

Survey for Ben Bates in West Man of field ✓

A-B-C = Iron Pipe found.

D = " " Driven

E = " bolt found

G = " pin "

F = " " driven

H = fence post

(716)

INDEXED ON MAP

Article of Agreement
as signed in my presence

We hereby agree to abide
by the survey of the line
between us to be made by
the County Surveyor and that
he shall record his survey
and this agreement in the
records of the county

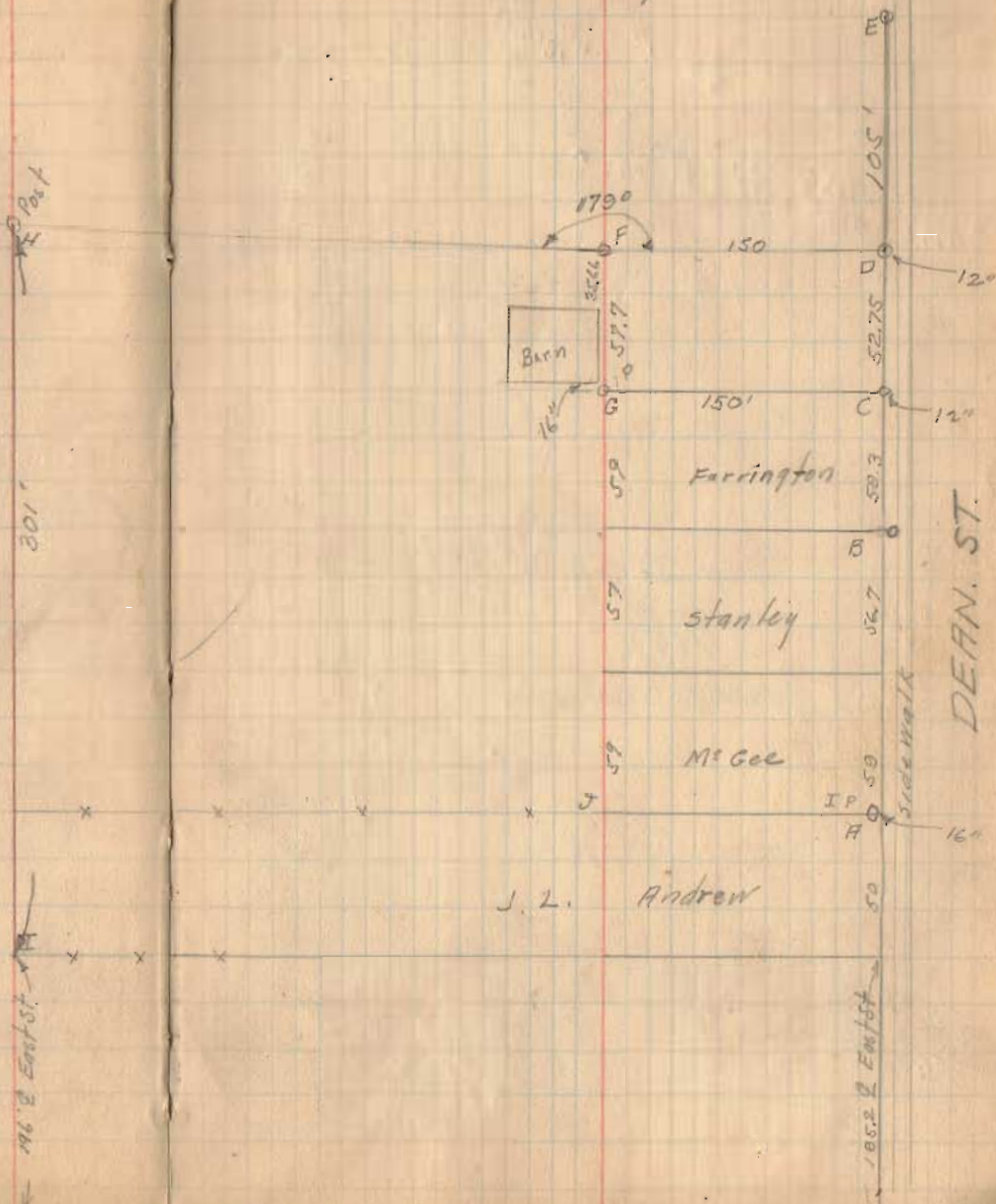
Ben Bates
agent for Lena Bates.

signed
W. H. Bell
agent for Francis Bell

I. P. Core
W. H. Montgomery
Windy + cold.

9/15/24

55



REC'D 3-10-98 SWY OK ✓

LESLIE H. GEESLIN
REGISTERED SURVEYOR 5248
P. O. BOX 274
RUSHSVLVANIA, OHIO 43347
TELEPHONE: (937) 468-2793

FIELDS SURVEY

March 9, 1998

The following described real estate situated in the State of Ohio, County of Logan, Township of Bokescreek, being part of Virginia Military Surveys 775 and 6155, in the Village of West Mansfield, and more particularly described as follows:

Beginning at a 3/4 inch iron pipe found in the west line of North Dean Street at the northeast corner of Melanie J. Barnes' 0.18 acre tract (Tract I) as described in O. R. Vol. 127 Page 590.

Thence with said Barnes' north line and the north line of said Barnes' 1.66 acre tract (Tract II) as described in O. R. Vol. 127 Page 590 S. 72° 11' 16" W. 446.30 feet to a 5/8 inch iron bar set in the east line of Thomas N. Draime, et ux's 1.90 acre tract as described in D. B. Vol. 386 Page 192 (Parcel 2, Tract 2).

Thence with said Draime's east line N. 17° 35' 39" W. 31.63 feet to a R. R. cross tie corner post found.

Thence with said Draime's north line and the north line of Daniel D. Davis, et ux's 0.94 acre tract (Tract II) as described in O. R. Vol. 94 Page 484 S. 71° 36' 39" W. 322.84 feet to a 5/8 inch iron bar set in the east line of Mona B. Dally's 117.50 acre tract as described in O. R. Vol. 346 Page 833.

Thence with said Dally's east line N. 17° 21' 00" W. 50.24 feet to a 5/8 inch iron bar set.

Thence N. 70° 12' 01" E. 765.40 feet to a 5/8 inch iron bar set in the west line of said North Dean St., passing a 5/8 inch iron bar set at the southwest corner of William L. Robson, et ux's 0.25 acre tract as described in O. R. Vol. 120 Page 777 at 615.40 feet.

Thence with the west line of said Dean St. S. 19° 47' 59" E. 105.22 feet to the place of beginning.

Containing 1.396 acres more or less.

The above described 1.396 acre tract having 0.408 acre on the south side of Monica Fields' 3.00 acre tract and 0.988 acre on the south side of her 2.282 acre tract as both are described in O. R. Vol. 122 Page 61.

Bearings are based on an assumed bearing (S. 19° 47' 59" E.) for the west line of Dean Street in this field survey by Leslie H. Geeslin, Reg. Surveyor 5248 on March 9, 1998.



Leslie H. Geeslin

INDEXED ON MAP
716 ID-1

LESLIE H. GEESLIN

REGISTERED SURVEYOR 5248

P. O. BOX 274

RUSHSVLVANIA, OHIO 43347

TELEPHONE: (937) 468-2793

FIELDS SURVEY

March 9, 1998

The following described real estate situated in the State of Ohio, County of Logan, Township of Bokescreek, being part of Virginia Military Surveys 775 and 6155 in the Village of West Mansfield and more particularly described as follows:

Beginning at a 5/8 inch iron bar set at the southwest corner of Lot 92 of Southard Addition to the Village of West Mansfield (Cabinet "A" Slide 187), the southeast corner of a 16 foot alley and the northwest corner of Garry W. Lloyd's 0.37 acre tract as described in O. R. Vol. 270 Page 847.

Thence with said Lloyd's west line, the west line of Scott Reschke's 0.22 acre tract as described in O. R. Vol. 276 Page 380 and the west line of William L. Robson etux's 0.25 acre tract as described in O. R. Vol. 120 Page 777 S. 19° 47' 59" E. 251.94 feet to a 5/8 inch iron bar set.

Thence S. 70° 12' 01" W. 615.40 feet to a 5/8 inch iron bar set in the east line of Mona B. Dally's 117.50 acre tract as described in O. R. Vol. 346 Page 833.

Thence with said Dally's east line N. 17° 21' 00" W. 356.32 feet to a 5/8 inch iron bar set in the southwest corner of Houston C. Brown etux's 2.891 acre tract as described in D. B. Vol. 360 Page 959.

Thence with said Brown's south line and the south line of Sheila Kavanagh's 1.706 acre tract as described in O. R. Vol. 211 Page 594 N. 71° 49' 25" E. 321.09 feet to a 3/4 inch iron bar found in the west line of West Mansfield Baptist Church's 1.00 acre tract as described in D. B. Vol. 333 page 744.

Thence with said Church's west line S. 17° 35' 39" E. 65.06 feet to a R. R. cross tie corner post found.

Thence with said Church's south line and the south line of a 16 foot alley N. 76° 16' 02" E. 283.30 feet to the place of beginning.

Containing 4.360 acres more or less.

The above described 4.360 acre tract having 2.592 acres in Monica Fields' 3.00 acre tract and 1.768 acres in her 2.82 acre tract as both are described in O. R. Vol. 122 Page 61.

Bearings are based on an assumed bearing (N. 17° 21' 00" W.) for the east line of Mona Dally's 117.50 acre tract as described in O. R. Vol. 346 page 833 in this field survey by Leslie H. Geeslin, Reg. Surveyor 5248 on March 9, 1998.



Leslie H. Geeslin

LESLIE H. GEESLIN

REGISTERED SURVEYOR 5248

P. O. BOX 274

RUSHSVLVANIA, OHIO 43347

TELEPHONE: (937) 468-2793

FIELDS EASEMENT

March 9, 1998

The following described centerline of a 20 foot easement situated in the State of Ohio, County of Logan, Township of Bokescreek, being part of Virginia Military Survey 775 and 6155 in the Village of West Mansfield and more particularly described as follows:

Beginning at a point in the west line of North Dean Street that is N. 19° 47' 59" W. 10.00 feet from a 3/4 inch iron pipe found at the northeast corner of Melanie J. Barnes' 0.18 acre tract (Tract I) as described in O. R. Vol. 127 Page 590.

Thence S. 72° 11' 16" W. 435.91 feet to a point.

Thence N. 17° 35' 39" W. 80.16 feet to a point and there terminate.

The above described centerline of a 20 foot easement being on the south side of Monica Fields' 2.82 acre tract as described in O. R. Vol. 122 page 61.

Bearings are based on an assumed bearing (N. 17° 21' 00" W.) for the east line of Mona Dally's 117.50 acre tract as described in O. R. Vol. 346 page 833 in this field survey by Leslie H. Geeslin, Reg. Surveyor 5248 on March 9, 1998.



716 10-3

Leslie H. Geeslin

dl 7/16
12/1/90 (12/1/90)

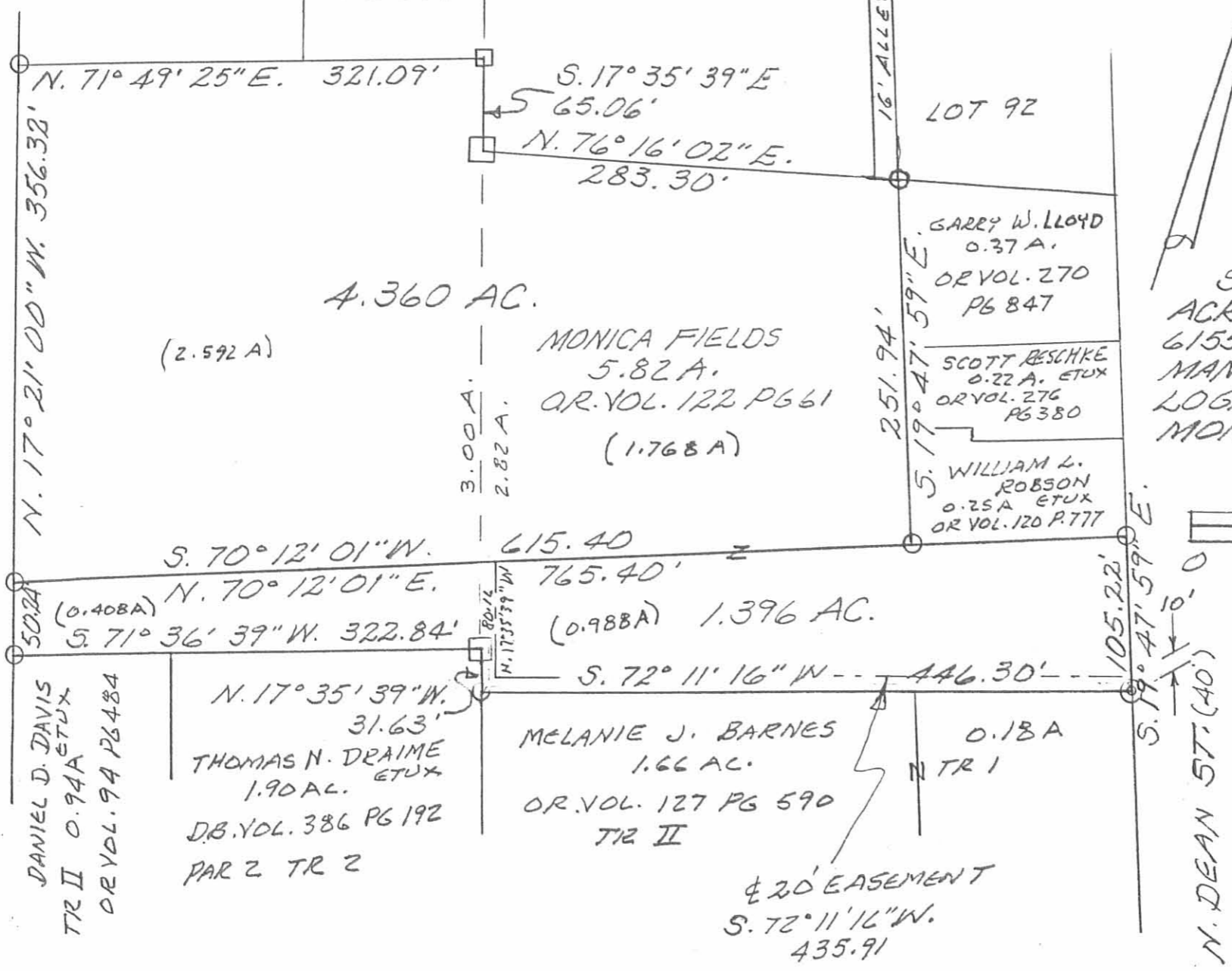
MONA B. JALLY
117.50 AC.
OR.VOL. 346 PG 833

HOUSTON C. BROWN
2.891 AC. ETUX
D.B. VOL. 360
PG 959

SHEILA
KAVANAGH
1.706 AC.
QR. VOL. 211
PG 594

W. MANSFIELD
BAPTIST CHURCH
1.00 AC.
D.B. VOL. 333 PG 744

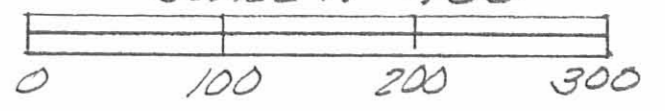
SOUTHARD ADDITION
TO W. MANSFIELD
CAB. A SLIDE 187



LEGEND:
 ⊙ = 3/4" IRON PIPE FOUND
 □ = RR. X-TIE CORNER POST FOUND
 □ = 3/4" IRON BAR FOUND
 ○ = 5/8" IRON BAR SET

SURVEY OF 1.396 AC. & 4.360
 ACRE TRACTS IN V.M.S. 775 &
 6155 IN THE VILLAGE OF WEST
 MANSFIELD, BOKESCREEK TWP.,
 LOGAN COUNTY, OHIO FOR
 MONICA FIELDS.

MARCH 9, 1998
 SCALE: 1" = 100'



Leslie H. Geeslin
 LESLIE H. GEESLIN
 RUSHSVLVANIA, OHIO
 DN 927-468-7793

Survey for Ben Bates in West Man sfield ✓

FIELD BOOK 417

PAGE 55

- A-B-C = Iron Pipe found.
- D = " " Driven
- E = " bolt found
- G = " pin "
- F = " " driven
- H = fence post

716 ZP

INDEXED ON MAP

Article of Agreement
as signed in my presence

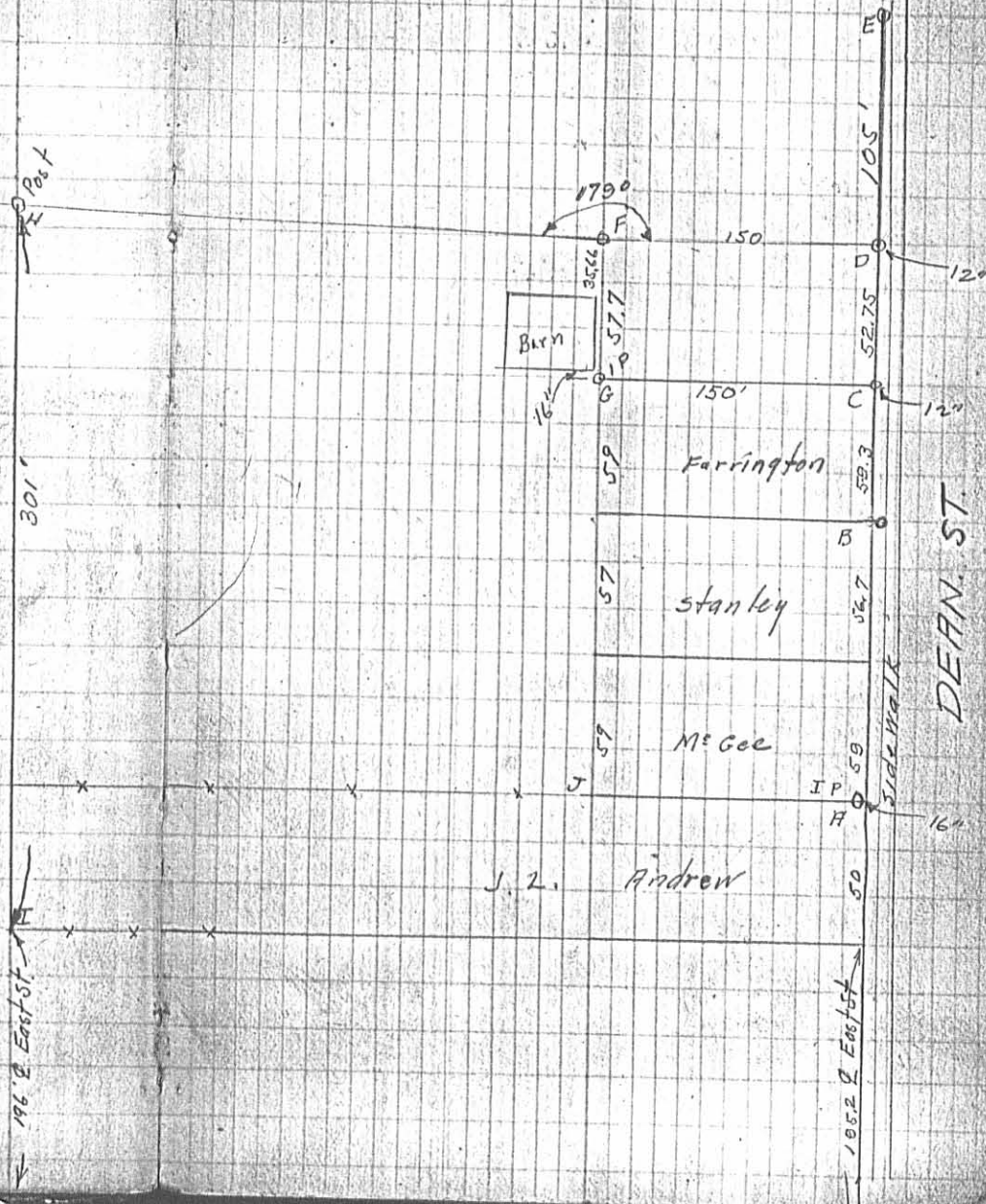
W. J. Andrew
9/25/28
We hereby agree to abide
by the survey of the line
between us to be made by
the County Surveyor and that
he shall record his survey
and this agreement in the
records of the County

Ben Bates
agent for Lena Bates.
Signed
W. J. Andrew
agent for Francis Bell

L.P. Core
W.A. Montgomery
Windy & cold.

9/25/28

55

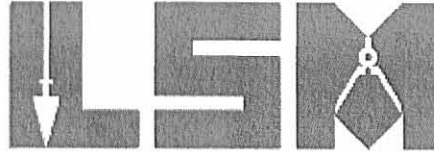


REC'D 3-2-09 EAM OK

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

FIELDS 0.967 ACRE

Lying in Virginia Military Survey 775-6155, Village of West Mansfield, Bokescreek Township, Logan County, Ohio.

Being the remainder of the Monica S. Fields original 2.82 acre tract and 3.00 acre tract as deeded and described in Official Record 122, Page 61 of the Logan County Records of Deeds and being more particularly described as follows:

Commencing on a 1/2 inch iron pipe found on the southeast corner of Lot 93 of Southard Addition (Plat Cabinet A, Slide 187) on the west right-of-way of Dean Street (40 feet wide).

THENCE, with the west right-of-way of Dean Street, S 19°-48'-15"E, a distance of 416.71 feet to a 5/8 inch iron rod found at the TRUE POINT OF BEGINNING.

THENCE, with the west right-of-way of Dean Street, S 19°-48'-15"E, a distance of 20.01 feet to a 3/4 inch iron pipe found.

THENCE, with the north lines of the Melanie Jayne Barnes 0.18 acre tract and 1.66 acre tract (O.R. 127, Pg. 590, Tract I and Tract II), S 72°-12'-03"W, a distance of 446.37 feet to a 5/8 inch iron rod found.

THENCE, with the east line of the Thomas N. Draime 1.90 acre tract (Vol. 386, Pg. 192, Parcel 2 – Tract 2), N 17°-34'-52"W, a distance of 31.63 feet to a 5/8 inch iron rod set.

THENCE, with the north lines of the said 1.90 acre tract and the Daniel D. Davis 0.94 acre tract (O.R. 630, Pg. 98, Tract II), S 71°-35'-34"W, a distance of 322.76 feet to a 5/8 inch iron rod found.

THENCE, with the east line of the Mona B. Dally 88.848 acre tract (O.R. 828, Pg. 340), N 17°-21'-00"W, a distance of 50.24 feet to a 5/8 inch iron rod found.

THENCE, with the south line of the Anthony R. Fields 4.360 acre tract (O.R. 361, Pg. 577), N 70°-12'-01"E, a distance of 535.38 feet to a 5/8 inch iron rod found.

THENCE, with the lines of the David C. Fields, etal, 0.429 acre tract (O.R. 863, Pg. 230), the following two courses:

S 19°-48'-15"E, a distance of 77.18 feet to a 5/8 inch iron rod found.

N 72°-12'-03"E, a distance of 230.14 feet to the point of beginning.

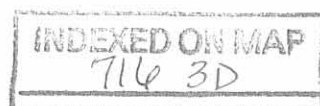
Containing 0.967 acre.

The basis for bearings is the west right-of-way of Dean Street, being S 19°-48'-15"E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on February 25, 2009.



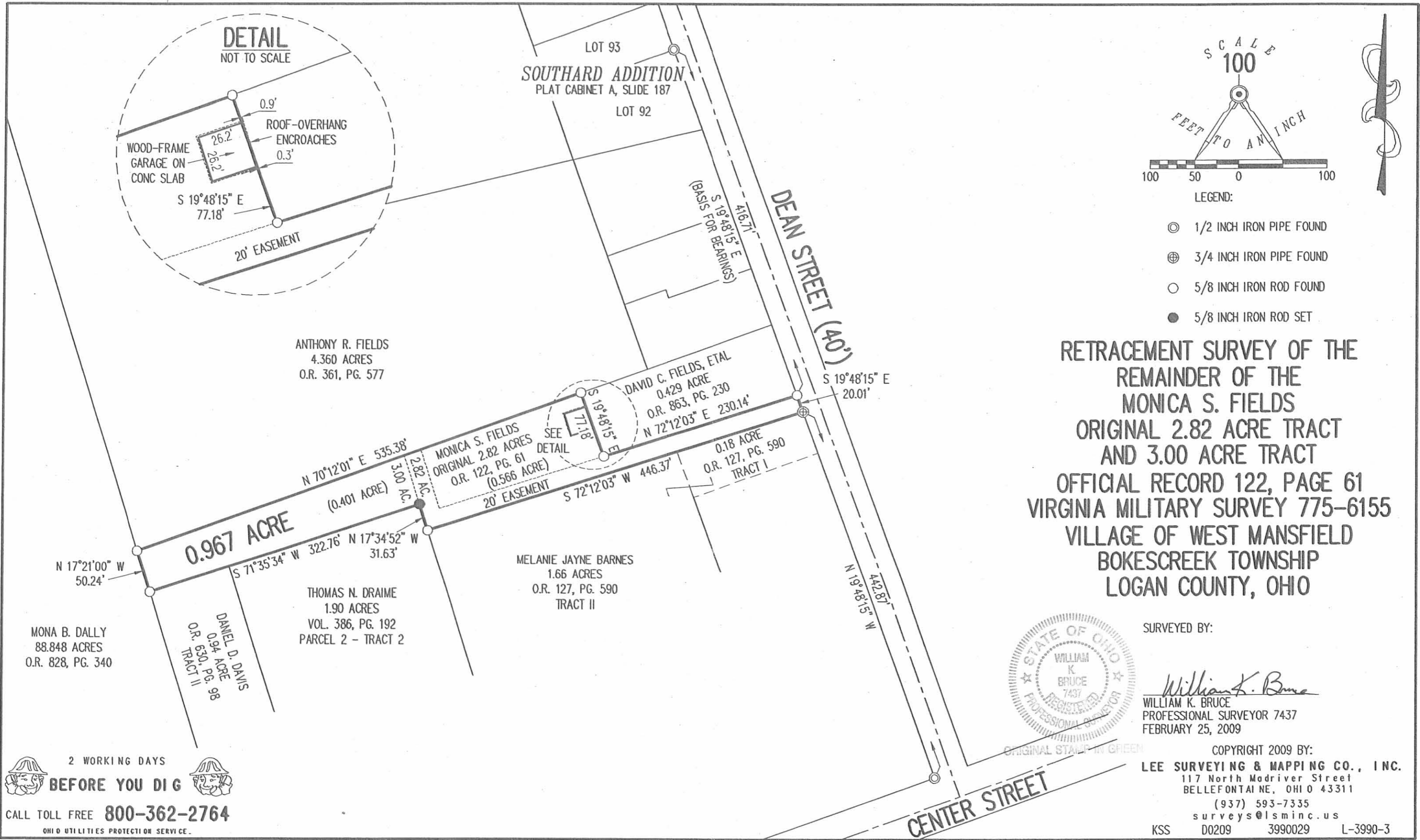
Description prepared by:

William K. Bruce
Professional Surveyor 7437
February 25, 2009



3990029

REC'D 3-2-09 SMM/OL



**RETRACEMENT SURVEY OF THE
 REMAINDER OF THE
 MONICA S. FIELDS
 ORIGINAL 2.82 ACRE TRACT
 AND 3.00 ACRE TRACT
 OFFICIAL RECORD 122, PAGE 61
 VIRGINIA MILITARY SURVEY 775-6155
 VILLAGE OF WEST MANSFIELD
 BOKESCREEK TOWNSHIP
 LOGAN COUNTY, OHIO**



SURVEYED BY:
William K. Bruce
 WILLIAM K. BRUCE
 PROFESSIONAL SURVEYOR 7437
 FEBRUARY 25, 2009

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LEE SURVEYING & MAPPING CO., INC.
 117 North Madriver Street
 BELLEFONTAINE, OHIO 43311
 (937) 593-7335
 surveys@lsminc.us
 KSS D0209 3990029 L-3990-3

2 WORKING DAYS
BEFORE YOU DIG
 CALL TOLL FREE **800-362-2764**
 OHIO UTILITIES PROTECTION SERVICE.

INDEXED ON MAP
 716 3P

0-1-2022



LEGAL DEED DESCRIPTION
ANTHONY T. & ANDREA D. FIELDS
1.041 ACRE

Real estate situated in the Village of West Mansfield; Bokescreek Township of Logan County, Ohio; in the Virginia Military Survey number 775-6155; being a more particular description of the 1.0 acre (Tract I) of Anthony T. and Andrea D. Fields (Official Record 1392, page 5102); and being further bounded and described as follows:

Beginning for reference at the centerline intersection of West Center Street (60' R/W) and Brown Street (AKA Mann Street).

Thence North 70 deg.-10'-51" East, 947.13 feet along said centerline of West Center Street to a survey nail found at the southeast corner of the 0.982 acre tract of Blake A.D. Foster (Official Record 1196, page 51), being the TRUE POINT OF BEGINNING.

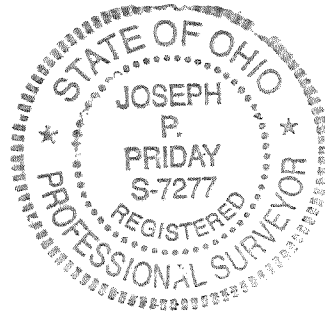
Thence with two consecutive courses of said 0.982 acre tract:

- 1) North 12 deg.-46'-16" West, 345.30 feet (passing over a 5/8 inch iron rod found at 30.23 feet) to a 5/8 inch iron rod found.
- 2) North 70 deg.-16'-20" East, 132.80 feet to an iron rod set on the east side of a stone found.

Thence South 12 deg.-38'-04" East, 345.18 feet along the west line of a 0.94 acre (Tract II) also of Anthony T. and Andrea D. Fields (same deed reference), (passing over an iron rod set at 314.94 feet) to a mag nail set in said centerline of West Center Street.

Thence South 70 deg.-10'-51" West, 132.00 feet along said centerline to the TRUE POINT OF BEGINNING.

Bearings are based on the State Plane Coordinate System, North zone, Nad 1983. The tract as described from an actual field survey performed on or about June 01, 2022, by Registered Surveyor, Joseph P. Priday (S-7277), contains **1.041 acre**, more or less, (of which approximately 0.091 acre is within the street right-of-way), subject to all previous easements and rights-of-way of record. All iron rods set are 5/8" x 30" with plastic I.D. caps stamped "Priday S-7277". The plat of survey is on file in the Map Room of the Logan County Engineer.



INDEXED ON MAP
716

0-11-2022
 APPROVED

LEGAL DEED DESCRIPTION
ANTHONY T. & ANDREA D. FIELDS
1.146 ACRE

Real estate situated in the Village of West Mansfield; Bokescreek Township of Logan County, Ohio; in the Virginia Military Survey number 775-6155; being a more particular description of the 0.94 acre (Tract II) of Anthony T. and Andrea D. Fields (Official Record 1392, page 5102); and being further bounded and described as follows:

Beginning for reference at the centerline intersection of West Center Street (60' R/W) and Brown Street (AKA Mann Street).

Thence North 70 deg.-10'-51" East, 1079.13 feet along said centerline of West Center Street to a mag nail set at the southeast corner of the 1.0 acre (Tract I) also of Anthony T. and Andrea D. Fields (same deed reference), being the TRUE POINT OF BEGINNING.

Thence North 12 deg.-38'-04" West, 345.18 feet along the east line of said 1.0 acre tract (passing over an iron rod set at 30.24 feet) to an iron rod set on the east side of a stone found at a southeast corner of the 0.982 acre tract of Blake A.D. Foster (Official Record 1196, page 51).

Thence North 11 deg.-48'-40" West, 221.05 feet along an east line of said 0.982 acre tract and an east line of the 11.405 acre tract of The Village of West Mansfield, Ohio (Official Record 1246, page 254), (passing over a 5/8 inch iron rod found at 99.00 feet) to a 5/8 inch iron rod found on a southwest corner of the 0.967 acre tract of David A. Fields (Official Record 1383, page 524).

Thence North 77 deg.-08'-38" East, 94.69 feet along a south line of said 0.967 acre tract to an iron rod set on the northwest corner of the 1.90 acre (Tract II) of Betty L. Draime (Official Record 1403, page 38).

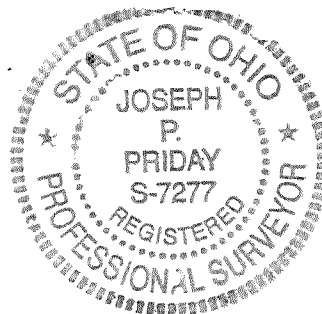
Thence South 14 deg.-31'-12" East, 356.24 feet along the west line of said 1.90 acre tract to an iron rod set on the north line of a 16 foot wide alley.

Thence with two consecutive courses of said alley:

- 1) South 70 deg.-10'-16" West, 45.83 feet to an iron rod set.
- 2) South 12 deg.-35'-52" East, 196.73 feet (passing over an iron rod set at 166.49 feet) to a mag nail set in said centerline of West Center Street.

Thence South 70 deg.-10'-51" West, 64.50 feet along said centerline to the TRUE POINT OF BEGINNING.

Bearings are based on the State Plane Coordinate System, North zone, Nad 1983. The tract as described from an actual field survey performed on or about June 01, 2022, by Registered Surveyor, Joseph P. Priday (S-7277), contains **1.146 acre**, more or less, (of which approximately 0.044 acre is within the street right-of-way), subject to all previous easements and rights-of-way of record. All iron rods set are 5/8" x 30" with plastic I.D. caps stamped "Priday S-7277". The plat of survey is on file in the Map Room of the Logan County Engineer.



INDEXED ON MAP
716



LEGAL DEED DESCRIPTION
ANTHONY R. & ANDREA D. FIELDS
4.360 ACRES

Real estate situated in the Village of West Mansfield; Bokescreek Township of Logan County, Ohio; in the Virginia Military Survey number 775-6155; being a more recent survey of the 4.360 acre tract of Anthony R. and Andrea D. Fields (Official Record 361, page 577); and being further bounded and described as follows:

Beginning for reference at the centerline intersection of West Center Street (60' R/W) and Brown Street (AKA Mann Street).

Thence North 70 deg.-10'-51" East, 1079.13 feet along said centerline of West Center Street to a mag nail set at the southeast corner of the 1.0 acre (Tract I) and the southwest corner of the 0.94 acre (Tract II) of Anthony T. and Andrea D. Fields (Official Record 1392, page 5102).

Thence North 12 deg.-38'-04" West, 345.18 feet along the east line of said 1.0 acre tract and the west line of said 0.94 acre tract (passing over an iron rod set at 30.24 feet) to an iron rod set on the east side of a stone found at a southeast corner of the 0.982 acre tract of Blake A.D. Foster (Official Record 1196, page 51).

Thence North 11 deg.-48'-40" West, 271.29 feet along an east line of said 0.982 acre tract and an east line of the 11.405 acre tract of The Village of West Mansfield, Ohio (Official Record 1246, page 254), (passing over 5/8 inch iron rods found at 99.00 feet and 221.05 feet) to a 5/8 inch iron rod found at the northwest corner of the 0.967 acre tract of David A. Fields (Official Record 1383, page 524), being the TRUE POINT OF BEGINNING.

Thence North 11 deg.-48'-40" West, 356.43 feet continuing along said east line of the 11.405 acre tract to a 5/8 inch iron rod found at the southwest corner of the 2.891 acre tract of Houston C. and Judy A. Brown (Official Record 953, page 133).

Thence North 77 deg.-21'-58" East, 321.09 feet along the south lines of said 2.891 acre tract and the 1.706 acre tract of Sheila D. Kavanagh (Official Record 211, page 594) to an iron rod set on the west line of the 1.00 acre (Tract II) of The West Mansfield Baptist Church (Deed Record 333, page 744).

Thence South 12 deg.-03'-06" East, 65.06 feet along said west line to an iron rod set.

Thence North 81 deg.-50'-39" East, 283.36 feet along the south line of said 1.00 acre tract and the south end of a 16 foot wide alley to a 5/8 inch iron rod found at the northwest corner of the 0.37 acre tract of George Thomas Heath and Rebecca L. Heath (Official Record 612, page 221).

Thence South 14 deg.-13'-08" East, 251.77 feet along the west lines of said 0.37 acre tract, the 0.22 acre tract of Misty Dawn Kren (Official Record 1376, page 74) and the 0.25 acre tract of Susan L. Robson (Official Record 827, page 937) to a 5/8 inch iron rod found on the north line of the 0.429 acre tract of Kathryn J. and Charles M. Taylor (Official Record 1363, page 532).

Thence South 75 deg.-43'-58" West, 615.26 feet along said north line and a north line of aforesaid 0.967 acre tract (passing over an iron rod set at 292.39 feet) to the TRUE POINT OF BEGINNING.

Bearings are based on the State Plane Coordinate System, North zone, Nad 1983. The tract as described from an actual field survey performed on or about June 01, 2022, by Registered Surveyor, Joseph P. Priday (S-7277), contains **4.360 acres**, more or less, subject to all previous easements and rights-of-way of record. All iron rods set are 5/8" x 30" with plastic I.D. caps stamped "Priday S-7277". The plat of survey is on file in the Map Room of the Logan County Engineer.



INDEXED ON MAP
716

6-11-2022

APPROVED

landlocked -
must transfer
to adjoiner

LEGAL DEED DESCRIPTION
DAVID A. FIELDS
0.402 ACRE

Real estate situated in the Village of West Mansfield; Bokescreek Township of Logan County, Ohio; in the Virginia Military Survey number 775-6155; being part of the 0.967 acre tract of David A. Fields (Official Record 1383, page 524); and being further bounded and described as follows:

Beginning for reference at the centerline intersection of West Center Street (60' R/W) and Brown Street (AKA Mann Street).

Thence North 70 deg.-10'-51" East, 1079.13 feet along said centerline of West Center Street to a mag nail set at the southeast corner of the 1.0 acre (Tract I) and the southwest corner of the 0.94 acre (Tract II) of Anthony T. and Andrea D. Fields (Official Record 1392, page 5102).

Thence North 12 deg.-38'-04" West, 345.18 feet along the east line of said 1.0 acre tract and the west line of said 0.94 acre tract (passing over an iron rod set at 30.24 feet) to an iron rod set on the east side of a stone found at a southeast corner of the 0.982 acre tract of Blake A.D. Foster (Official Record 1196, page 51).

Thence North 11 deg.-48'-40" West, 221.05 feet along an east line of said 0.982 acre tract and an east line of the 11.405 acre tract of The Village of West Mansfield, Ohio (Official Record 1246, page 254), (passing over a 5/8 inch iron rod found at 99.00 feet) to a 5/8 inch iron rod found at the northwest corner of said 0.94 acre tract, being the TRUE POINT OF BEGINNING.

Thence North 11 deg.-48'-40" West, 50.24 feet continuing along said east line of the 11.405 acre tract to a 5/8 inch iron rod found at the southwest corner of the 4.360 acre tract of Anthony R. and Andrea D. Fields (Official Record 361, page 577).

Thence North 75 deg.-43'-58" East, 322.87 feet along the south line of said 4.360 acre tract to an iron rod set.

Thence South 11 deg.-57'-53" East, 58.19 feet with a new line crossing said 0.967 acre tract to a 5/8 inch iron rod found on the northeast corner of the 1.90 acre (Tract II) of Betty L. Draime (Official Record 1403, page 38).

Thence South 77 deg.-08'-38" West, 322.78 feet along the north lines of said 1.90 acre tract and aforesaid 0.94 acre tract (passing over an iron rod set at 228.09 feet) to the TRUE POINT OF BEGINNING.

Bearings are based on the State Plane Coordinate System, North zone, Nad 1983. The tract as described from an actual field survey performed on or about June 01, 2022, by Registered Surveyor, Joseph P. Priday (S-7277), contains **0.402 acre**, more or less, subject to all previous easements and rights-of-way of record. All iron rods set are 5/8" x 30" with plastic I.D. caps stamped "Priday S-7277". The plat of survey is on file in the Map Room of the Logan County Engineer.



INDEXED ON MAP
File

6-17-2022

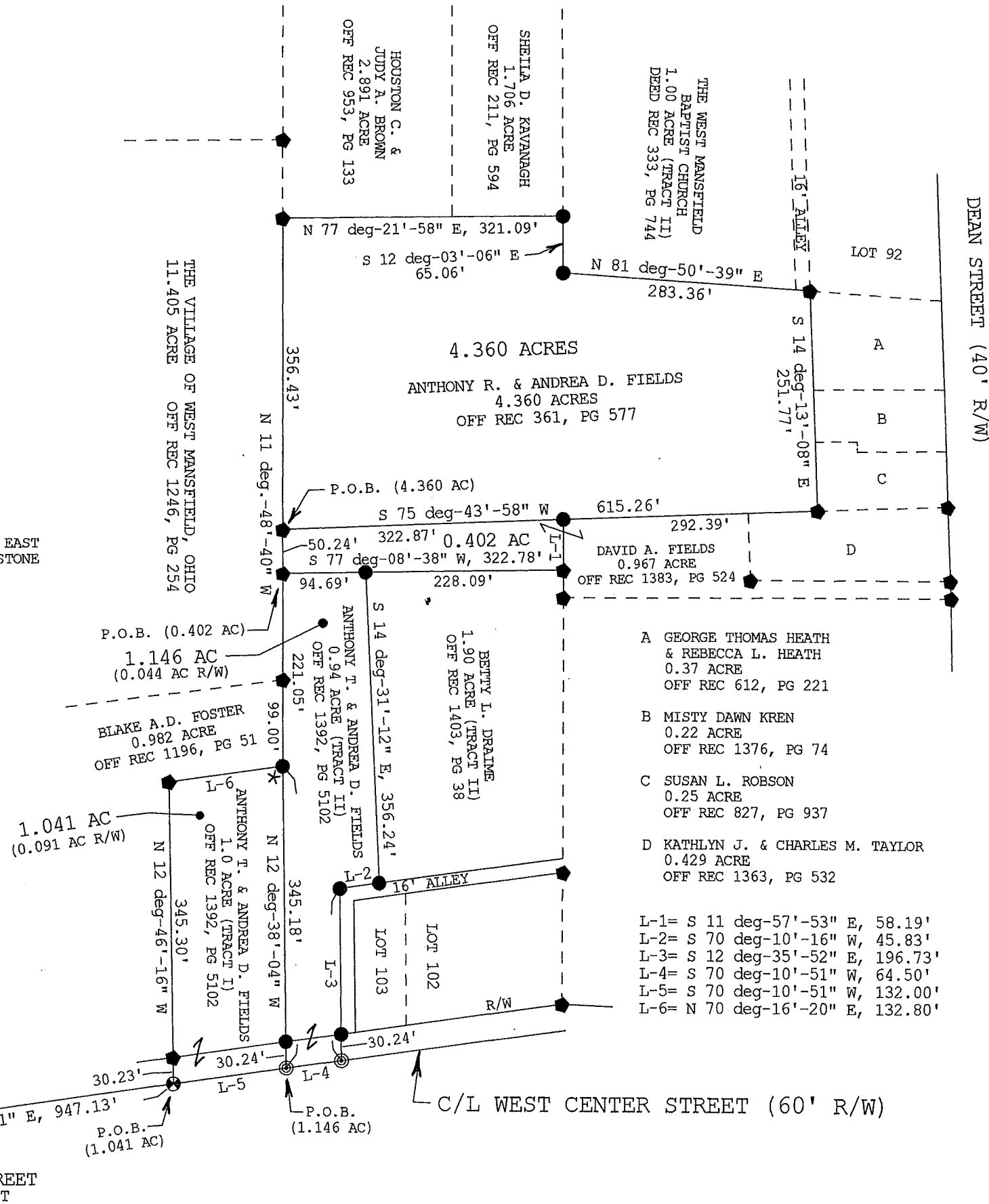
✓ APPROVED

PLAT OF SURVEY FOR:
ANTHONY & ANDREA FIELDS
VILLAGE OF WEST MANSFIELD
V.M.S. 775-6155
BOKESCREEK TOWNSHIP
LOGAN COUNTY, OHIO

NOTES:

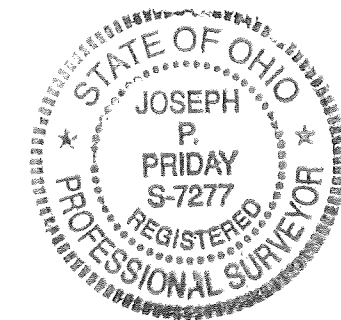
- 1) ⊗ SURVEY NAIL FOUND
- 2) ◆ 5/8" IRON ROD FOUND
- 3) ⊙ MAG NAIL SET
- 4) ● 5/8" X 30" IRON ROD WITH PLASTIC I.D. CAP STAMPED "FRIDAY S-7277"
- 5) BEARINGS ARE BASED ON THE STATE PLANE COORDINATE SYSTEM, NORTH ZONE, NAD 1983

★ SET ON THE EAST SIDE OF A STONE FOUND



REF. BEG.
N 70 deg-10'-51" E, 947.13'
C/L BROWN STREET
AKA MANN ST

200 ft



Joseph P. Priday

JOSEPH P. PRIDAY (S-7277)
JUNE 01, 2022 JN 22-17

I HEREBY CERTIFY THAT THIS PLAT WAS
PREPARED FROM AN ACTUAL FIELD SURVEY
AND MONUMENTS WERE SET AS INDICATED.

PRIDAY SURVEYING INC
P.O. BOX 192
MARYSVILLE, OHIO 43040
937-642-3400

INDEXED ON MAP
716

RES ID: 11-27-06 SUMONC

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

1975 - 2005 - 30 YEARS OF EXCELLENCE
FIELDS
0.429 ACRE

Lying in Virginia Military Survey 775, Village of West Mansfield, Bokescreek Township, Logan County, Ohio.

Being out of the Monica S. Fields original 2.82 acre tract as deeded and described in Official Record 122, Page 61 of the Logan County Records of Deeds and being more particularly described as follows:

Commencing at a 1/2 inch iron pipe found at southeast corner of Lot 93 of the Southard Addition to West Mansfield, Plat Cabinet A, Slide 187, on the west right-of-way of Dean Street (40 feet wide).

THENCE, with the west right-of-way of Dean Street, S 19°-48'-15"E, a distance of 331.49 feet to a 5/8 inch iron rod found at THE TRUE POINT OF BEGINNING.

THENCE, with the west right-of-way of Dean Street, S 19°-48'-15"E, a distance of 85.21 feet to a 5/8 inch iron rod set.

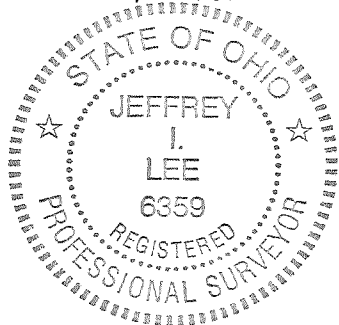
THENCE, with the north line of a 20 feet wide easement, S 72°-12'-03"W, a distance of 230.14 feet to a 5/8 inch iron rod set.

THENCE, N 19°-48'-15"W, a distance of 77.18 feet to a 5/8 inch iron rod set.

THENCE, with the south line of the Anthony R. Fields 4.360 acre tract (O.R. 361, Pg. 577) and the south line of the Susan L. Robson 0.25 acre tract (O.R. 827, Pg. 937), N 70°-12'-01"E, a distance of 230.00 feet to the point of beginning.

Containing 0.429 acre.

The basis for bearings is the west right-of-way of Dean Street being S 19°-48'-15"E, and all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on November 22, 2006.



ORIGINAL STAMP IN GREEN

Description prepared by:

A handwritten signature in black ink, appearing to read 'Jeffrey I. Lee', is written over the typed name and title.
Jeffrey I. Lee
Professional Surveyor 6359
November 22, 2006

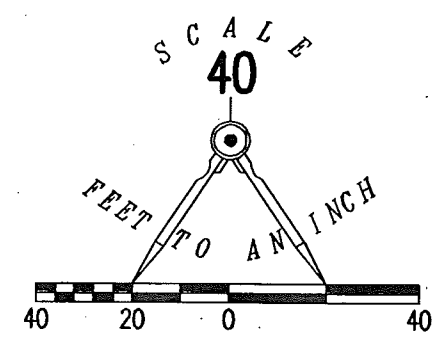
L-3990116



REC'D 11-27-06 SWM

SOUTHARD ADDITION TO WEST MANSFIELD
PLAT CABINET A, SLIDE 187

LOT 93
LOT 92



LEGEND

- 5/8 INCH IRON ROD SET
- 5/8 INCH IRON ROD FOUND
- ◎ 1/2 INCH PIPE FOUND

SUSAN L. ROBSON
0.25 ACRE TRACT
O.R. 827, PG. 937

ANTHONY R. FIELDS
4.360 ACRE TRACT
O.R. 361, PG. 577

MONICA S. FIELDS
ORIGINAL 2.82 ACRE TRACT
O.R. 122, PG. 61

0.429 ACRE

DEAN STREET (40' FEET WIDE)

A SURVEY OF A 0.429 ACRE
TRACT OUT OF THE MONICA S. FIELDS
ORIGINAL 2.82 ACRE TRACT
OFFICIAL RECORD 122, PAGE 61
VIRGINIA MILITARY SURVEY 775
VILLAGE OF WEST MANSFIELD
BOKESCREEK TOWNSHIP
LOGAN COUNTY, OHIO

N 70°12'01" E
535.38'

N 70°12'01" E
230.00'

N 19°48'15" W
77.18'

230.14'
S 72°12'03" W

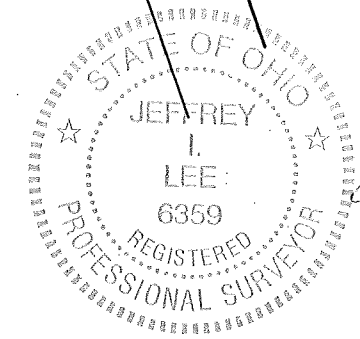
BASIS FOR BEARINGS
S 19°48'15" E
331.49'

S 19°48'15" E
85.27'

20' WIDE EASEMENT

SURVEYED BY:

JEFFREY I. LEE
PROFESSIONAL SURVEYOR 6359
NOVEMBER 22, 2006



ORIGINAL STAMP IN GREEN

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ADW D1106 3990116 L-3990116-3

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