

2-6-19

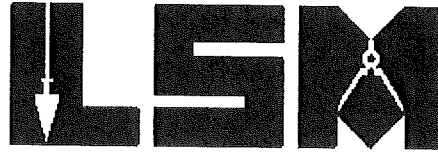


APPROVED

Lee Surveying and Mapping Co.

Land Surveys • Topography • Subdivisions • Construction Layout

117 N. Madriver St.
Bellefontaine OH 43311
www.lee-surveying.com



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

ELSIE F. SKIDMORE 5.134 ACRES

Lying in Virginia Military Survey 5092, Perry Township, Logan County, Ohio (all records referenced herein refer to the Logan County Records of Deeds).

Being out of the Elsie F. Skidmore 70.10 acre tract as deeded and described in Official Record 917, Page 714 and being more particularly described as follows:

COMMENCING at a railroad spike found at Station 129+94 (Logan County Engineer's Field Book 615, Page 40) on the center-line of Township Road 142 (60 feet wide);

THENCE, with said center-line, N 12°-47'-21" E, a distance of 716.63 feet to a MAG nail set at the **TRUE POINT OF BEGINNING**, being a westerly corner common to said 70.10 acre tract and the Shiree S. Cook 2.80 acre tract as deeded and described in Official Record 1106, Page 526;

THENCE, continuing with said center-line and the westerly line of said 70.10 acre tract, N 12°-47'-21" E, a distance of **408.79** feet to a MAG nail set;

THENCE, with new division lines through said 70.10 acre tract, the following two (2) courses:

- 1) S 77°-45'-43" E, passing an iron rod set at a distance of 30.00 feet, a total distance of **423.55** feet to an iron rod set; and
- 2) S 12°-47'-22" W, a distance of **585.18** feet to an iron rod set on a northerly line of said 2.80 acre tract;

THENCE, with common lines to said 70.10 acre and 2.80 acre tracts, the following three (3) courses:

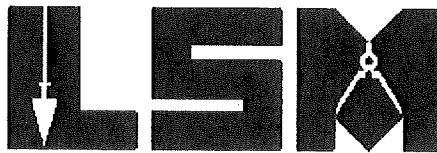
- 1) N 76°-13'-20" W, passing an iron rod set at a distance of 281.59 feet, a total distance of **291.59** feet to a point in a concrete walk;
- 2) N 12°-47'-21" E, passing an iron rod set at a distance of 10.00 feet, a total distance of **165.00** feet to an iron rod set; and

INDEXED ON MAP
9720

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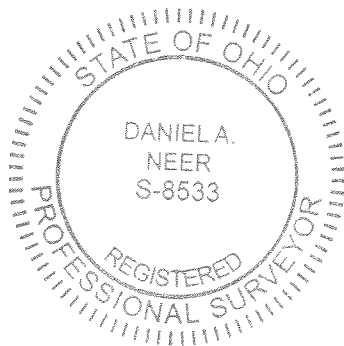
3) **N 76°-13'-20" W**, passing an iron rod set at a distance of 102.00 feet, a total distance of **132.00** feet to the **POINT OF BEGINNING**.

Containing 5.134 acres, more or less, of which 0.282 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 "P.S. 8533".

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 County Highway 142 having a bearing of N 12°-47'-21" 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 28, 2019.



Description prepared by:

A handwritten signature in black ink that reads 'Daniel A. Neer'.

Daniel A. Neer
Professional Surveyor No. 8533
January 29, 2019

64780119



2-4-19



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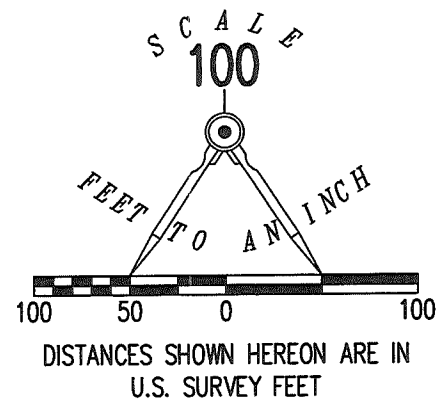
LEGEND:

- ⊗ RAILROAD SPIKE FOUND
- MAG NAIL SET
- ⊘ 8 INCH WOOD POST FOUND
- 5/8 INCH BY 30 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "P.S. 8533"
- P.O.C. = POINT OF COMMENCEMENT
- P.O.B. = POINT OF BEGINNING
- R/W = RIGHT-OF-WAY
- C/L = CENTER-LINE
- CONC. = CONCRETE

STATION 128+70.5
 (LOGAN COUNTY ENGINEER'S
 FIELD BOOK 615, PAGE 39)

DEED & SURVEY REFERENCES:

- O.R. 917, PG. 714
- O.R. 1106, PG. 526
- LOGAN COUNTY ENGINEER'S
FIELD BOOK 615, PAGES 39 & 40)
- LOGAN COUNTY ENGINEER'S MAP
ROOM FILE 7360



COUNTY HIGHWAY 142 (60')

5.134 ACRES
 OF WHICH 0.282 ACRE IS WITHIN
 THE HIGHWAY RIGHT-OF-WAY

ELSIE F. SKIDMORE
 70.10 ACRES
 O.R. 917, PG. 714

SHIREE S. COOK
 2.80 ACRES
 O.R. 1106, PG. 526

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 COUNTY HIGHWAY 142 HAVING A BEARING OF N 12°47'21" E.

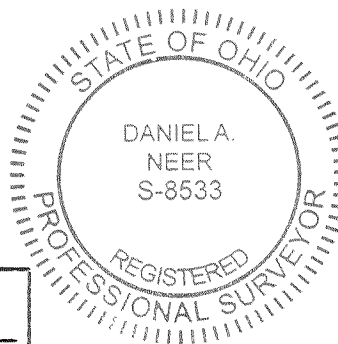
ACCESS MANAGEMENT NOTE:

TOWNSHIP ROAD 142 IS CLASSIFIED AS A MINOR COLLECTOR ROAD.
 MINIMUM DRIVE SPACING IS 360'
 MINIMUM STOPPING SIGHT DISTANCE IS >495 (55 MPH)
 (NO NEW DRIVE IS BEING REQUESTED)

**SURVEY OF 5.134 ACRES OUT OF THE
 ELSIE F. SKIDMORE
 70.10 ACRE TRACT
 OFFICIAL RECORD 917, PAGE 714
 VIRGINIA MILITARY SURVEY 5092
 PERRY TOWNSHIP
 LOGAN COUNTY, OHIO**

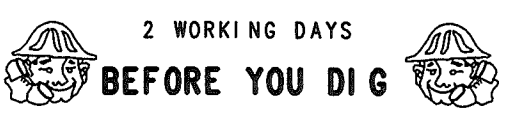
SURVEYED BY:

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



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 surveys@lee-surveying.com
 KSS D0119 64780119 L-6478-3

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



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

INDEXED ON MAP
 9720

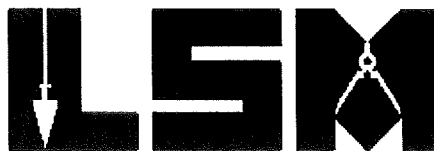
5-13-19

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SKIDMORE 0.040 ACRE

Lying in Virginia Military Survey 5092, Perry Township, Logan County, Ohio (all records referenced herein refer to the Logan County Records of Deeds).

Being out of the Elsie F. Skidmore 70.1 acre tract as deeded and described in Official Record 917, Page 714 and being more particularly described as follows:

COMMENCING at a railroad spike found at Station 129+94 (Logan County Engineer's Field Book 615, Page 40) on the center-line of County Highway 142 (60 feet wide);

THENCE, with said center-line, N 12°-47'-21" E, a distance of 716.63 feet to a MAG nail found at the westerly corner common to said 70.1 acre tract and the Shiree S Cook 2.80 acre tract as deeded and described in Official Record 1106, Page 526;

THENCE, with a common line to said 70.1 acre and 2.80 acre tract, S 76°-13'-20" E, passing a 5/8 inch iron rod found (I.D. cap stamped "P.S. 8533") at a distance of 30.00 feet, a total distance of 132.00 feet to a 5/8 inch iron rod found (I.D. cap stamped "P.S. 8533") at the **TRUE POINT OF BEGINNING**;

THENCE, with new division lines through said 70.1 acre tract, the following two (2) courses:

- 1) S 76°-13'-20" E, a distance of 10.61 feet to an iron rod set; and
- 2) S 12°-47'-21" W, a distance of 165.00 feet to a point on a line common to said 70.1 acre and 2.80 acre tracts;

THENCE, with common lines to said 70.1 acre and 2.80 acre tracts, the following two (2) courses:

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- 1) N 76°-13'-20" W, passing a 5/8 inch iron rod found (I.D. cap stamped "P.S. 8533") at a distance of 0.61 feet, a total distance of 10.61 feet to a point in a concrete walk; and
- 2) N 12°-47'-21" E, passing a 5/8 inch iron rod found (I.D. cap stamped "P.S. 8533") at a distance of 10.00 feet, a total distance of 165.00 feet to the **POINT OF BEGINNING**.

Containing 0.040 acre, more or less.

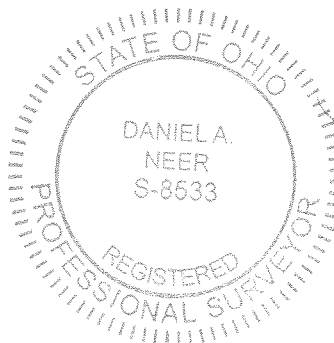
Iron rods set, where indicated, are 30 inches in length, 5/8 inch in diameter with a plastic I.D. cap stamped "P.S. 8533".

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 County Highway 142, having a bearing of N 12°-47'-21" 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 April 24, 2019.

Description prepared by:



D. Neer
Daniel A. Neer
Professional Surveyor No. 8533
May 7, 2019

64780319

INDEXED ON MAP

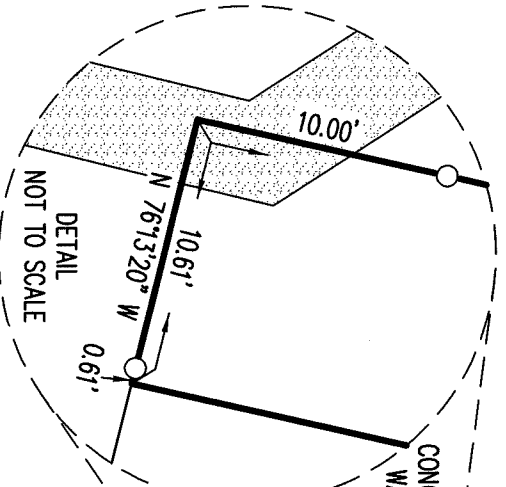
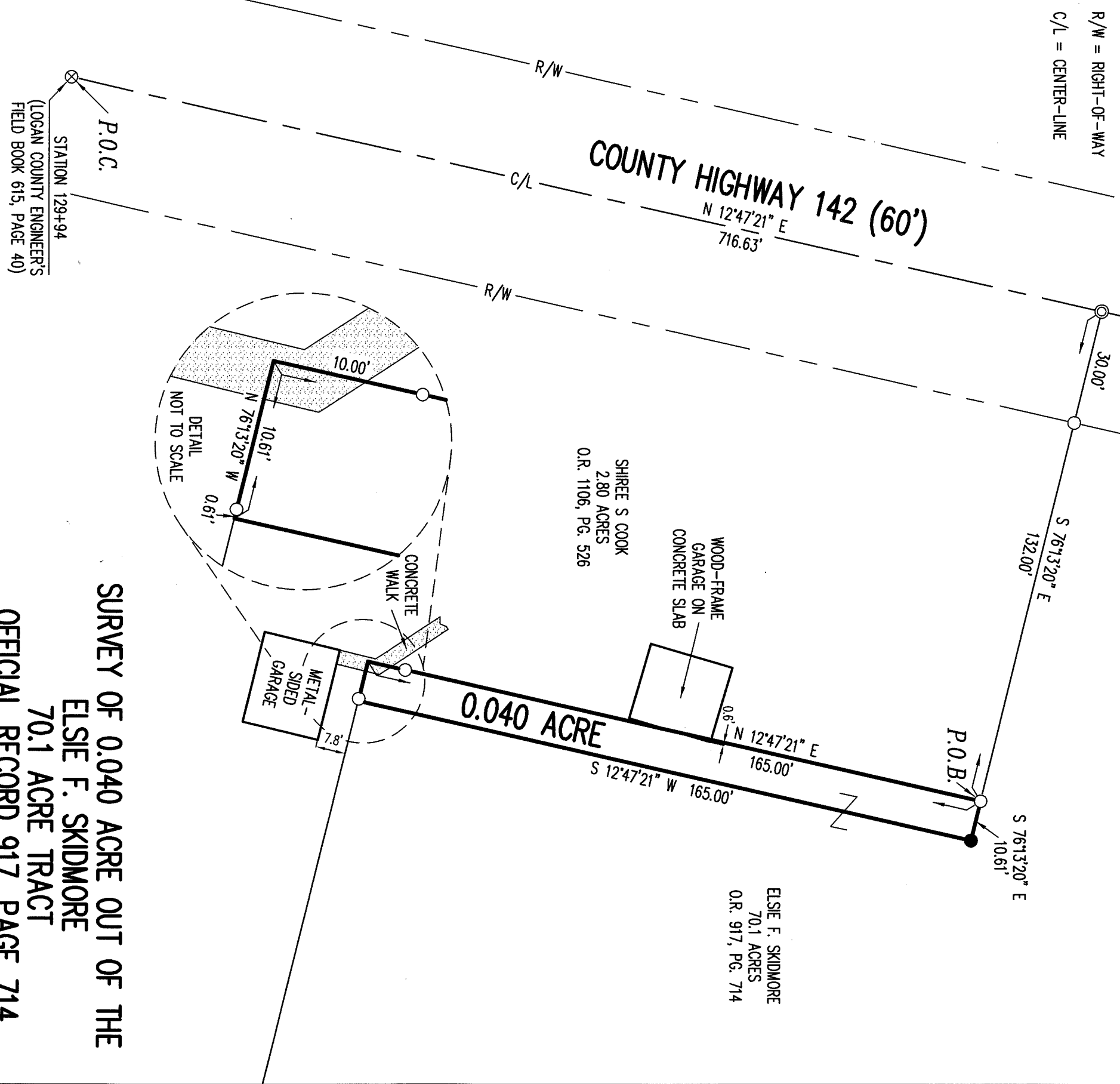
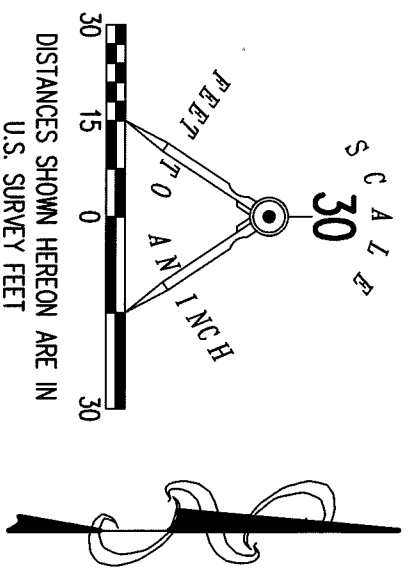
9728

LEGEND:

- ⊗ RAILROAD SPIKE FOUND
- ⊙ MAG NAIL FOUND
- 5/8 INCH IRON ROD FOUND WITH PLASTIC I.D. CAP STAMPED "P.S. 8533"
- 5/8 INCH BY 30 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "P.S. 8533"
- P.O.C. = POINT OF COMMENCEMENT
- P.O.B. = POINT OF BEGINNING
- R/W = RIGHT-OF-WAY
- C/L = CENTER-LINE

DEED & SURVEY REFERENCES:

- O.R. 917, PG. 714
- O.R. 1106, PG. 526
- LOGAN COUNTY ENGINEER'S FIELD BOOK 615, PAGE 40
- LOGAN COUNTY ENGINEER'S MAP ROOM FILE 7360



**SURVEY OF 0.040 ACRE OUT OF THE
ELSIE F. SKIDMORE
70.1 ACRE TRACT
OFFICIAL RECORD 917, PAGE 714
VIRGINIA MILITARY SURVEY 5092
PERRY TOWNSHIP
LOGAN COUNTY, OHIO**

SURVEYED BY:

DANIEL A. NEER
PROFESSIONAL SURVEYOR NO. 8533
APRIL 24, 2019

BASIS FOR BEARINGS:

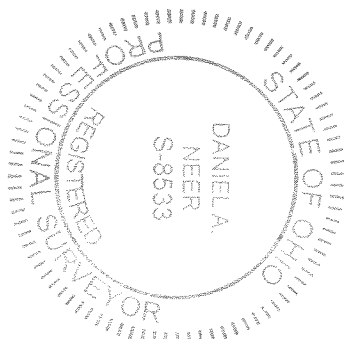
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THIS SURVEY WAS PREPARED IN THE ABSENCE OF A COMPLETE AND ACCURATE TITLE SEARCH AND DOES NOT GUARANTEE TITLE.

2 WORKING DAYS

BEFORE YOU DIG

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OHIO UTILITIES PROTECTION SERVICE



NOTE:

THIS PARCEL IS TO BE ATTACHED TO AN ADJOINING TRACT OF LAND AND IS NOT TO BE USED AS A SEPARATE AND INDEPENDENT PARCEL.

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