

HOVER SURVEY

December, 1972

The following described real estate situated in Virginia Military Survey No. 9883, McArthur Township, Logan County, Ohio and being more particularly described as follows:

Commencing at an iron bar in the centerline of Township Road 37 as noted in the Logan County Engineer's Field Book No. 687 page 24 as Station 331+29; thence with said centerline S.79°10'W. 746.56 feet to an iron bar, said bar being the beginning point of this description; thence S.9°35'54"E. 3296.72 feet to an iron bar in the north line of John F. Maier's 101.69 acre tract; thence with said north line S.80°17'21"W. 721.43 feet to a stone in the east line of Fred E. Brackney's 201.00 acre tract; thence with said east line N.9°50'10"W. 1270.20 feet to a corner post at said Brackney's northeast corner; thence with said Brackney's north line S.79°57'41"W. 965.94 feet to a corner post in the southeast corner of Glenn O. Outland's 69.32 acre tract; thence with said Outland's east line N.10°41'45"W. 1998.43 feet to an iron bar in the centerline of T.R.37; thence with said centerline N.79°10'E. 1731.28 feet to the place of beginning.

Containing 100.15 acres more or less.

ID-1

5226

INDEXED ON MAP

HOVER SURVEY

December, 1972

The following described real estate situated in Virginia Military Survey No. 9883, McArthur Township, Logan County, Ohio and being more particularly described as follows:

Beginning at an iron bar in the centerline of Township Road 37 at the northwest corner of Dean E. Shepherd's 1.00 acre tract, said iron bar being S.79°10'W. 280.0 feet from an iron bar at Station 331+23 of a survey of T.R.37 as noted in the Logan County Engineer's Field Book No. 687 page 24; thence with said Shepherd's west line S.10°50'E. 311.2 feet to an iron bar; thence with said Shephard's south line and the south line of Jenna O. Poirer's 1.00 acre tract N.79°10'E. 280.53 feet to said Poirer's southeast corner in the west line of Nellie M. Turner's 78.99 acre tract; thence with the west line of said Turner and Wallace Clark's 120.00 acre tract S.10°55'49"E. 3000.89 feet to a stone at said Clark's southwest corner in the north line of John F. Maier's 101.69 acre tract, passing an iron bar at 1015.4 feet; thence with said Maier's north line S.80°17'21"W. 823.37 feet to an iron bar; thence N.9°35'54"W. 3296.72 feet to an iron bar in the centerline of T.R.37; thence with said centerline N.79°10'E. 466.56 feet to the place of beginning.

Containing 57.54 acres more or less.

1D-2

5226

T. R. No. 37 - 40' R/W.

N. 79° 10' E.

2477.84'

STANDARD
IRON BAR
FB 1878.24

V.M.S.

IRON BAR

1731.28

466.56'

1400

1400

LINE

IRON BAR

IRON BAR

IRON BAR

310.56'

311.2

280.53'

N. 79° 10' E.

POINT

GLENN O. OUTLAND ETUX

69.32 ACRES

1998.43'

N. 10° 41' 45" W.

Post

965.94'
S. 79° 57' 41" W.

Post

FRED E. BRACKNEY

201.00 ACRES

HOVER SURVEY
V.M.S. No. 9883
M^cARTHUR TOWNSHIP
LOGAN COUNTY, OHIO
DECEMBER 1972

SCALE: 1" = 400'

SURVEYED BY:
LESLIE H. GEESLIN, P.S.
REG. SUR. No. 5248
PLATTED BY:
DANIEL E. GILBERT, P.S.
REG. SUR. No. 5402

100.15 ACRES



3296.72'
3296.72'

57.54 ACRES

S. 9° 35' 54" E.
N. 9° 35' 54" W.

N. 9° 50' 10" W.

STONE

721.43'
S. 80° 17' 21" W.

IRON BAR

823.37'
1544.80'

STONE

3000.89'

1015.40'

NEGLIE M. TURNER

75.63 ACRES

IRON BAR

WALLACE CLARK

120.00 ACRES

JOHN F. MAIER ETAL

101.69 ACRES

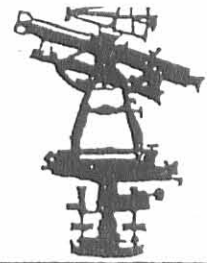
5226 I.P.

INDEXED ON MAP



REC'D 9-23-09 SM OK

EDWARDS SURVEYING
110 SOUTH MAIN STREET
URBANA, OHIO 43078
(937) 653-6508



LEGAL DESCRIPTION FOR DRISCOLL'S 2.903 ACRE TRACT

Being situate in the State of Ohio, County of Logan, Township of McArthur and being a part of Virginia Military Survey 9883, and being more particularly described as follows:

Beginning for reference at a stone monument found in a monument box at the intersection of the centerlines of Township Road 238 and Township Road 37 (40' right-of-way);

thence with the centerline of Township Road 37 N-79°10'00"-E, 3233.98' (feet) to a Mag nail set at the **PRINCIPLE PLACE OF BEGINNING** for the tract hereinafter described, said Mag nail set also being at the Northeast corner of a 100.15 acre tract conveyed to Ned R. Buchenroth, Jr., by Deed recorded in Deed Volume 400, Page 918, Tract 1, of the Logan County Deed Records;

thence continuing with the centerline of Township Road 37 N-79°10'00"-E, 180.00' (feet) to a Mag nail set from which a 3/4" diameter iron bar found at centerline Station 331+29 bears N-79°10'00"-E, 566.56' (feet);

thence S-10°22'04"-E, 639.53' (feet) to an iron bar set, passing for reference an iron bar set on the right-of-way line of Township Road 37 at 20.00' (feet);

thence S-53°35'13"-W, 211.26' (feet) to an iron bar set on the East line of aforementioned Buchenroth's 100.15 acre tract;

thence with the East line of said Buchenroth's 100.15 acre tract N-9°35'54"-W, 730.89' (feet) to the place of beginning, passing for reference an iron bar set on the right-of-way line of Township Road 37 at 710.89' (feet).

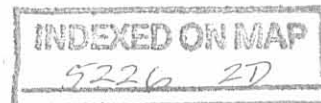
Containing 2.903 acres, 0.083 acre of which is within the road right-of-way, but being subject to the rights of all legal highways and all easements of record.

Being a part of a 54.97 acre tract conveyed to Lonnie E. Driscoll, et al., by Deed recorded in Official Record 597, Page 644, of the Logan County Records.

The foregoing description prepared by and in accordance with a Survey by William D. Edwards, Professional Surveyor No. 7574, September 22, 2009. All iron bars set are 5/8"x30" iron re-bar with a yellow plastic cap stamped "EDWARDS PS 4792 PS 7574". The basis of bearings for the herein described tract is the centerline of Township Road 37 per Official Record 597, Page 644, of the Logan County Records (N-79°10'00"-E).



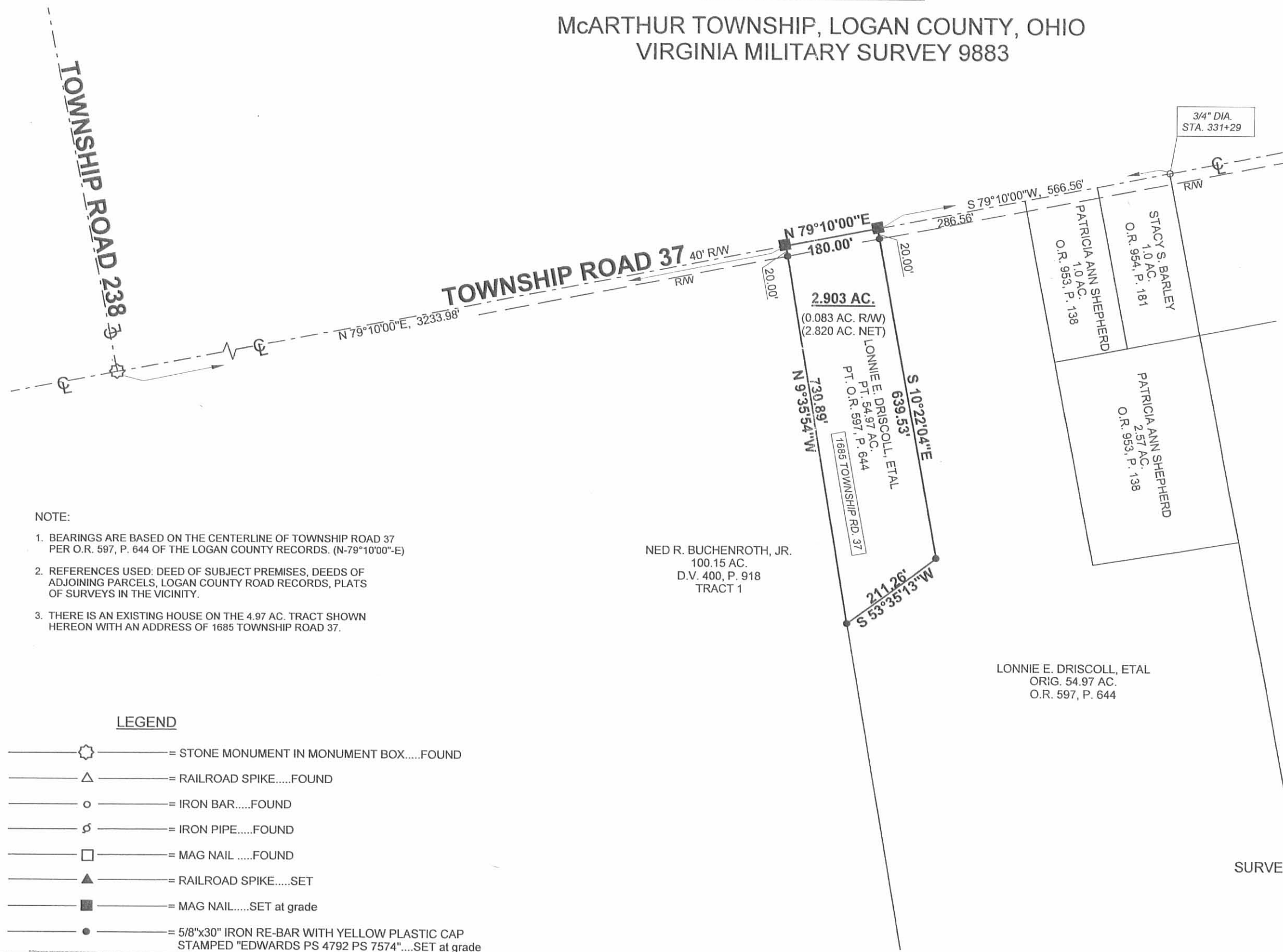
William D. Edwards
Professional Surveyor No. 7574



REC'D 9-23-09 SMY OK

PLAT OF SURVEY

McARTHUR TOWNSHIP, LOGAN COUNTY, OHIO
VIRGINIA MILITARY SURVEY 9883



SCALE: 1" = 200'

DATE: SEPTEMBER 22, 2009

- NOTE:
1. BEARINGS ARE BASED ON THE CENTERLINE OF TOWNSHIP ROAD 37 PER O.R. 597, P. 644 OF THE LOGAN COUNTY RECORDS. (N-79°10'00"-E)
 2. REFERENCES USED: DEED OF SUBJECT PREMISES, DEEDS OF ADJOINING PARCELS, LOGAN COUNTY ROAD RECORDS, PLATS OF SURVEYS IN THE VICINITY.
 3. THERE IS AN EXISTING HOUSE ON THE 4.97 AC. TRACT SHOWN HEREON WITH AN ADDRESS OF 1685 TOWNSHIP ROAD 37.

- LEGEND
- = STONE MONUMENT IN MONUMENT BOX.....FOUND
 - △— = RAILROAD SPIKE.....FOUND
 - = IRON BAR.....FOUND
 - ⊙— = IRON PIPE.....FOUND
 - = MAG NAILFOUND
 - ▲— = RAILROAD SPIKE.....SET
 - = MAG NAIL.....SET at grade
 - = 5/8"x30" IRON RE-BAR WITH YELLOW PLASTIC CAP STAMPED "EDWARDS PS 4792 PS 7574".....SET at grade



SURVEYED BY: *William D. Edwards*

WILLIAM D. EDWARDS
PROFESSIONAL SURVEYOR No. 7574
110 SOUTH MAIN STREET
URBANA, OHIO 43078
(937)653-6508

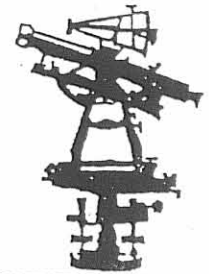
INDEXED ON MAP
5226 2P

REC'D

11-24-09 smy on



EDWARDS SURVEYING
110 SOUTH MAIN STREET
URBANA, OHIO 43078
(937) 653-6508



LEGAL DESCRIPTION FOR DRISCOLL'S 3.722 ACRE TRACT

Being situate in the State of Ohio, County of Logan, Township of McArthur and being a part of Virginia Military Survey 9883, and being more particularly described as follows:

Beginning for reference at a stone monument found in a monument box at the intersection of the centerlines of Township Road 238 and Township Road 37 (40' right-of-way);

thence with the centerline of Township Road 37 N-79°10'00"-E, 3233.98' (feet) to a Mag nail set at the **PRINCIPLE PLACE OF BEGINNING** for the tract hereinafter described, said Mag nail set also being at the Northeast corner of a 100.15 acre tract conveyed to Ned R. Buchenroth, Jr., by Deed recorded in Deed Volume 400, Page 918, Tract 1, of the Logan County Deed Records;

thence continuing with the centerline of Township Road 37 N-79°10'00"-E, 237.00' (feet) to a Mag nail set from which a 3/4" diameter iron bar found at centerline Station 331+29 bears N-79°10'00"-E, 509.56' (feet);

thence S-10°22'04"-E, 612.14' (feet) to an iron bar set, passing for reference an iron bar set on the right-of-way line of Township Road 37 at 20.00' (feet);

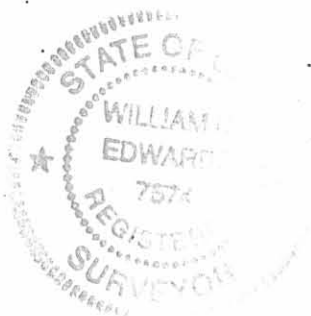
thence S-53°35'13"-W, 274.70' (feet) to an iron bar set on the East line of aforementioned Buchenroth's 100.15 acre tract;

thence with the East line of said Buchenroth's 100.15 acre tract N-9°35'54"-W, 730.89' (feet) to the place of beginning, passing for reference an iron bar set on the right-of-way line of Township Road 37 at 710.89' (feet).

Containing 3.722 acres, 0.109 acre of which is within the road right-of-way, but being subject to the rights of all legal highways and all easements of record.

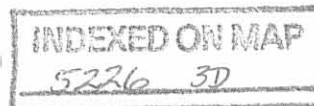
Being a part of a 54.97 acre tract conveyed to Lonnie E. Driscoll, etal., by Deed recorded in Official Record 597, Page 644, of the Logan County Records.

The foregoing description prepared by and in accordance with a Survey by William D. Edwards, Professional Surveyor No. 7574, November 16, 2009. All iron bars set are 5/8"x30" iron re-bar with a yellow plastic cap stamped "EDWARDS PS 4792 PS 7574". The basis of bearings for the herein described tract is the centerline of Township Road 37 per Official Record 597, Page 644, of the Logan County Records (N-79°10'00"-E).



William D. Edwards

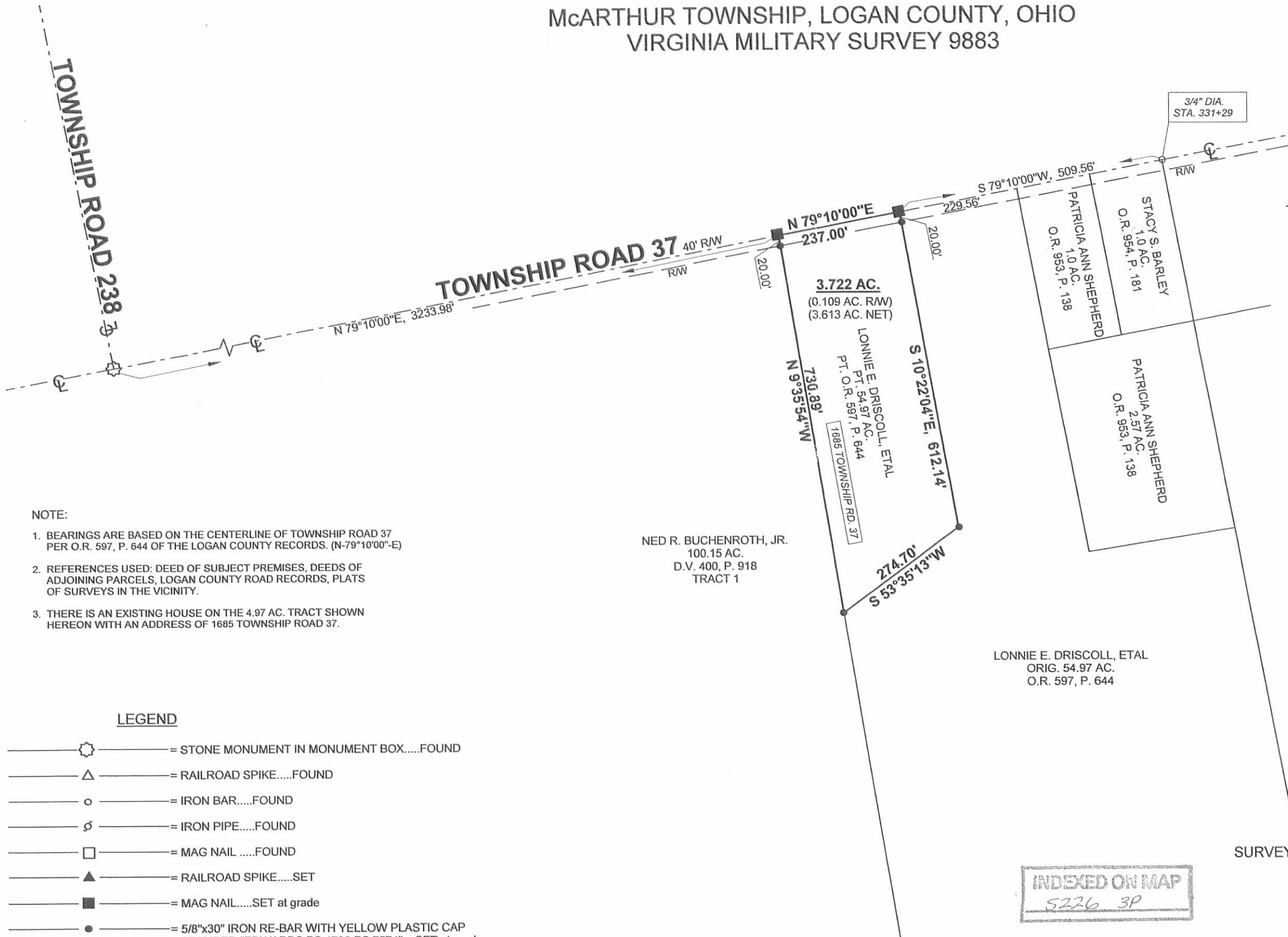
William D. Edwards
Professional Surveyor No. 7574



REID 11-24-09 smy ok

PLAT OF SURVEY

McARTHUR TOWNSHIP, LOGAN COUNTY, OHIO VIRGINIA MILITARY SURVEY 9883



SCALE: 1" = 200'
 -100 0 100 200 300
 DATE: SEPTEMBER 22, 2009
 REV. NOVEMBER 16, 2009

NOTE:

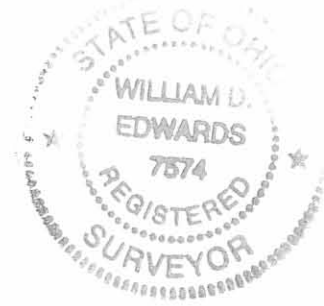
1. BEARINGS ARE BASED ON THE CENTERLINE OF TOWNSHIP ROAD 37 PER O.R. 597, P. 644 OF THE LOGAN COUNTY RECORDS. (N-79°10'00"-E)
2. REFERENCES USED: DEED OF SUBJECT PREMISES, DEEDS OF ADJOINING PARCELS, LOGAN COUNTY ROAD RECORDS, PLATS OF SURVEYS IN THE VICINITY.
3. THERE IS AN EXISTING HOUSE ON THE 4.97 AC. TRACT SHOWN HEREON WITH AN ADDRESS OF 1685 TOWNSHIP ROAD 37.

LEGEND

- = STONE MONUMENT IN MONUMENT BOX.....FOUND
- △— = RAILROAD SPIKE.....FOUND
- = IRON BAR.....FOUND
- ⊙— = IRON PIPE.....FOUND
- = MAG NAILFOUND
- ▲— = RAILROAD SPIKE.....SET
- = MAG NAIL.....SET at grade
- = 5/8"x30" IRON RE-BAR WITH YELLOW PLASTIC CAP STAMPED "EDWARDS PS 4792 PS 7574".....SET at grade

NED R. BUCHENROTH, JR.
 100.15 AC.
 D.V. 400, P. 918
 TRACT 1

LONNIE E. DRISCOLL, ETAL
 ORIG. 54.97 AC.
 O.R. 597, P. 644



SURVEYED BY: *W.D. Edwards*
 WILLIAM D. EDWARDS
 PROFESSIONAL SURVEYOR No. 7574
 110 SOUTH MAIN STREET
 URBANA, OHIO 43078
 (937)653-6508

INDEXED ON MAP
 5226 3P

1-11-19

Lee Surveying and Mapping Co.

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Bellevue OH 43311
www.lee-surveying.com



Phone: (937) 593-7335
Fax: (937) 593-7444
surveys@lee-surveying.com

BUCHENROTH, JR. 26.220 ACRES

Lying in Virginia Military Survey 9883, McArthur Township, Logan County, Ohio (all records referenced herein refer to the Logan County Records of Deeds).

Being out of the Ned R. Buchenroth, Jr., 100.15 acre tract as deeded and described in Volume 400, Page 918, Tract I and being more particularly described as follows:

COMMENCING at a stone found in a monument box at the intersection of the center-lines of Township Road 37 (60 feet wide) and Township Road 238, also being the common corner to Virginia Military Surveys 9883, 10307, 9904 and 9905;

THENCE, with said center-line of Township Road 37 and a common line to said Virginia Military Surveys 9883 and 9905, **N 82°-56'-19" E**, a distance of **1502.46** feet to a railroad spike found at the northerly corner common to said 100.15 acre tract and the Shawnee Farm Properties LLC, 117.234 acre tract as deeded and described in Official Record 1285, Page 121, Parcel I;

THENCE, with the common line to said 100.15 acre and 117.234 acre tracts, **S 06°-54'-46" E**, a distance of **1878.94** feet to an iron rod set at the **TRUE POINT OF BEGINNING**;

THENCE, with new division lines through said 100.15 acre tract, the following eight (8) courses:

- 1) **N 73°-58'-00" E**, a distance of **217.40** feet to an iron rod set;
- 2) **N 00°-21'-44" E**, a distance of **355.33** feet to an iron rod set;
- 3) **S 63°-20'-35" E**, a distance of **575.50** feet to an iron rod set;
- 4) **N 84°-35'-27" E**, a distance of **261.47** feet to an iron rod set;
- 5) **S 09°-06'-43" E**, a distance of **193.05** feet to an iron rod set;
- 6) **S 87°-02'-23" E**, a distance of **449.41** feet to an iron rod set;
- 7) **S 58°-11'-00" E**, a distance of **110.26** feet to an iron rod set; and
- 8) **N 85°-34'-40" E**, a distance of **153.01** feet to an iron rod set on a common line to said 100.15 acre tract and the Ned R. Buchenroth, Jr. and Beverly A. Buchenroth 51.248 acre tract as deeded and described in Official Record 975, Page 98;

THENCE, with said common line, **S 05°-48'-31" E**, a distance of **1129.33** feet to a 3/4 inch iron bar found on the north line of the John F. Maier and Anne Maier 102.75 acre tract as deeded and described in Volume 227, Page 509;

THENCE, with the common line to said 100.15 acre and 102.75 acre tracts, **S 83°-57'-13" W**, a distance of **722.27** feet to a 5/8 inch iron rod found (I.D. cap stamped "LEE PS 6359") on the easterly line of the Travis J. Imm and Lindsay D. Imm 20.384 acre tract as deeded and described in Official Record 1253, Page 39, Parcel I;

INDEXED ON MAP

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Fax: (937) 593-7444
surveys@lee-surveying.com

THENCE, with

said 100.15 acre and 20.384 acre tracts, **N 06°-05'-06" W**, a distance of **820.99** feet to a 5/8 inch iron rod found (no I.D. cap) at the southeast corner of the Mark A. Morris and Sandra L. Morris 30.000 acre tract as deeded and described in Official Record 612, Page 262;

THENCE, with common lines to said 100.15 acre and 30.000 acre tracts, the following two (2) courses:

- 1) **N 06°-05'-06" W**, a distance of **449.95** feet to a 5/8 inch iron rod found (I.D. cap stamped "LEE PS 6359"); and
- 2) **S 83°-45'-54" W**, a distance of **964.07** feet to a 5/8 inch iron rod found (I.D. cap stamped "LEE PS 6359") at the southeast corner of said 117.234 acre tract;

THENCE, with the common line to said 100.15 acre and 117.234 acre tract, **N 06°-54'-46" W**, a distance of **119.75** feet to the **POINT OF BEGINNING**;

Containing 26.220 acres, more or less.

Iron rods set, where indicated, are 30 inches in length, 5/8 inch in diameter with a plastic I.D. cap stamped "P.S. 8533".

This parcel is to be attached to an adjoining tract of land and is not to be used as a separate and independent parcel.

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

Bearings and distances, described herein, are derived from GPS observations based on Grid North, Ohio State Plane Coordinate System, North Zone, NAD83 (2011, Epoch 2010), with the center-line of Township Road 37 having a bearing of N 82°-56'-19" E. Distances are expressed in U.S. Survey Feet. All other measurements are from angles and distances measured in a field survey by Lee Surveying and Mapping Co. on January 4, 2019.

Description prepared by:

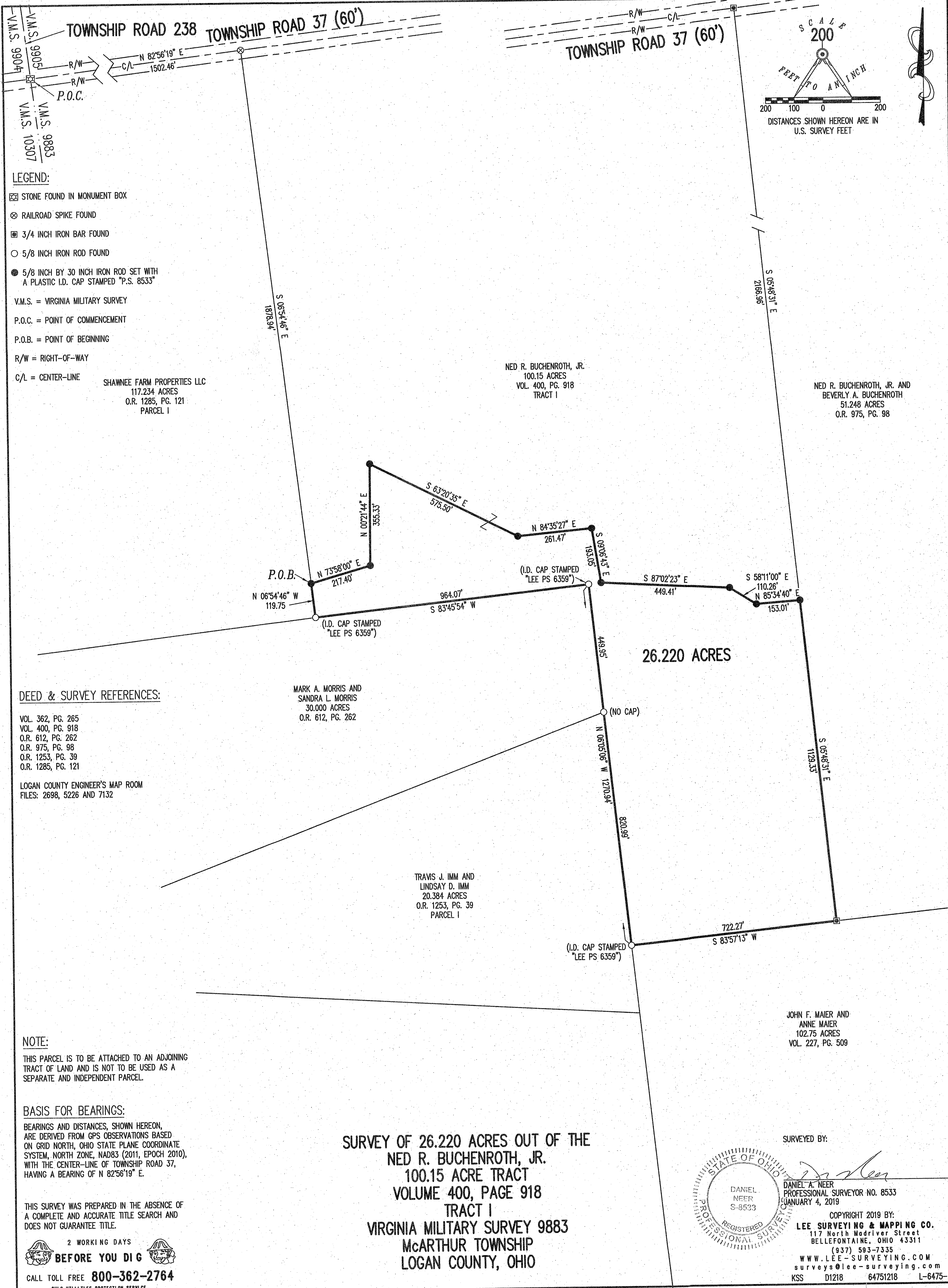


Daniel A. Neer
Daniel A. Neer
Professional Surveyor No. 8533
January 7, 2019

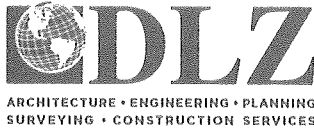
64751218

INDEXED ON MAP
5224

APPROVED



11-7-19



INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

BUCHENROTH 40.000 ACRES

Lying in Virginia Military Survey 9883, McArthur Township, Logan County, Ohio (all records referenced herein refer to the Logan County Records of Deeds).

Being out of the Ned R. Buchenroth, Jr., 100.15 acre tract as deeded and described in Volume 400, Page 918, Tract I and being more particularly described as follows:

COMMENCING at a stone found in a monument box at the intersection of the center-lines of Township Road 37 (60 feet wide) and Township Road 238, also being the common corner to Virginia Military Surveys 9883, 10307, 9904 and 9905;

THENCE, with said center-line of Township Road 37 and a common line to said Virginia Military Surveys 9883 and 9905, N 82°-56'-26" E, a distance of 1502.45 feet to a railroad spike found at the **TRUE POINT OF BEGINNING**, being the northerly corner common to said 100.15 acre tract and the Shawnee Farm Properties LLC, 117.234 acre tract as deeded and described in Official Record 1285, Page 121, Parcel I;

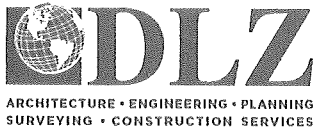
THENCE, continuing with said center-line and common Virginia Military Survey lines, N 82°-57'-41" E, a distance of **1001.39 feet** to a MAG nail set;

THENCE, with a new division line through said 100.15 acre tract, S 06°-53'-09" E, passing an iron rod set at a distance of 30.01 feet, a total distance of **1819.29 feet** to a 5/8 inch iron rod found (I.D. cap stamped "PS 8533") at an easterly corner common to the Travis J. Imm and Lindsay D. Imm 26.220 acre tract as deeded and described in Official Record 1332, Page 898;

THENCE, with lines common to the remainder of said 100.15 acre tract and said 26.220 acre tract, the following four (4) courses:

- 1) S 84°-34'-40" W, a distance of **261.43 feet** to a 5/8 inch iron rod found (I.D. cap stamped "PS 8533");

INDEXED ON MAP
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INNOVATIVE IDEAS
EXCEPTIONAL DESIGN
UNMATCHED CLIENT SERVICE

- 2) **N 63°-20'-18" W**, a distance of **575.57 feet** to a 5/8 inch iron rod found (I.D. cap stamped "PS 8533");
- 3) **S 00°-21'-17" W**, a distance of **355.33 feet** to a 5/8 inch iron rod found (I.D. cap stamped "PS 8533"); and
- 4) **S 73°-59'-06" W**, a distance of **217.50 feet** to a 5/8 inch iron rod found (I.D. cap stamped "PS 8533") on the easterly line of said 117.234 acre tract;

THENCE, with the common line to said 100.15 acre and 117.234 acre tract, **N 06°-54'-40" W**, passing a 5/8 inch iron rod found (I.D. cap stamped "LEE PS 6359") at a distance of 1848.82 feet, a total distance of **1878.88 feet** to the **POINT OF BEGINNING**.

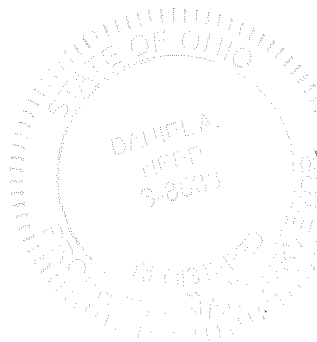
Containing **40.000 acres**, more or less, of which 0.690 acre is within the highway right-of-way.

Iron rods set, where indicated, are 30 inches in length, 5/8 inch in diameter with a plastic I.D. cap stamped "DLZ OHIO, INC".

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

Bearings and distances, described herein, are derived from GPS observations based on Grid North, Ohio State Plane Coordinate System, North Zone, NAD83 (2011, Epoch 2010), with the center-line of Township Road 37, having a bearing of N 82°-56'-26" E. Distances are expressed in U.S. Survey Feet. All other measurements are from angles and distances measured in a field survey by DLZ on October 28, 2019.

Description prepared by:



D. Neer
Daniel A. Neer

Professional Surveyor No. 8533

November 4, 2019

1921-2092.00

INDEXED ON MAP
5224

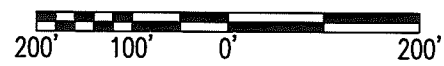
APPROVED

TOWNSHIP ROAD 238

DEED & SURVEY REFERENCES:

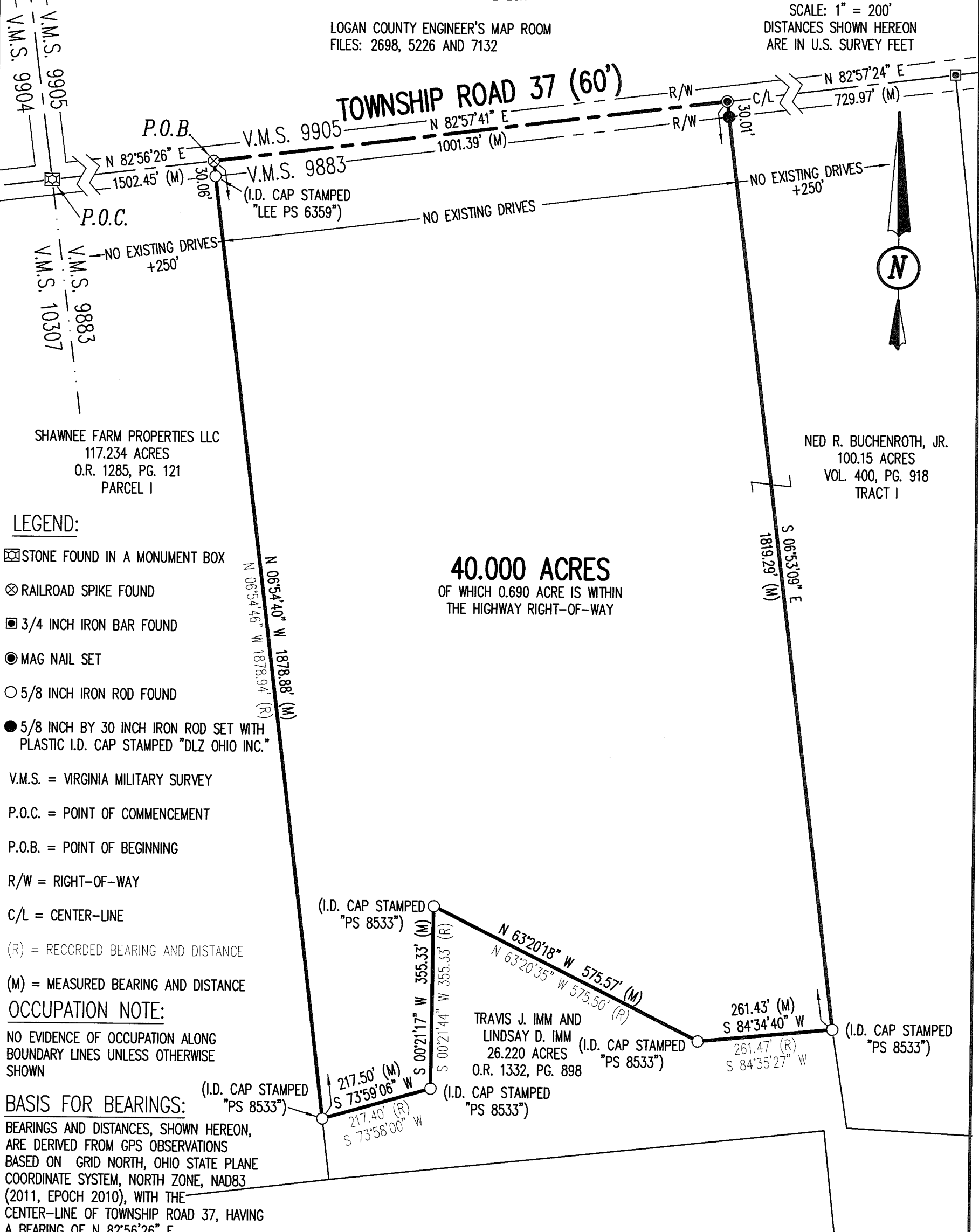
REFERENCE DEEDS SHOWN HEREON

LOGAN COUNTY ENGINEER'S MAP ROOM
FILES: 2698, 5226 AND 7132



SCALE: 1" = 200'
DISTANCES SHOWN HEREON
ARE IN U.S. SURVEY FEET

TOWNSHIP ROAD 37 (60')



SHAWNEE FARM PROPERTIES LLC
117.234 ACRES
O.R. 1285, PG. 121
PARCEL I

NED R. BUCHENROTH, JR.
100.15 ACRES
VOL. 400, PG. 918
TRACT I

40.000 ACRES
OF WHICH 0.690 ACRE IS WITHIN
THE HIGHWAY RIGHT-OF-WAY

LEGEND:

- ☒ STONE FOUND IN A MONUMENT BOX
- ⊗ RAILROAD SPIKE FOUND
- ▣ 3/4 INCH IRON BAR FOUND
- MAG NAIL SET
- 5/8 INCH IRON ROD FOUND
- 5/8 INCH BY 30 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "DLZ OHIO INC."

- V.M.S. = VIRGINIA MILITARY SURVEY
- P.O.C. = POINT OF COMMENCEMENT
- P.O.B. = POINT OF BEGINNING
- R/W = RIGHT-OF-WAY
- C/L = CENTER-LINE

(R) = RECORDED BEARING AND DISTANCE
(M) = MEASURED BEARING AND DISTANCE

OCCUPATION NOTE:

NO EVIDENCE OF OCCUPATION ALONG BOUNDARY LINES UNLESS OTHERWISE SHOWN

BASIS FOR BEARINGS:

BEARINGS AND DISTANCES, SHOWN HEREON, ARE DERIVED FROM GPS OBSERVATIONS BASED ON GRID NORTH, OHIO STATE PLANE COORDINATE SYSTEM, NORTH ZONE, NAD83 (2011, EPOCH 2010), WITH THE CENTER-LINE OF TOWNSHIP ROAD 37, HAVING A BEARING OF N 82°56'26" E.

ACCESS MANAGEMENT NOTE:

TOWNSHIP ROAD 37 IS CLASSIFIED AS A LOCAL ROAD.
MINIMUM DRIVE SPACING IS 250'
MINIMUM STOPPING SIGHT DISTANCE IS >495 (55 MPH)

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



Daniel A. Neer
DANIEL A. NEER
PROFESSIONAL SURVEYOR NO. 8533
OCTOBER 28, 2019

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SURVEY OF 40.000 ACRES
VIRGINIA MILITARY SURVEY 9883
McARTHUR TOWNSHIP
LOGAN COUNTY, OHIO
INDEXED ON MAP
5224

DRAWN BY:	DESCRIPTION	REV. NO.	DATE
KSS			11/4/2019