

RE2  
Rev. 10-85

Sheet 1 of 1 Sheets

EASEMENT FOR HIGHWAY PURPOSES

KNOW ALL MEN BY THESE PRESENTS

That \_\_\_\_\_  
\_\_\_\_\_ the Grantor \_\_\_\_\_ for and in consideration of the  
sum of \_\_\_\_\_ dollars (\$ \_\_\_\_\_) and for other good and valuable considerations to \_\_\_\_\_  
paid by the County of Logan, the Grantee, the receipt whereof is hereby acknowledged, do \_\_\_\_\_ hereby grant, bargain, sell,  
convey and release to the said Grantee, its successors and assigns forever, a perpetual easement and right of way for public  
highway and road purposes with the following rights and privileges, in, upon and over the lands hereinafter described, situated  
in Logan County, Ohio, Miami Township, Section Fractional 31, Town 2, Range 14 BTM.

The rights herein granted to the Grantee include, without limitation as to the generality thereof, the right of the Grantee or  
its agents or assigns to enter upon this said right of way, at this time or at any time in the future, with all necessary men,  
vehicles, or equipment for the purpose of trimming, cutting or removing trees, shrubs, vines or such like growth within the right  
of way, and the grantor and his heirs and assigns shall have no further right of compensation; bounded and described as follows:

PARCEL NO. 2

Being a parcel of land lying on the right and left side of the centerline of a survey, made by Worl and Associates, Inc. for  
the Logan County Engineer's Department, and recorded in Plat Book \_\_\_\_\_ Page \_\_\_\_\_ of the records of Logan  
County and being located within the following described points in the boundary thereof.

COMMENCING AT A RAILROAD SPIKE, 0.50 FEET RIGHT OF STA. 79+11.59 OF THE SURVEY ON COUNTY ROAD  
#4 (LOGAN-SHELBY ROAD), FRACTIONAL SECTION 31, TOWN 2, RANGE 14 BTM, MIAMI TOWNSHIP, LOGAN  
COUNTY, OHIO;

thence, North 3° 08' 36" East, 100.20 feet with the West line of said Fractional Section 31, the Grantor's West property line,  
and the West line of Logan County to a point 3.53 feet right of Station 80+11.75, said point being the true point of beginning;

thence, continuing North 3° 08' 36" East, 159.56 feet with the West line of Fractional Section 31, the Grantor's West property  
line, and the West line of Logan County to a point 15.14 feet left of Station 81+68.55 at the Grantor's Northwest corner;

thence, South 57° 05' 01" East, 24.15 feet with the Grantor's North property line and the North line of Fractional Section 31,  
to a point 8.86 feet right of Station 81+65.91;

thence, South 43° 17' 59" East, 38.26 feet with the Grantor's North property line and the North line of Fractional Section 31,  
to a point 44.80 feet right of Station 81+52.77;

thence, South 13° 31' 28" West, 123.22 feet to a point 30.00 feet right of Station 80+10.95, said point being in the existing  
right-of-way line of said County Road #4;

thence, North 86° 51' 24" West, 26.48 feet to the point of beginning. Containing 0.129 acres, more or less.

GRANTOR claims title through instrument recorded in Volume 349 at Page 689 in the Deed Records of Logan County, Ohio.

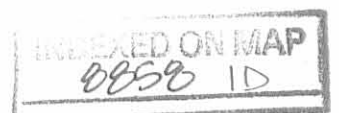
The take is from the Auditor's Parcel No \_\_\_\_\_ being carried as \_\_\_\_\_ acres.

The basis of bearing is assumed.

This description is based on a survey of County Road #4 (Logan-Shelby Road) made by Worl & Associates, Inc., in 1993,  
under the direction and supervision of Mark B. Studebaker, Registered Surveyor No. S-7074.

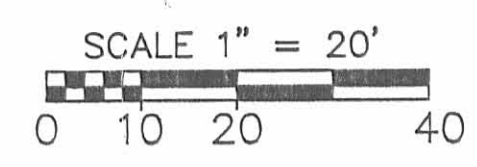
It is understood that the strip of land above described contains 0.129 acres, more or less, including the present road which  
occupies 0.110 acres, more or less.

Said stations being the Station numbers as stipulated in the hereinbefore mentioned survey and as shown by plans on file in  
the Logan County Engineer's Office.



FILE NAME
C:\PROJECT\92291\92291.DWG

NOTE:  
REFERENCE POINTS ARE DETAILED  
ON THE CONSTRUCTION PLANS.

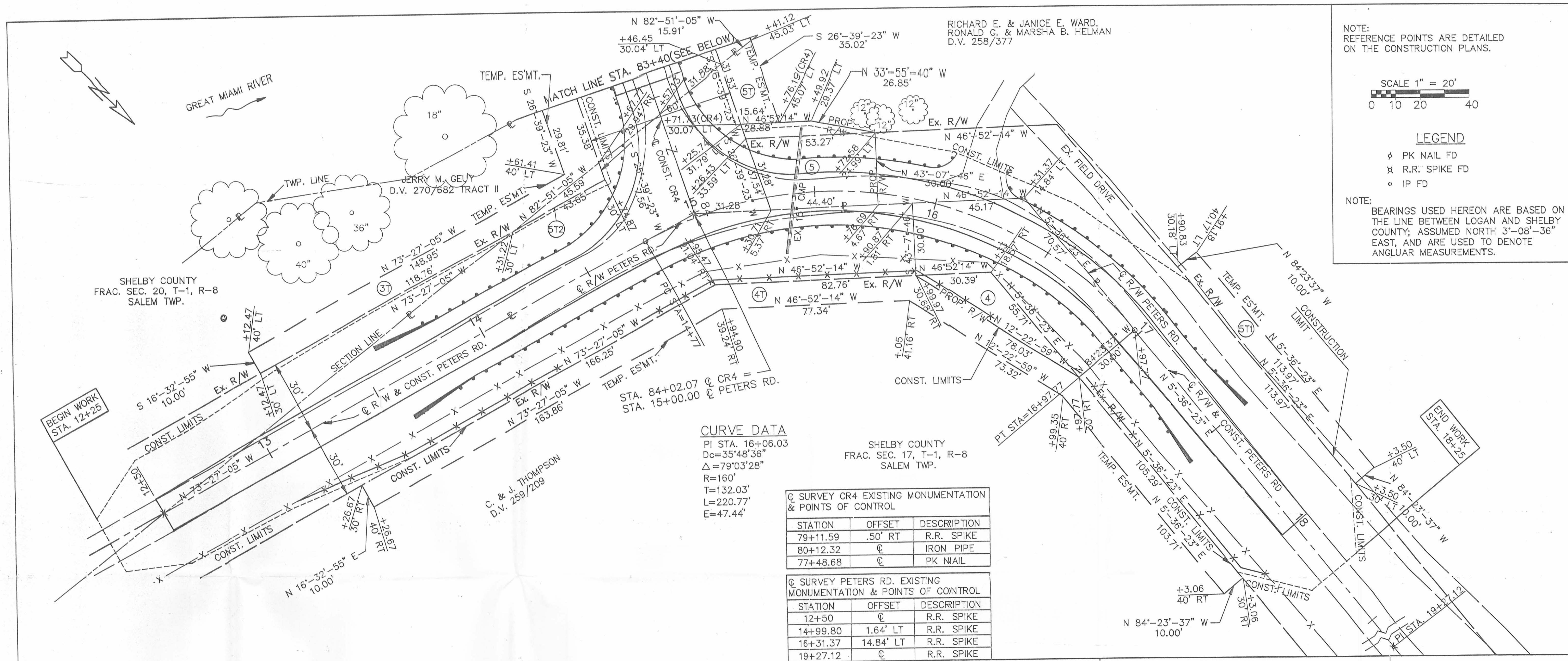


**LEGEND**

- ⊕ PK NAIL FD
- ✕ R.R. SPIKE FD
- IP FD

NOTE:  
BEARINGS USED HEREON ARE BASED ON  
THE LINE BETWEEN LOGAN AND SHELBY  
COUNTY; ASSUMED NORTH 3°-08'-36"  
EAST, AND ARE USED TO DENOTE  
ANGULAR MEASUREMENTS.

REVISIONS	DATE	NUMBER	COMMENTS



**CURVE DATA**  
 PI STA. 16+06.03  
 Dc=35°48'36"  
 Δ=79°03'28"  
 R=160'  
 T=132.03'  
 L=220.77'  
 E=47.44'

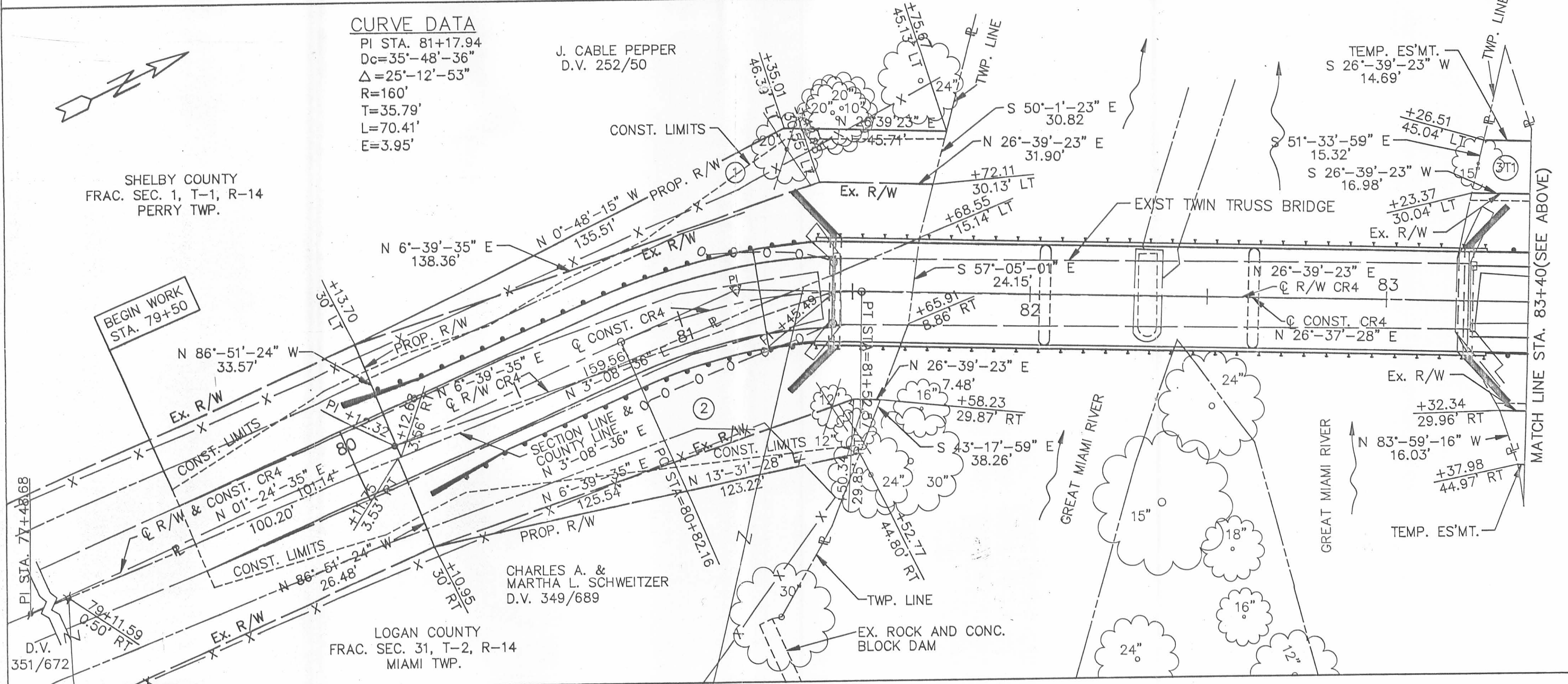
☉ SURVEY CR4 EXISTING MONUMENTATION & POINTS OF CONTROL

STATION	OFFSET	DESCRIPTION
79+11.59	.50' RT	R.R. SPIKE
80+12.32	☉	IRON PIPE
77+48.68	☉	PK NAIL

☉ SURVEY PETERS RD. EXISTING MONUMENTATION & POINTS OF CONTROL

STATION	OFFSET	DESCRIPTION
12+50	☉	R.R. SPIKE
14+99.80	1.64' LT	R.R. SPIKE
16+31.37	14.84' LT	R.R. SPIKE
19+27.12	☉	R.R. SPIKE

**CURVE DATA**  
 PI STA. 81+17.94  
 Dc=35°-48'-36"  
 Δ=25°-12'-53"  
 R=160'  
 T=35.79'  
 L=70.41'  
 E=3.95'



**SURVEYOR'S STATEMENT:**  
 I HEREBY STATE THAT THE INFORMATION SHOWN ON THIS  
 MAP OR PLAT IS CORRECTLY SHOWN HEREON TO THE BEST  
 OF MY KNOWLEDGE BASED UPON THE AVAILABLE RECORDS.



*Mark B. Studebaker* 11-24-93  
 MARK B. STUDEBAKER Reg. Survey 7074 DATE

**RIGHT OF WAY SUMMARY**

OWNERS	PARCEL NO.	DEED BK.	RECORDED AREA	P.R.O.	GROSS TAKE	NET TAKE	COMMENTS
J. CABLE PEPPER	①	252/50	110.0±	.105	.146	.041	
CHARLES A. & MARTHA L. SCHWEITZER	②	349/689		.110	.129	.019	
JERRY M. GEUY, TRACT II	⑤①	270/682	4.2±				
C. & J. THOMPSON	④①	259/209	38.180	.070	.085	.015	
RICHARD E. & JANICE E. WARD, RONALD G. & MARSHA B. HELMAN	⑤①	259/209	10.0±	.033	.039	.006	

**LOGAN & SHELBY COUNTY  
 CR4 & CR64 BRIDGE REPLACEMENT  
 RIGHT-OF-WAY PLAN**

**WORL & Associates, Inc.**  
 Consulting Engineers & Surveyors  
 1007 Washington Drive - Sidney, Ohio 45365  
 (513) 462-7636 - FAX (513) 468-5155

DRAWN BY: *WLB*  
 CHECKED BY:  
 JOB No.: 92291  
 DATE: NOVEMBER 1993  
 SHEET NUMBER

33 33

INDEXED ON MAP 2000 IP

12-23-16

# 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@lsminc.us

## SCHWEITZER 8.038 ACRES

Lying in Fractional Section 31, Town 2, Range 14, Miami Township,  
Logan County, Ohio.

Being all of the Charles A. Schweitzer 5 acre tract and tract of  
unknown acreage as deeded and described in Official Record 1165, Page  
463, Tract I of the Logan County Records of Deeds and being more  
particularly described as follows:

Commencing on a MAG nail set on the southwest corner of Fractional  
Section 31 on the west line of Logan County and the east line of Shelby  
County and within the right-of-way of County Highway 4.

THENCE, with the west line of Fractional Section 31, the west line of  
Logan County and the east line of Shelby County and within the right-of-  
way of County Highway 4 (variable right-of-way widths), N 03°-30'-00"E, a  
distance of 700.91 feet to a railroad spike found at the TRUE POINT OF  
BEGINNING, passing a railroad spike found at 29.00 feet.

THENCE, with the west line of Fractional Section 31, the west line of  
Logan County and the east line of Shelby County and within the right-of-  
way of County Highway 4, N 03°-30'-00"E, a distance of 224.50 feet to a  
MAG nail set.

THENCE, with the high water mark of The Great Miami River, the  
following eleven courses:

S 67°-51'-57"E, a distance of 295.84 feet to a 5/8 inch iron rod set,  
passing a 5/8 inch iron rod set at 52.83 feet.

N 75°-31'-53"E, a distance of 220.17 feet to a 5/8 inch iron rod set.

S 81°-59'-35"E, a distance of 99.38 feet to a 5/8 inch iron rod set.

S 31°-40'-26"E, a distance of 122.57 feet to a 5/8 inch iron rod set.

N 81°-43'-00"E, a distance of 81.48 feet to a 5/8 inch iron rod set.

S 62°-36'-45"E, a distance of 78.88 feet to a 5/8 inch iron rod set.

S 29°-04'-29"E, a distance of 234.58 feet to a 5/8 inch iron rod set.

S 30°-13'-17"E, a distance of 143.60 feet to a 5/8 inch iron rod set.

S 03°-04'-48"E, a distance of 218.64 feet to a 5/8 inch iron rod set.

S 55°-27'-33"E, a distance of 198.70 feet to a 5/8 inch iron rod set.

S 25°-06'-30"E, a distance of 118.54 feet to a 5/8 inch iron rod set.

THENCE, with the lines of the Charles A. Schweitzer 11.7 acre tract  
(O.R. 1165, Pg. 463, Tract II), the following three courses:

N 54°-59'-09"W, a distance of 1198.16 feet to a 1/2 inch iron rod found.

S 22°-26'-44"W, a distance of 42.94 feet to a 5/8 inch iron rod set.

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

N 67°-30'-00"W, a distance of 247.50 feet to the point of beginning,  
passing a 5/8 inch iron rod set at 206.65 feet.

Containing 8.038 acres, of which 0.199 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 west line of Fractional Section 31, being  
N 03°-30'-00"E, and all other bearings are from angles and distances measured  
in a field survey by Lee Surveying and Mapping Co., Inc. on November 28,  
2016.



ORIGINAL STAMP IN GREEN

Description prepared by:

Jeffrey I. Lee  
Professional Surveyor 6359  
December 1, 2016

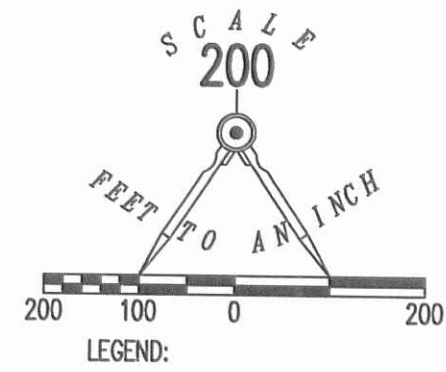
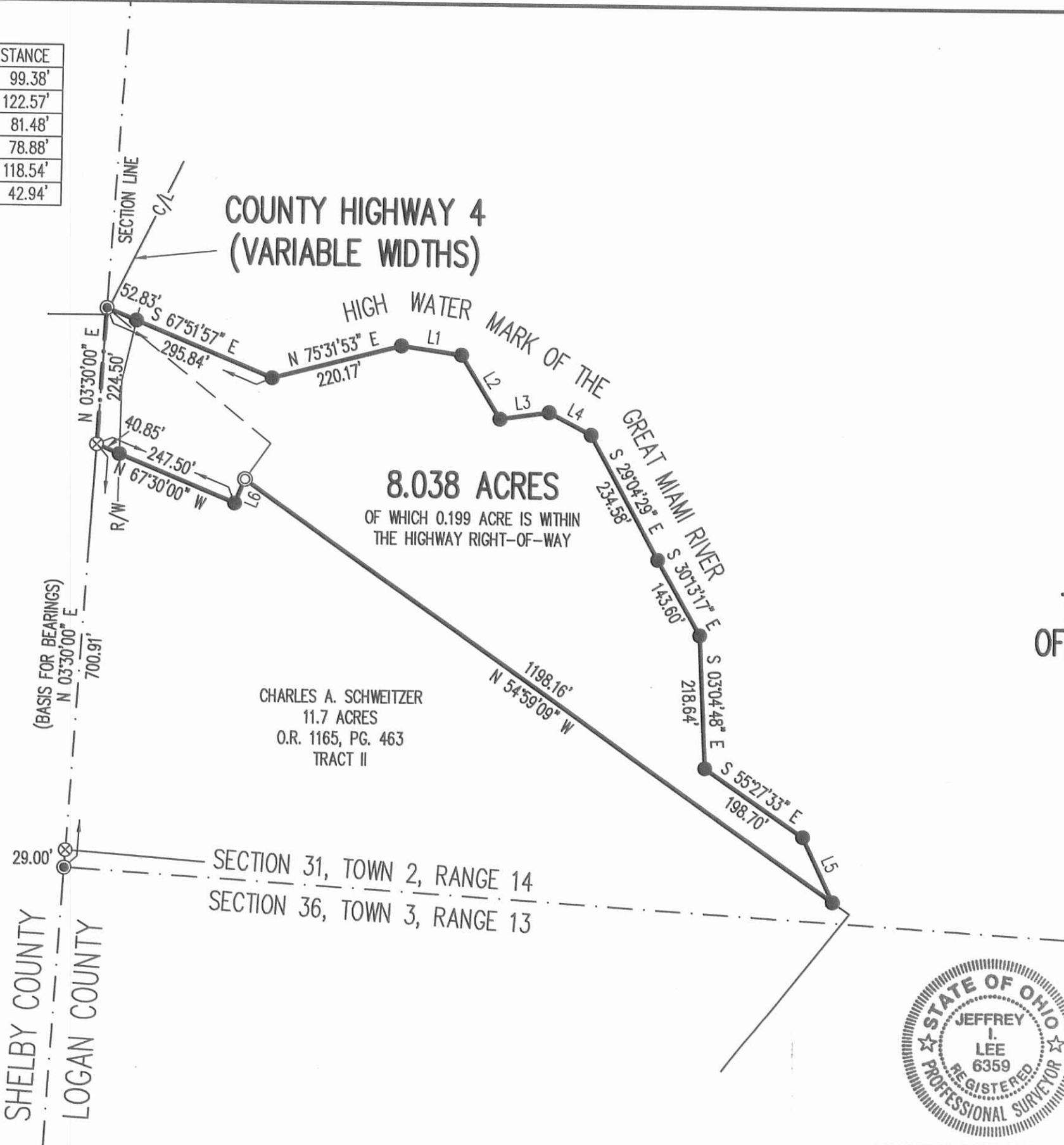
61921116

INDEXED ON MAP  
8858 2D-2

12-23-16

**APPROVED**

LINE	BEARING	DISTANCE
L1	S 81°59'35" E	99.38'
L2	S 31°40'26" E	122.57'
L3	N 81°43'00" E	81.48'
L4	S 62°36'45" E	78.88'
L5	S 25°06'30" E	118.54'
L6	S 22°26'44" W	42.94'



**SURVEY OF THE**  
**CHARLES A. SCHWEITZER**  
**5 ACRE TRACT AND**  
**TRACT OF UNKNOWN ACREAGE**  
**OFFICIAL RECORD 1165, PAGE 463**  
**TRACT I**  
**FRACTIONAL SECTION 31**  
**TOWN 2, RANGE 14**  
**MIAMI TOWNSHIP**  
**LOGAN COUNTY, OHIO**  
SURVEYED BY:

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**

CALL TOLL FREE **800-362-2764**  
OHIO UTILITIES PROTECTION SERVICE.



JEFFREY I. LEE  
PROFESSIONAL SURVEYOR 6359  
NOVEMBER 28, 2016

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surveys@lsminc.us

KSS D1116 61921116 L-6192-3

ORIGINAL STAMP IN GREEN

INDEXED ON MAP  
00590 2P