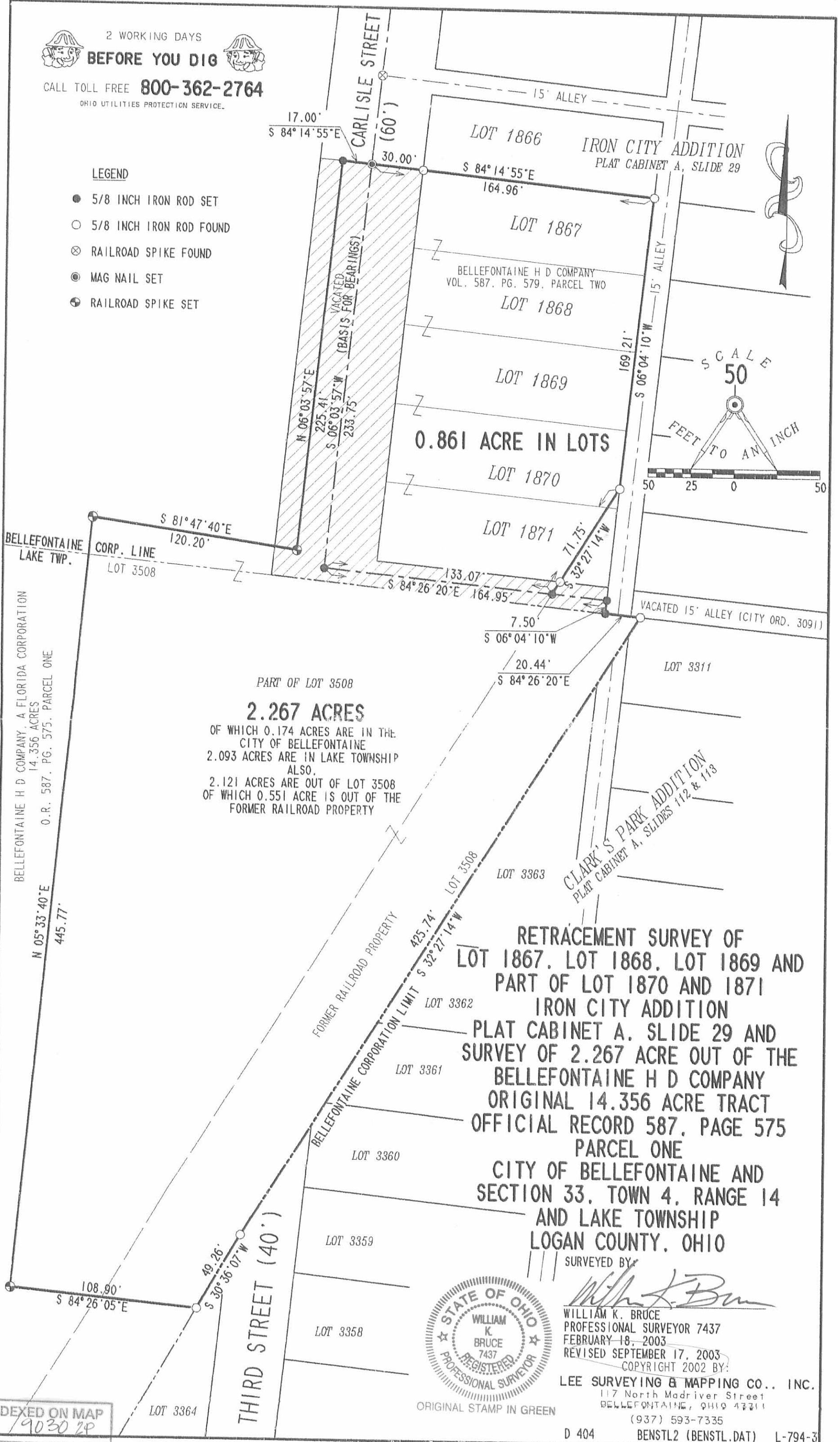
L-794



2 WORKING DAYS  
**BEFORE YOU DIG**  
 CALL TOLL FREE **800-362-2764**  
 OHIO UTILITIES PROTECTION SERVICE.

**LEGEND**

- 5/8 INCH IRON ROD SET
- 5/8 INCH IRON ROD FOUND
- ⊗ RAILROAD SPIKE FOUND
- ⊙ MAG NAIL SET
- ⊕ RAILROAD SPIKE SET



**2.267 ACRES**  
 OF WHICH 0.174 ACRES ARE IN THE CITY OF BELLEFONTAINE  
 2.093 ACRES ARE IN LAKE TOWNSHIP ALSO.  
 2.121 ACRES ARE OUT OF LOT 3508 OF WHICH 0.551 ACRE IS OUT OF THE FORMER RAILROAD PROPERTY

**RETRACEMENT SURVEY OF  
 LOT 1867, LOT 1868, LOT 1869 AND  
 PART OF LOT 1870 AND 1871  
 IRON CITY ADDITION  
 PLAT CABINET A, SLIDE 29 AND  
 SURVEY OF 2.267 ACRE OUT OF THE  
 BELLEFONTAINE H D COMPANY  
 ORIGINAL 14.356 ACRE TRACT  
 OFFICIAL RECORD 587, PAGE 575  
 PARCEL ONE  
 CITY OF BELLEFONTAINE AND  
 SECTION 33, TOWN 4, RANGE 14  
 AND LAKE TOWNSHIP  
 LOGAN COUNTY, OHIO**

SURVEYED BY

*William K. Bruce*

WILLIAM K. BRUCE  
 PROFESSIONAL SURVEYOR 7437  
 FEBRUARY 18, 2003  
 REVISED SEPTEMBER 17, 2003

COPYRIGHT 2002 BY:

LEE SURVEYING & MAPPING CO., INC.  
 117 North Madriver Street  
 BELLEFONTAINE, OHIO 43211  
 (937) 593-7335



ORIGINAL STAMP IN GREEN

Recd 7-11-02 original

# 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

## CARTER STEEL 1.598 ACRES

Lying in Section 33, Town 4, Range 14, City of Bellefontaine and Lake Township, Logan County, Ohio.

Being out of the Carter Steel and Fabricating Co., an Ohio Corporation, original 14.356 acre tract (of which part is located within Lot 3508 of Clark's Park Addition, Plat Cabinet A, Slides 112 & 113) as deeded and described in Official Record 81, Page 87, Tract I of the Logan County Records of Deed and being more particularly described as follows:

Beginning at a MAG nail set on the center-line of Carlisle Street (60 feet wide) at the northwest corner of Lot 1867 of Iron City Addition (Plat Cabinet A, Slide 29).

THENCE, with the center-line of vacated Carlisle Street and the west lines of Lots 1867 thru 1871, S 6°-03'-57" W, a distance of 233.75 feet to a 5/8 inch iron rod set.

THENCE, with the center-line of a 15 feet wide vacated alley and the south line of Lot 1871, S 84°-26'-20" E, a distance of 164.95 feet to a 5/8 inch iron rod set, passing a 5/8 inch iron rod set at 133.07 feet.

THENCE, with the west line of a 15 feet wide alley, S 6°-04'-10" W, a distance of 7.50 feet to a 5/8 inch iron rod set on the south line of the said 15 feet wide vacated alley.

THENCE, with the south line of Iron City Addition, S 84°-26'-20" E, a distance of 20.44 feet to a 5/8 inch iron rod found.

THENCE, with the northwest lines of Lot 3311, a 15 feet wide alley, Lot 3363, 3362, 3361 and 3360 and Third Street (40 feet wide) of said Clark's Park Addition, S 32°-27'-14" W, a distance of 425.74 feet to a 5/8 inch iron rod found.

THENCE, with the northwest lines of Third Street and Lot 3364 of said Clark's Park Addition, S 30°-36'-07" W, a distance of 49.26 feet to a 5/8 inch iron rod found.

THENCE, N 3°-14'-36" W, a distance of 334.63 feet to a 5/8 inch iron rod set.

THENCE, N 11°-05'-53" E, a distance of 100.00 feet to a 5/8 inch iron rod set.

THENCE, N 18°-38'-55" E, a distance of 241.68 feet to a 5/8 inch iron rod set.

THENCE, with the north line extended of said Lot 1867, S 84°-14'-55" E, a distance of 17.00 feet to the point of beginning.

Containing 1.598 acres, of which 0.272 acre is in the City of Bellefontaine, 1.326 acres are in Lake Township and 0.831 acre is out of Lot 3508.

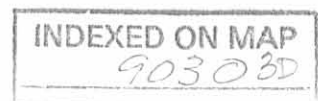
The basis for bearings is the center-line of Carlisle Street, being S 6°-03'-57" W, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on July 3, 2002.



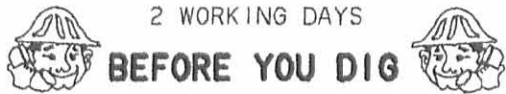
ORIGINAL STAMP IN GREEN

Description prepared by:

Jeffrey I. Lee  
Professional Surveyor 6359  
July 5, 2002



L-794



2 WORKING DAYS

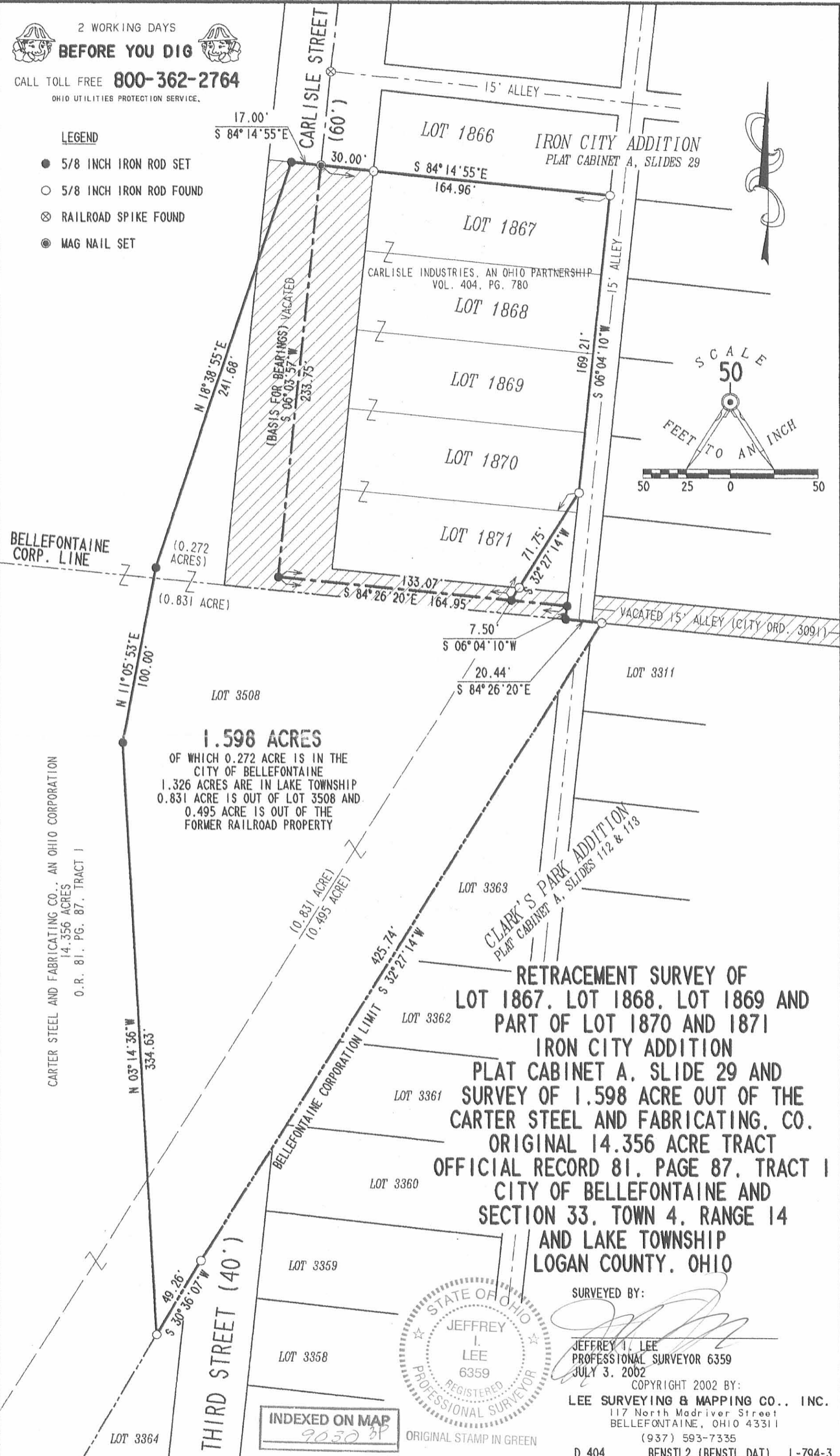
**BEFORE YOU DIG**

CALL TOLL FREE **800-362-2764**

OHIO UTILITIES PROTECTION SERVICE.

**LEGEND**

- 5/8 INCH IRON ROD SET
- 5/8 INCH IRON ROD FOUND
- ⊗ RAILROAD SPIKE FOUND
- MAG NAIL SET



**1.598 ACRES**  
 OF WHICH 0.272 ACRE IS IN THE CITY OF BELLEFONTAINE  
 1.326 ACRES ARE IN LAKE TOWNSHIP  
 0.831 ACRE IS OUT OF LOT 3508 AND  
 0.495 ACRE IS OUT OF THE FORMER RAILROAD PROPERTY

**RETRACEMENT SURVEY OF  
 LOT 1867. LOT 1868. LOT 1869 AND  
 PART OF LOT 1870 AND 1871  
 IRON CITY ADDITION  
 PLAT CABINET A. SLIDE 29 AND  
 SURVEY OF 1.598 ACRE OUT OF THE  
 CARTER STEEL AND FABRICATING, CO.  
 ORIGINAL 14.356 ACRE TRACT  
 OFFICIAL RECORD 81, PAGE 87, TRACT 1  
 CITY OF BELLEFONTAINE AND  
 SECTION 33, TOWN 4, RANGE 14  
 AND LAKE TOWNSHIP  
 LOGAN COUNTY, OHIO**



SURVEYED BY:  
  
 JEFFREY I. LEE  
 PROFESSIONAL SURVEYOR 6359  
 JULY 3, 2002

COPYRIGHT 2002 BY:  
**LEE SURVEYING & MAPPING CO., INC.**  
 117 North Madriver Street  
 BELLEFONTAINE, OHIO 43311  
 (937) 593-7335

**INDEXED ON MAP**  
 9030 SP

ORIGINAL STAMP IN GREEN

RS 7-11-02



I HEREBY STATE TO TODD A. LAMB AND TO THAT ON SEPTEMBER 4, 2003, GEESLIN MORTGAGE SURVEY CO. MADE AN ACCURATE SURVEY OF THE PREMISES SHOWN HEREON AND THAT THERE ARE NO EASEMENTS OR ENCROACHMENTS VISIBLE ON THE GROUND OTHER THAN THOSE SHOWN HEREON. THIS IS A MORTGAGE LOCATION SURVEY PREPARED IN ACCORDANCE WITH CHAPTER 4733-38 OF THE OHIO ADMINISTRATIVE CODE. IT IS, ALSO A BOUNDARY SURVEY PURSUANT TO CHAPTER 4733-37 OF SAID CODE. THIS MORTGAGE SURVEY IS NOT TO BE USED BY ANYONE FOR FUTURE TRANSFERS. BUILDING DIMENSIONS ARE MEASURED TO FOUNDATION UNLESS OTHERWISE NOTED. BOUNDARY DIMENSIONS SHOWN HEREON ARE FROM DEED DESCRIPTION.

*William K. Bruce*  
 WILLIAM K. BRUCE  
 PROFESSIONAL SURVEYOR 7437  
 SEPTEMBER 8, 2003



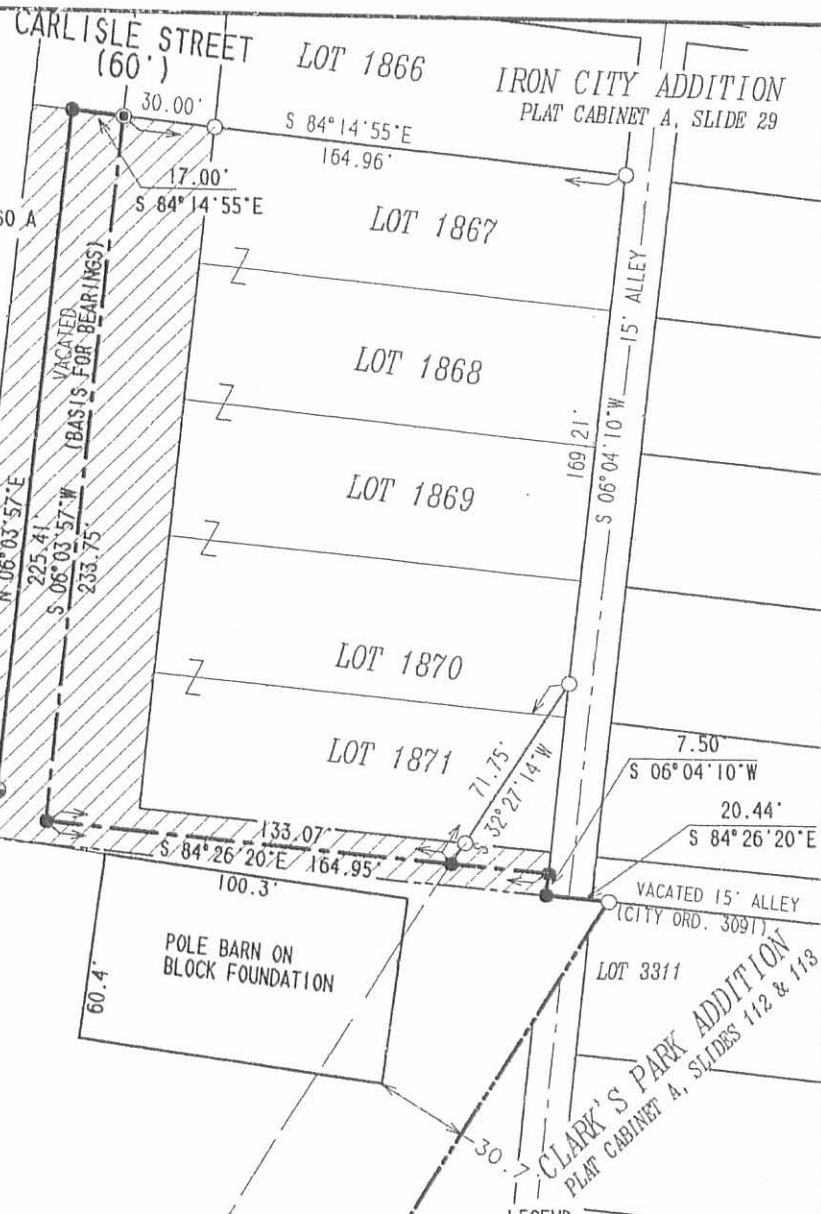
ORIGINAL STAMP IN GREEN

BELLEVONTAINE CORP.  
 LAKE TOWNSHIP LOT 3508

BELLEVONTAINE H D COMPANY, A FLORIDA CORPORATION  
 14.356 ACRES  
 O. R. 587, PG. 575, PARCEL ONE

N 05° 33' 40" E  
 445.77'

PART OF LOT 3508  
**2.267 ACRES**  
 OF WHICH 0.174 ACRES ARE IN THE CITY OF BELLEVONTAINE  
 2.093 ACRES ARE IN LAKE TOWNSHIP ALSO.  
 2.121 ACRES ARE OUT OF LOT 3508 OF WHICH 0.551 ACRE IS OUT OF THE FORMER RAILROAD PROPERTY



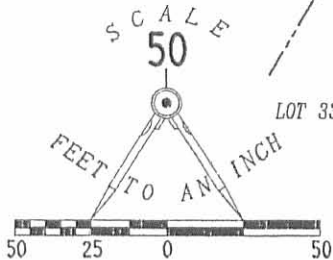
LEGEND

- 5/8 INCH IRON ROD SET
- 5/8 INCH IRON ROD FOUND
- ⊗ RAILROAD SPIKE FOUND
- MAG NAIL SET
- ⊗ RAILROAD SPIKE SET

2 WORKING DAYS  
**BEFORE YOU DIG**  
 CALL TOLL FREE **800-362-2764**  
 OHIO UTILITIES PROTECTION SERVICE.

**FOUNDATION LOCATION OF  
 A POLE BARN ON  
 SURVEY OF 2.267 ACRE OUT OF THE  
 BELLEVONTAINE H D COMPANY  
 ORIGINAL 14.356 ACRE TRACT  
 OFFICIAL RECORD 587, PAGE 575  
 PARCEL ONE  
 CITY OF BELLEVONTAINE  
 SECTION 33, TOWN 4, RANGE 14  
 LAKE TOWNSHIP  
 LOGAN COUNTY, OHIO**

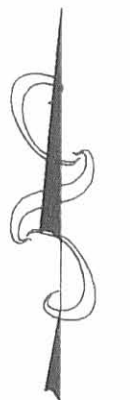
THIRD STREET (40')



INDEXED ON MAP  
 9030 4P

COPYRIGHT 2002 BY:  
 LEE SURVEYING & MAPPING CO., INC.  
 117 North Modriver Street  
 BELLEVONTAINE, OHIO 43311  
 (937) 593-7330  
 D 411 BENSTL4 (BENSTL.DAT) L-3532-3

Revised 8/25/95

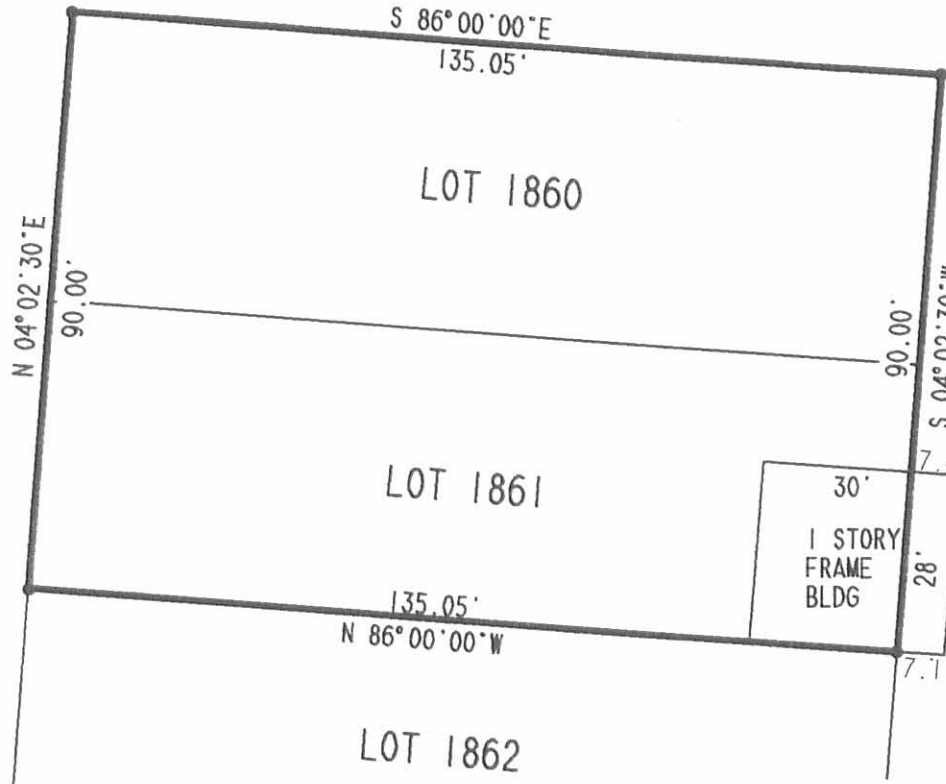


N 04°02'30"E

CARLISLE AVE. (60')

IRON AVE. (60')

S 86°00'00"E



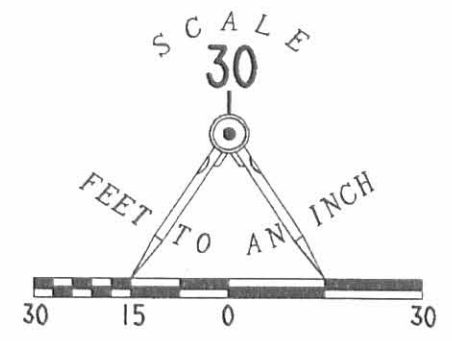
2 WORKING DAYS



**BEFORE YOU DIG**

CALL TOLL FREE **800-362-2764**

OHIO UTILITIES PROTECTION SERVICE.



LEGEND

- .10" SQUARE IRON BAR FOUND
- 5/8" IRON ROD SET

REFERENCES

LOGAN COUNTY ENGINEER'S FILES:

PLAT OF IRON CITY ADDITION  
TO BELLEFONTAINE  
PLAT CABINET A. SLIDE 195  
R-4566  
R-7832

RETRACEMENT SURVEY OF  
LOTS 1860 AND 1861  
IRON CITY ADDITION TO BELLEFONTAINE  
PLAT CABINET A. SLIDE 195  
LAKE TOWNSHIP  
LOGAN COUNTY, OHIO



SURVEYED BY:

*[Signature]*

JEFFREY I. LEE  
PROFESSIONAL SURVEYOR 6359  
AUGUST 2, 1995

COPYRIGHT 1995 BY:  
**LEE SURVEYING & MAPPING CO.**  
143 East Columbus Avenue  
BELLEFONTAINE, OHIO 43311  
(513) 593-7335

INDEXED ON MAP  
9030 5P

ORIGINAL STAMP IN GREEN

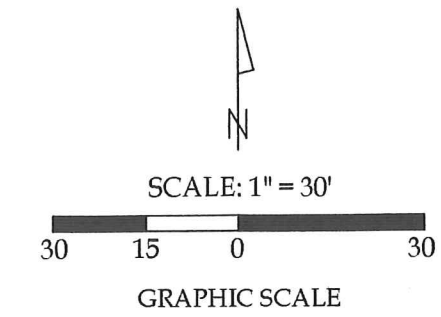
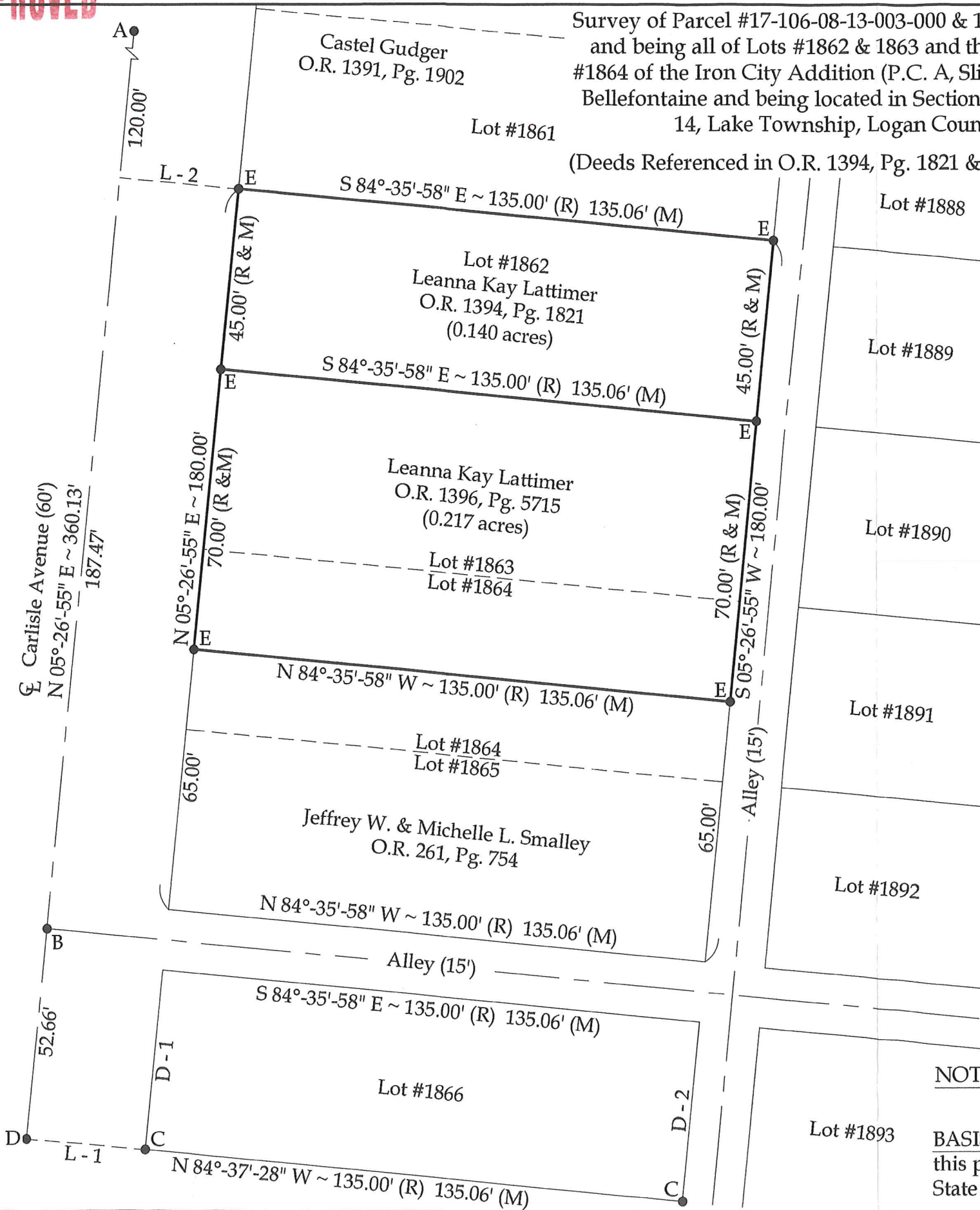


5-13-2024

**APPROVED**

Survey of Parcel #17-106-08-13-003-000 & 17-106-08-13-003-001 and being all of Lots #1862 & 1863 and the North 25' of Lot #1864 of the Iron City Addition (P.C. A, Slide 29) to the City of Bellefontaine and being located in Section 33, Town 4, Range 14, Lake Township, Logan County, Ohio.

(Deeds Referenced in O.R. 1394, Pg. 1821 & O.R. 1396, Pg. 5715)



Line Data

- L - 1 = S 84°-37'-28" E ~ 30.00'
- L - 2 = S 84°-35'-58" E ~ 30.00'

Distance Data

- D - 1 = 45.00' (R) 45.02' (M)
- D - 2 = 45.00' (R) 44.96' (M)

Legend

- A = Existing #5 Rebar at the intersection of the centerlines of Carlisle Street and Iron Avenue
- B = Existing Railroad Spike
- C = Existing #5 Rebar
- D = Existing Mag Nail
- E = Set #5 Rebar



This plat represents an actual boundary survey completed under my direct supervision on April 30, 2024.

*Kyle J. Binkley*  
Kyle J. Binkley, P.S. #8587

**NOTE:** All distances on this plat are measured unless otherwise noted.

**BASIS OF BEARINGS:** The system of bearings for this plat and legal description is based on the Ohio State Plane - North Coordinate System NAD83 (2011).

24 W. Auglaize Street  
Wapakoneta, Ohio 45895  
(419) 236-3768

CLIENT: Leanna Salmeron			
SURVEYED BY: T.J.S./M.A.B.	DATE: 04-30-2024	DRAWN BY: K.J.B.	CHECKED BY: K.J.B.
SCALE: 1" = 30'	PAGE 1	OF 1	PAGES 1

INDEXED ON MAP  
9030