

12-2-15



APPROVED

VICTOR KLINGELHOFER SURVEY

9.473 ACRES

November 11, 2015

The following described 9.473 acre tract of land is situated in Section 15, Town 2, Range 14, B.M.R.S., Pleasant Township, Logan County, Ohio and being part of Victor A. Klingelhofer's and Bonnie J. Klingelhofer's Tract I (11.48 acres) described in Official Record Volume 1186, page 171, said 9.473 acre tract more particularly described as follows:

Beginning at a magnetic nail found in the centerline of County Road 24 (60 feet wide) at Station 138+97 as shown on page 17 in Logan County Engineer's field book 601, said nail bearing South 10°13'41" East 20.19 feet from a ½ inch iron bar found in the centerline of Township Road 21 and referenced as Station 0+00 on page 8 in Logan County Engineer's field 572 and as Station 139+17 on page 78 in Logan County Engineer's field book 516, said nail also marking an angle point in the west line of said 11.48 acre tract;

Thence **North 50°11'17" East 30.84 feet**, following the centerline of County Road 24 and the west line of said 11.48 acre tract, to a magnetic nail found in the centerline of Township Road 21 (50 feet wide);

Thence **South 88°45'00" East 555.51 feet**, following the centerline of Township Road 21 and the north line of said 11.48 acre tract, to a ½ inch iron bar found at Station 5+57 as referenced on page 6 in Logan County Engineer's field book 555;

Thence **North 86°42'01" East 154.55 feet**, continuing along the centerline of Township Road 21 and the north line of said 11.48 acre tract, to a magnetic spike set at the northwest corner of Barbara Jean Ingram's and Tina Louise Rose's Tract I (58.52 acres) described in Official Record Volume 395, page 736;

Thence **South 4°25'57" West 507.46 feet**, departing from the centerline of Township Road 21, following the east line of said 11.48 acre tract and the west line of said 58.52 acre tract, passing an iron bar set at 25.22 feet, to an iron bar set;

Thence **South 41°42'08" West 144.32 feet**, continuing along the east line of said 11.48 acre tract and the west line of said 58.52 acre tract, to an iron bar set;

Thence **South 89°00'01" West 317.76 feet**, departing from the west line of said 58.52 acre tract and entering said 11.48 acre tract, to an iron bar set;

Thence **South 3°50'24" West 80.84 feet** to an iron bar set;

Thence **South 81°43'39" West 149.38 feet**, passing an iron bar set at 119.36 feet, to a magnetic spike set in the centerline of County Road 24 and in the west line of said 11.48 acre tract;

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Thence **North 10°13'41" West 716.25 feet**, following the centerline of County Road 24 and the west line of said 11.48 acre tract, to the **place of beginning, containing 9.473 acres** more or less and subject to all valid easements and restrictions of record.

The above-described 9.473 acre tract of land contains 0.903 acre within the road right-of-way of County Road 24 and Township Road 21.

The above description was prepared from an actual field survey made by George A. Blackburn, Registered Surveyor #7873, during the month of November 2015. Iron bars set are 5/8 inch by 30 inch reinforcing rods with plastic caps marked "Blackburn RS #7873." Bearings indicated herein are based on the centerline of County Road 24 (60 feet wide) bearing North 10°13'41" West.

Description prepared by: *George A. Blackburn* 11-11-2015
George A. Blackburn, R.S. #7873
6879 State Route 287
West Liberty, Ohio 43357
(937) 465-0424 (937) 666-5605



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12-2-15



VICTOR KLINGELHOFER SURVEY

1.662 ACRES

November 11, 2015

The following described 1.662 acre tract of land is situated in Section 15, Town 2, Range 14, B.M.R.S., Pleasant Township, Logan County, Ohio and being part of Victor A. Klingelhofer's and Bonnie J. Klingelhofer's Tract I (11.48 acres) described in Official Record Volume 1186, page 171, said 1.662 acre tract more particularly described as follows:

Beginning at a magnetic nail found in the centerline of County Road 24 (60 feet wide) at Station 138+97 as shown on page 17 in Logan County Engineer's field book 601, said nail bearing South 10°13'41" East 20.19 feet from a 1/2 inch iron bar found in the centerline of Township Road 21 and referenced as Station 0+00 on page 8 in Logan County Engineer's field 572 and as Station 139+17 on page 78 in Logan County Engineer's field book 516, said nail also marking an angle point in the west line of said 11.48 acre tract;

Thence **South 10°13'41" East 716.25 feet**, following the centerline of County Road 24 and the west line of said 11.48 acre tract, to a magnetic spike set and marking the **place of beginning**;

Thence **North 81°43'39" East 149.38 feet**, departing from the centerline of County Road 24 and entering said 11.48 acre tract, passing an iron bar set at 30.02 feet, to an iron bar set;

Thence **North 3°50'24" East 80.84 feet** to an iron bar set;

Thence **North 89°00'01" East 317.76 feet** to an iron bar set in the east line of said 11.48 acre tract and in the west line of Barbara Jean Ingram's and Tina Louise Rose's Tract I (58.52 acres) described in Official Record Volume 395, page 736;

Thence **South 41°42'08" West 313.17 feet**, following the east line of said 11.48 acre tract and the west line of said 58.52 acre tract, to an iron bar set;

Thence **South 82°48'08" West 236.37 feet**, following the south line of said 11.48 acre tract and a north line of said 58.52 acre tract, passing an iron bar set at 206.33 feet, to a magnetic spike set in the centerline of County Road 24;

Thence **North 10°13'41" West 158.25 feet**, following the centerline of County Road 24 and the west line of said 11.48 acre tract, to the **place of beginning, containing 1.662 acres** more or less and subject to all valid easements and restrictions of record.

The above-described 1.662 acre tract of land contains 0.109 acre within the road right-of-way of County Road 24.

The above description was prepared from an actual field survey made by George A. Blackburn, Registered Surveyor #7873, during the month of November 2015. Iron bars set are 5/8 inch by 30 inch reinforcing rods with plastic caps marked "Blackburn RS #7873." Bearings indicated herein are based on the centerline of County Road 24 (60 feet wide) bearing South 10°13'41" East.

Description prepared by: George A. Blackburn 11-11-2015
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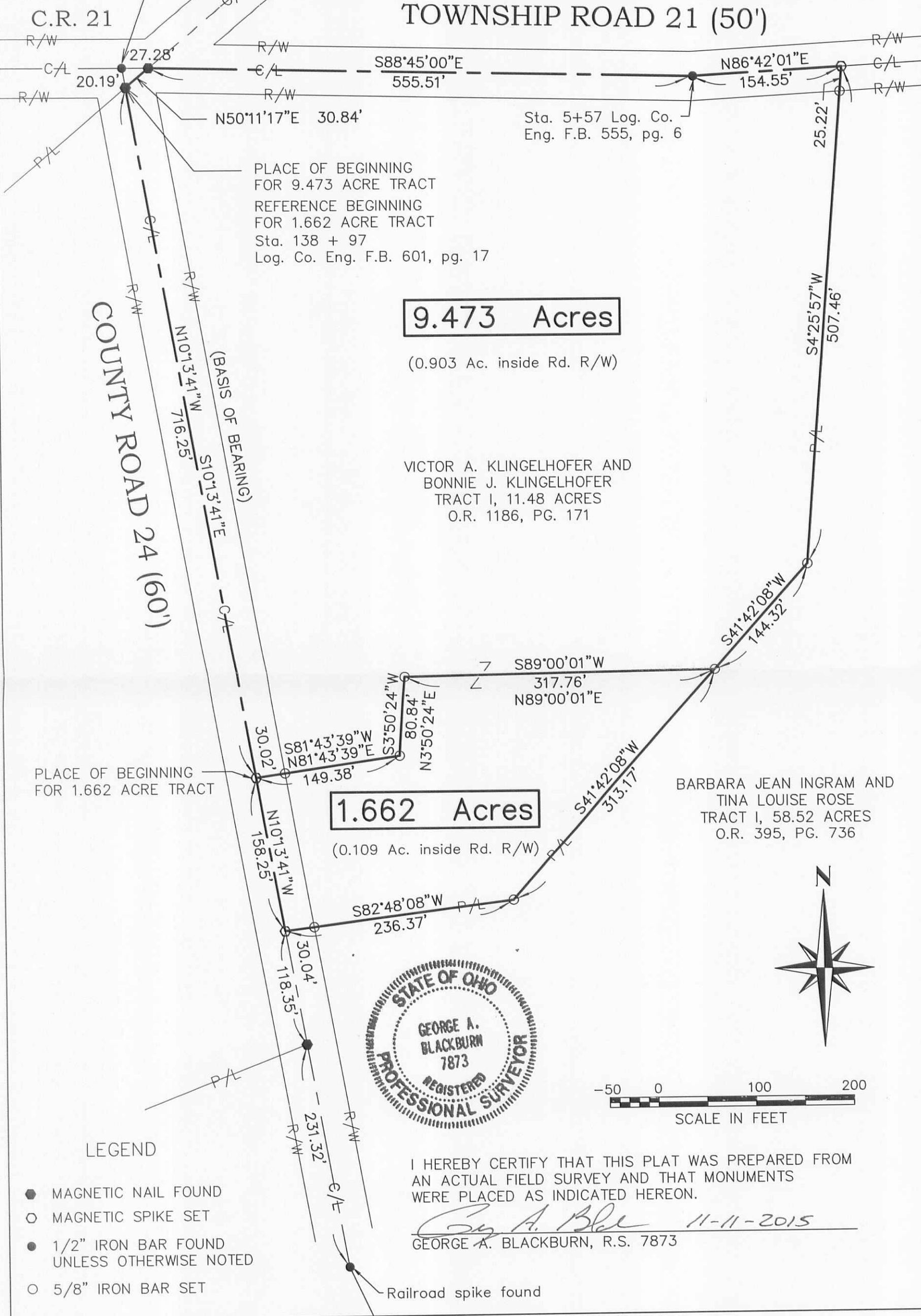
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APPROVED

Sta. 0+00 Log. Co.
Eng. F.B. 572, pg. 8
Sta. 139+17 Log. Co.
Eng. F.B. 516, pg. 78

PLAT OF SURVEY IN SECTION 15, TOWN 2, RANGE 14, B.M.R.S. PLEASANT TOWNSHIP, LOGAN COUNTY, OHIO TOWNSHIP ROAD 21 (50')



LEGEND

- MAGNETIC NAIL FOUND
- MAGNETIC SPIKE SET
- 1/2" IRON BAR FOUND UNLESS OTHERWISE NOTED
- 5/8" IRON BAR SET

Railroad spike found

BLACKBURN SURVEYING
6879 STATE ROUTE 287
WEST LIBERTY, OHIO 43357
(937) 465-0424 (937) 666-5605

DATE: 11/10/2015
SCALE: 1" = 100'
FILE: Klingelhofer 11-15
F.B. 20, pg. 29

**PLAT PREPARED FOR
VICTOR KLINGELHOFER**

Sheet
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of
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