

11-17-2022

APPROVED



HAVENAR

Engineering & Surveying

Amy L. Havenar, P.E.
Britt R. Havenar, P.E., P.S.

Legal Description for 10.488 acres

Situate in the Northeast quarter of Section Seventeen (17), Town One (1), Range Eight (8) East, Township of Pleasant, County of Logan, State of Ohio, and being part of a 40.000 acre tract owned by Mark Andrew & Terry Bennett in Official Record 1410, Page 1346 of the Recorder's Office of Logan County, Ohio, as shown by a survey by Britt R. Havenar, Ohio P.S. No. 8266, and being more particularly described as follows:

Commencing at a Mag spike set on the centerline of right-of-way of County Road 23 (60' R/W) and east section line, said spike being Station 74+37.10 in Field Book 708, Page 12, said spike also being the True Point of Beginning of the tract herein described;

Thence South 00 degrees 35 minutes 33 seconds West, along said centerline of right-of-way of County Road 23 and east section line, a distance of 345.09 feet to a Mag spike set, said spike being on the new division line;

Thence North 89 degrees 40 minutes 26 seconds West, along said new division line, a distance of 1324.06 feet to a 5/8" capped iron pin set, said pin being on the east line of a 60.439 acre tract owned by Martin L. Given, Trustee in Official Record 2081, Page 135 (Shelby County) and being on the Logan County Line, passing through a 5/8" capped iron pin set at a distance of 30.00 feet which marks the west right-of-way line of County Road 23;

Thence North 00 degrees 38 minutes 47 seconds East, along said east line of the 60.439 acre tract and County Line, a distance of 345.10 feet to a 5/8" capped iron pin set, said pin being the southwest corner of a 47.500 acre tract owned by Anthony D. Hoying in Official Record 479, Page 828 and north line of Section Seventeen (17), passing a 5/8" iron pin found at a distance of 16.04 feet;

Thence South 89 degrees 40 minutes 26 seconds East, along the south line of said 47.500 acre tract and north section line, a distance of 1323.73 feet to a Mag spike set, said spike being on the centerline of right-of-way of County Road 23, passing through a 5/8" capped iron pin set at a distance of 1293.73 feet which marks the west right-of-way line of County Road 23, said spike being the True Point of Beginning of the above described tract, containing 10.488 acres more or less, of which 0.238 acres are in existing right-of-way, subject to all easements of record.

Basis of bearings based on State Plane Coordinates, NAD83, Ohio North Zone.

Description prepared by:
Britt R. Havenar, P.E., P.S., Ohio P.S. No. 8266



11-17-2022



APPROVED HAVENAR

Engineering & Surveying

Amy L. Havenar, P.E.
Britt R. Havenar, P.E., P.S.

Legal Description for 25.000 acres

Situate in the Northeast quarter of Section Seventeen (17), Town One (1), Range Eight (8) East, Township of Pleasant, County of Logan, State of Ohio, and being part of a 40.000 acre tract owned by Mark Andrew & Terry Bennett in Official Record 1410, Page 1346 of the Recorder's Office of Logan County, Ohio, as shown by a survey by Britt R. Havenar, Ohio P.S. No. 8266, and being more particularly described as follows:

Commencing at a Mag spike set on the centerline of right-of-way of County Road 23 (60' RW) and east section line, said spike being Station 74+37.10 in Field Book 708, Page 12, thence South 00 degrees 35 minutes 33 seconds West, along said centerline of right-of-way and east section line, a distance of 345.09 feet to a Mag spike set, said spike also being the True Point of Beginning of the tract herein described;

Thence continuing South 00 degrees 35 minutes 33 seconds West, along said centerline of right-of-way of County Road 23 and east section line, a distance of 938.31 feet to a Mag spike set, said spike being on the new division line;

Thence North 89 degrees 31 minutes 59 seconds West, along said new division line, a distance of 816.92 feet to a 5/8" capped iron pin set, said pin being on the new division line, passing through a 5/8" capped iron pin set at a distance of 30.00 feet which marks the west right-of-way line of County Road 23;

Thence North 00 degrees 38 minutes 41 seconds East, along said new division line, a distance of 298.41 feet to a 5/8" capped iron pin set;

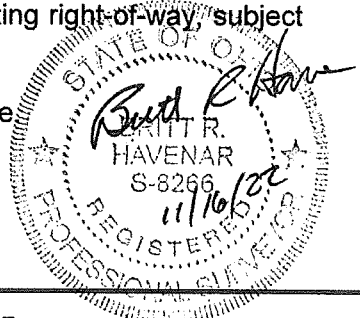
Thence North 89 degrees 31 minutes 59 seconds West, along said new division line, a distance of 508.00 feet to a 5/8" capped iron pin set, said pin being on the east line of a 60.439 acre tract owned by Martin L. Given, Trustee in Official Record 2081, Page 135 (Shelby County) and being on the Logan County Line;

Thence North 00 degrees 38 minutes 47 seconds East, along said east line of the 60.439 acre tract and County Line, a distance of 636.64 feet to a 5/8" capped iron pin set, said pin being the new division line;

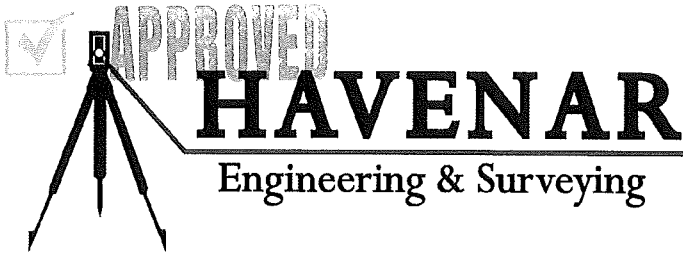
Thence South 89 degrees 40 minutes 26 seconds East, along said new division line, a distance of 1324.06 feet to a Mag spike set, said spike being on the centerline of right-of-way of County Road 23, passing through a 5/8" capped iron pin set at a distance of 1294.06 feet which marks the west right-of-way line of County Road 23, said spike being the True Point of Beginning of the above described tract, containing 25.000 acres more or less, of which 0.646 acres are in existing right-of-way subject to all easements of record.

Basis of bearings based on State Plane Coordinates, NAD83, Ohio North Zone

Description prepared by:
Britt R. Havenar, P.E., P.S., Ohio P.S. No. 8266



11-17-2022



Amy L. Havenar, P.E.
Britt R. Havenar, P.E., P.S.

Legal Description for 5.001 acres

Situate in the Northeast quarter of Section Seventeen (17), Town One (1), Range Eight (8) East, Township of Pleasant, County of Logan, State of Ohio, and being part of a 40.000 acre tract owned by Mark Andrew & Terry Bennett in Official Record 1410, Page 1346 of the Recorder's Office of Logan County, Ohio, as shown by a survey by Britt R. Havenar, Ohio P.S. No. 8266, and being more particularly described as follows:

Commencing at a Mag spike set on the centerline of right-of-way of County Road 23 (60' R/W) and east section line, said spike being Station 74+37.10 in Field Book 708, Page 12, thence South 00 degrees 35 minutes 33 seconds West, along said centerline of right-of-way and east section line, a distance of 1283.40 feet to a Mag spike set, said spike also being the True Point of Beginning of the tract herein described;

Thence continuing South 00 degrees 35 minutes 33 seconds West, along said centerline of right-of-way of County Road 23 and east section line, a distance of 50.00 feet to a Mag spike set, said spike being the northeast corner of a 40.00 acre tract owned by Angela Orndorff, Trustee, etal in Official Record 1334, Page 859;

Thence North 89 degrees 31 minutes 59 seconds West, along the north line of said 40.00 acre tract, a distance of 1324.97 feet to a 5/8" capped iron pin set, said pin being on the southeast corner of a 60.439 acre tract owned by Martin L. Given, Trustee in Official Record 2081, Page 135 (Shelby County) and the Logan County Line, passing through a 5/8" capped iron pin set at a distance of 30.00 feet which marks the west right-of-way line of County Road 23;

Thence North 00 degrees 38 minutes 47 seconds East, along said east line of the 60.439 acre tract and County Line, a distance of 348.41 feet to a 5/8" capped iron pin set, said pin being the new division line;

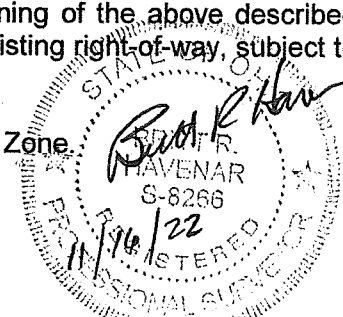
Thence South 89 degrees 31 minutes 59 seconds East, along said new division line, a distance of 508.00 feet to a 5/8" capped iron pin set;

Thence South 00 degrees 38 minutes 41 seconds West, along said new division line, a distance of 298.41 feet to a 5/8" capped iron pin set;

Thence South 89 degrees 31 minutes 59 seconds East, along said new division line, a distance of 816.92 feet to a Mag spike set, said spike being on the centerline of right-of-way of County Road 23, passing through a 5/8" capped iron pin set at a distance of 786.92 feet which marks the west right-of-way line of County Road 23, said spike being the True Point of Beginning of the above described tract, containing 5.001 acres more or less, of which 0.034 acres are in existing right-of-way, subject to all easements of record.

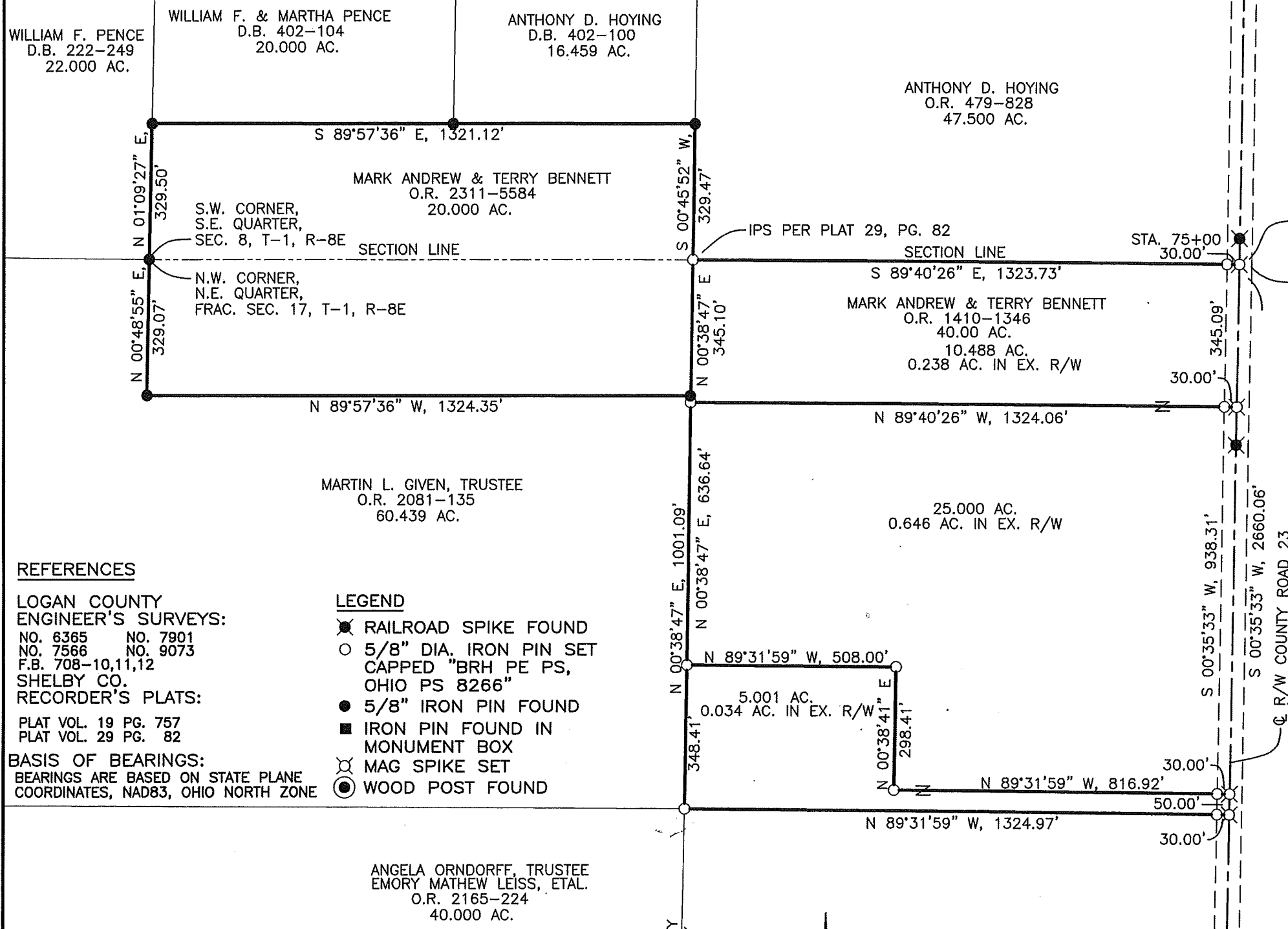
Basis of bearings based on State Plane Coordinates, NAD83, Ohio North Zone.

Description prepared by:
 Britt R. Havenar, P.E., P.S., Ohio P.S. No. 8266





BENNETT SURVEY SECTIONS 8 & 17, T-1, R-8E. SALEM TOWNSHIP, SHELBY COUNTY, OHIO PLEASANT TOWNSHIP, LOGAN COUNTY, OHIO



REFERENCES

LOGAN COUNTY
ENGINEER'S SURVEYS:
NO. 6365 NO. 7901
NO. 7566 NO. 9073
F.B. 708-10,11,12
SHELBY CO.
RECORDER'S PLATS:
PLAT VOL. 19 PG. 757
PLAT VOL. 29 PG. 82

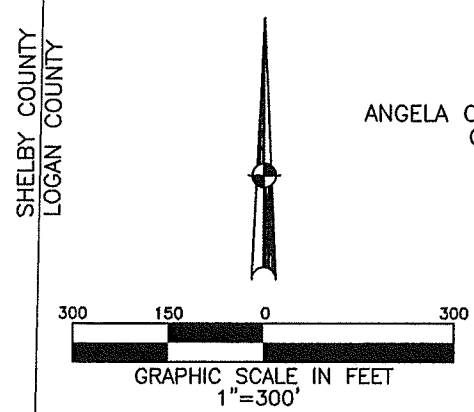
LEGEND

- ⊗ RAILROAD SPIKE FOUND
- 5/8" DIA. IRON PIN SET CAPPED "BRH PE PS, OHIO PS 8266"
- 5/8" IRON PIN FOUND
- IRON PIN FOUND IN MONUMENT BOX
- ⊗ MAG SPIKE SET
- WOOD POST FOUND

BASIS OF BEARINGS:
BEARINGS ARE BASED ON STATE PLANE COORDINATES, NAD83, OHIO NORTH ZONE

ACCESS MANAGEMENT:

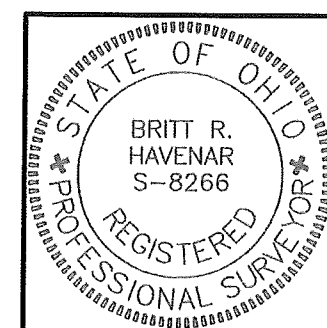
NO NEW ACCESS POINTS ARE BEING PROPOSED.
COUNTY ROAD 23 IS A LOCAL ROAD.
MINIMUM DRIVE SPACING IS 250'.
MINIMUM STOPPING SIGHT DISTANCE IS >495'.
MINIMUM DISTANCE FROM AN INTERSECTING ROADWAY IS 250'.



S.E. CORNER, S.E. QUARTER, SEC. 8, T-1, R-8E
STA. 74+37.10
N.E. CORNER, N.E. QUARTER, FRAC. SEC. 17, T-1, R-8E

STA. 70+00

CL. R/W COUNTY ROAD 23
60' R/W & SECTION LINE



SURVEY OF SEVERAL TRACTS FOR MARK BENNETT IN SALEM & PLEASANT TOWNSHIPS. OCTOBER 31, 2022.

Britt R. Havenar
BRITT R. HAVENAR, P.E., P.S.
OHIO REGISTERED PROFESSIONAL SURVEYOR #8266
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