

**JAMES E. SPAIN SURVEY
2.215 ACRES
March 19, 2007**

The following described 2.215 acre tract of land is situated in Virginia Military Survey 3680, Zane Township, Logan County, Ohio and being part of James E. and Brande Ann Spain's 52.97 acre tract described in Official Record Volume 179, page 353, said 2.215 acre tract more particularly described as follows:

Beginning for reference at a railroad spike found at the intersection of the centerline of State Route 287 (60 feet wide) with the centerline of Township Road 151 (60 feet wide), said railroad spike marking Township Road 151 centerline Station 0+00 as referenced in Logan County Engineer's field book 711, page 51, said railroad spike also in the southeast line of said 52.97 acre tract;

Thence North 42°52'00" West 740.69 feet, following the centerline of Township Road 151 and entering said 52.97 acre tract, to a magnetic nail set and marking the **place of beginning**;

Thence **South 45°11'48" West 226.50 feet**, departing from the centerline of Township Road 151, passing an iron pin set at 30.02 feet, to an iron pin set;

Thence **North 52°47'19" West 411.00 feet** to an iron pin set;

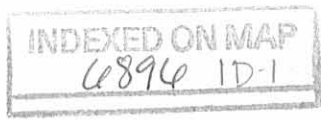
Thence **North 36°23'42" East 224.66 feet**, passing an iron pin set at 194.65 feet, to a magnetic nail set in the centerline of Township Road 151;

Thence **South 54°47'14" East 268.41 feet**, following the centerline of Township Road 151 and the tangent line of a 2°50'00" curve to the right, having a radius of 2022.20 feet, a tangent length of 211.12 feet, an arc length of 420.72 feet, and a chord which bears South 48°49'37" East 419.96 feet, passing at 158.97 feet a railroad spike found at P.T. Station 10+27.24 as referenced in said field book 711, page 52, to a magnetic nail set at the north corner of Euans Cemetery tract (0.06 acre), said tract excepted in Deed Volume 44, page 163 and retained by Joseph Euans;

Thence **South 35°12'46" West 66.00 feet**, departing from the tangent line of said 2°50'00" curve to the right, leaving the right-of-way of Township Road 151, following the northwest line of said Euans Cemetery tract, passing an iron pin set at 30.00 feet, to an iron pin set;

Thence **South 54°47'14" East 39.60 feet**, following the southwest line of said Euans Cemetery tract, to an iron pin set;

Thence **North 35°12'46" East 66.00 feet**, following the southeast line of said Euans Cemetery tract, passing an iron pin set at 36.00 feet, to a magnetic nail set on the tangent line



of said 2°50'00" curve to the right and in the right-of-way of Township Road 151;


Thence **South 54°47'14" East 62.19 feet**, following the tangent line of said 2°50'00" curve to the right, to a 5/8 inch iron pin found at P.I. Station 8+17.54 as referenced in said field book 711, page 52;

Thence **South 42°52'00" East 76.85 feet**, following the tangent line of said 2°50'00" curve to the right, to the **place of beginning, containing 2.215 acres**, more or less, and subject to all valid easements and restrictions of record.

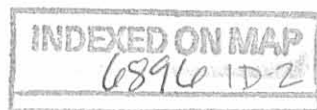
Of the above-described 2.215 acre tract of land, 0.305 acre is within the road right-of-way of Township Road 151.

The above description was prepared from an actual field survey made by George A. Blackburn, Registered Surveyor #7873, during the month of March 2007. Iron pins 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 Township Road 151 (60 feet wide) bearing North 42°52'00" West.

Description prepared by:

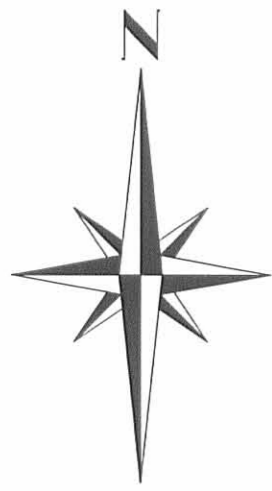
 3/19/07

George A. Blackburn, R.S. #7873
12125 Green Street
Middleburg, Ohio 43336
(937) 666-5605



REV'D 3-26-07 SMJ OK

PLAT OF SURVEY IN VIRGINIA MILITARY SURVEY 3680 ZANE TOWNSHIP LOGAN COUNTY, OHIO



NOTE:

The cemetery tract appears as an exception of 9.6 sq. rods (0.06 ac.) in Deed Volume 44, pg. 163 when Joseph Euans conveyed a 113 acre tract to Levi Inskeep.

The next transfer of a 68 acre tract (part of 113 ac. tract) conveyed by Levi Inskeep to William West by Deed Volume 70, pg. 222 does not contain that exception for the cemetery tract and it does not appear in any further transfers.

Joseph Euans retained this tract for use as a family cemetery and there have been no further transfers of record. Therefore, his heirs may have claim to this tract.

CURVE INFORMATION

Dc=2°50'00"
R=2022.20'
T=211.12'
L=420.72'
Cd=419.96'
Cb=S48°49'37"E
Δ= 11°55'14"

2.215 Acres

(0.305 Ac. inside road right-of-way)

TOWNSHIP ROAD 151 (60')
(Logan Co. Eng. F.B. 711, pgs. 51 and 52)

James E. and Brande Ann Spain
52.97 acres
O.R. 179, pg. 353

EUANS CEMETERY

- Railroad spike found
- Magnetic nail set
- 5/8" Iron pin found
- 5/8" Iron pin set
- ☒ Memorial monument found with names of Joseph Euans and family members



SCALE IN FEET



I hereby certify that this plat was prepared from an actual field survey and that monuments were placed as indicated hereon.

George A. Blackburn 3/19/07
George A. Blackburn, R.S. 7873

BLACKBURN SURVEYING

12125 GREEN STREET
MIDDLEBURG, OHIO 43336
(937) 666-5605

Filename: Spain 3-07
Scale: 1" = 50'
Date: 3/19/07
F.B. 15, pg. 34

INDEXED ON MAP
6894 IP

Reference Beginning
Sta. 0+00
S.R. 287 (60')

Lee Surveying and Mapping Co.



Farm Surveys • Lot Surveys • Topography • Subdivisions • Construction Layout

855 EAST SANDUSKY AVENUE
BELLEFONTAINE, OHIO 43311

(513) 593-5780

CLAYTON M. LEE, P.S.
JEFFREY I. LEE, P.S.

SPAIN SURVEY

Lying in V.M.S. 3680, Zane Township, Logan County, Ohio.

Being out of the southwest corner of that 57.97 acre tract lying in the name of James Spain (Volume 369, Page 101) and being more particularly described as follows:

Beginning at an iron rod set on the west line of V.M.S. 3680, marking the southwest corner of said 57.97 acres and being northerly along said V.M.S. line a distance of 173.04 feet from a 1" iron pipe found at the center-lines intersection of State Route 287 and State Route 559.

THENCE, with the said west line of V.M.S. 3680, the same being the grantor's west property line and the east line of Hardman's 9.5 acres (Volume 379, Page 676), N 31°-22'-50" W, a distance of 622.32 feet to an iron bar.

THENCE, N 58°-02'-40" E, a distance of 350.00 feet to an iron bar.

THENCE, parallel to the west line, S 31°-22'-50" E, a distance of 622.32 feet to a harrow tooth set on the center-line of State Route 287, also being the south line of grantor's 57.59 acres.

THENCE, with grantor's said south line, S 58°-02'-40" W, a distance of 350.00 feet to the poing of beginning, passing the P.I. of a curve in State Route 287 at 169.39 feet (County Engineer Station 444+93, Field Book 558, Page 41). Containing 5.000 acres.

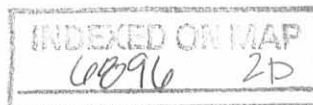
Last previous deed reference: Volume 369, Page 101.

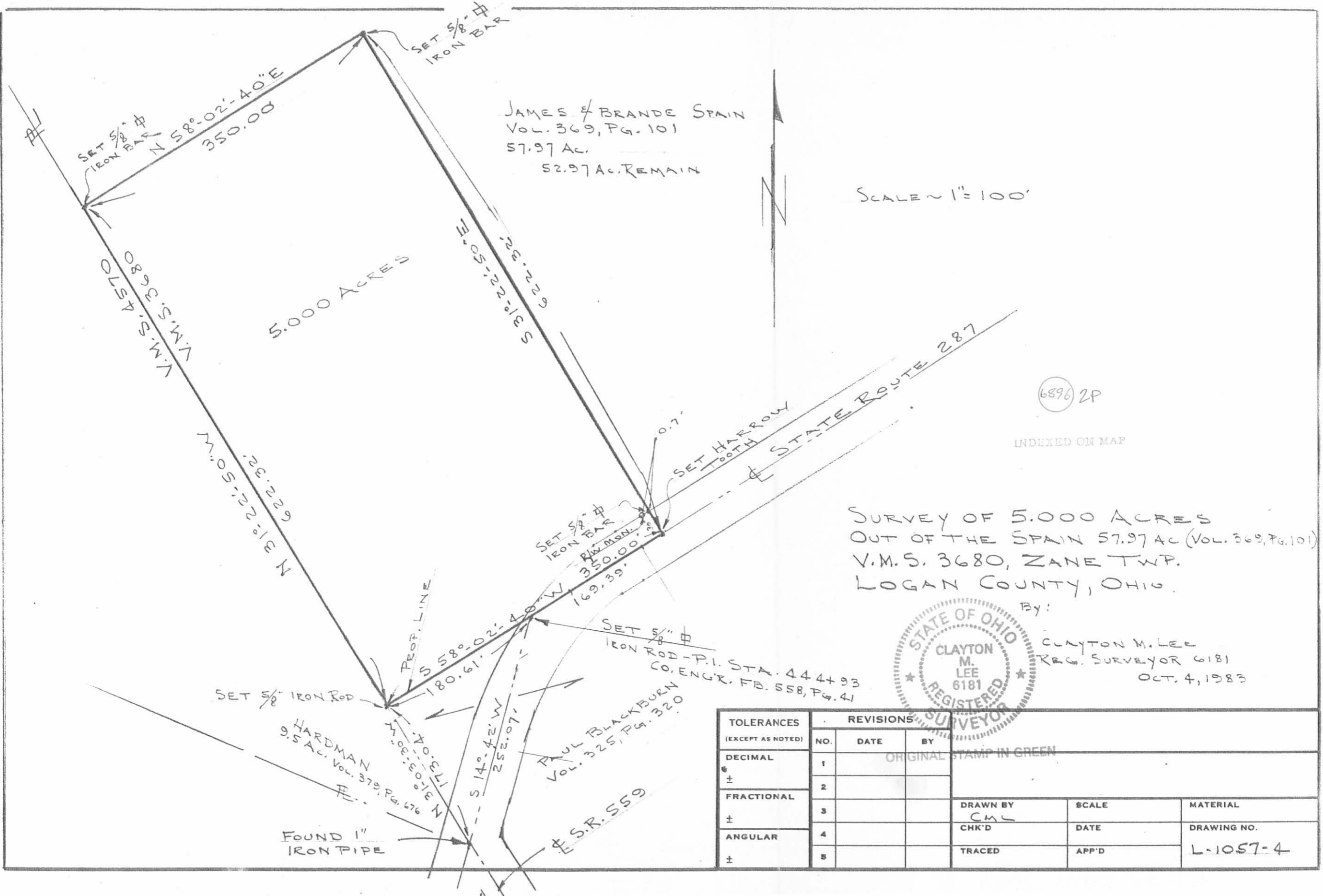
Surveyed by:



Clayton M. Lee
Reg. Surveyor No. 6181
10-4-83

ORIGINAL STAMP IN GREEN





JAMES & BRANDE SPAIN
 Vol. 369, Pg. 101
 57.97 AC.
 52.97 AC. REMAIN

SCALE ~ 1" = 100'

6896 2P

INDEXED ON MAP

SURVEY OF 5.000 ACRES
 OUT OF THE SPAIN 57.97 AC (VOL. 369, PG. 101)
 V.M.S. 3680, ZANE TWP.
 LOGAN COUNTY, OHIO.

By:
 CLAYTON M. LEE
 REG. SURVEYOR 6181
 OCT. 4, 1983



TOLERANCES (EXCEPT AS NOTED)	REVISIONS			DRAWN BY CML CHK'D	SCALE	MATERIAL
	NO.	DATE	BY			
DECIMAL ±	1			ORIGINAL STAMP IN GREEN		
FRACTIONAL ±	2					
ANGULAR ±	3					
	4					
	5					
				TRACED	APP'D	L-1057-4

HARDMAN
 9.5 AC. VOL. 379, PG. 676

PAUL BLACKBURN
 VOL. 325, PG. 320

FOUND 1" IRON PIPE

S.R. 559

9-18-17



APPROVED

**DESCRIPTION OF SURVEY
10.111 ACRES
September 12, 2017**

The following described 10.111 acre tract of land is situated in Virginia Military Survey 3680, Zane Township, Logan County, Ohio and being part of James E. Spain's and Brande Ann Spain's original 52.97 acre tract described in Official Record Volume 179, page 353, said 10.111 acre tract more particularly described as follows:

Beginning at a railroad spike found at the intersection of the centerline of State Route 287 (variable right-of-way width) with the centerline of Township Road 151 (60 feet wide), said railroad spike marking Township Road 151 centerline Station 0+00 as referenced on page 52 of Logan County Engineer's field book 711, said railroad spike also in the southeast line of said original 52.97 acre tract;

Thence **North 46°06'10" West 817.44 feet**, entering said original 52.97 acre tract, following the centerline of Township Road 151 and the tangent line of a 2°50'00" curve to the left, having a radius of 2022.20 feet, an arc length of 420.75 feet, a chord which bears North 52°03'48" West 419.99 feet and a delta angle of 11°55'16", to a 5/8 inch iron bar found at P.I. Station 8+17.54 as referenced on page 52 of Logan County Engineer's field book 711;

Thence **North 58°01'26" West 560.60 feet**, following the tangent line to said 2°50'00" curve to the left and the centerline of Township Road 151, to a railroad spike found at P.I. Station 13+76.50 as referenced on page 52 of Logan County Engineer's field book 711, said railroad spike also at an angle point in the northwest line of said original 52.97 acre tract and at the southernmost corner of Joseph Murphy's and Janet Murphy's 6.33 acre tract described in Official Record Volume 581, page 622;

Thence **North 32°41'39" East 307.03 feet**, departing from the centerline of Township Road 151, following the southeast line of said 6.33 acre tract and the northwest line of said original 52.97 acre tract, passing an iron bar set at 30.00 feet and a stone found at 297.99 feet (said stone being called for as the corner for said 6.33 acre tract in said Official Record Volume 581, page 622 and also being referenced on page 53 of Logan County Engineer's field book 711), to a point bearing North 53°25'54" West 1.99 feet from a 6 inch wood corner post found, said point being at a western corner of Four Henry Farms LLC's Tract 4, Parcel 2 (106.92 acres) described in Official Record Volume 993, page 965;

Thence **South 53°25'54" East 1523.74 feet**, following the southwest line of said 106.92 acre tract and the northeast line of said original 52.97 acre tract, passing a 6 inch wood corner post found at 1.99 feet and a concrete monument found in the northerly right-of-way line of State Route 287 at 1465.18 feet, to a magnetic spike set in the centerline of State Route 287;

Thence **South 56°36'48" West 389.30 feet**, following the centerline of State

INDEXED ON MAP

6096 3D

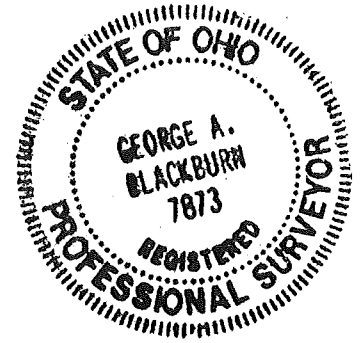
Route 287 and the southeast line of said original 52.97 acre tract, to the **place of beginning, containing 10.111 acres** more or less and subject to all valid easements and restrictions of record.

The above described 10.111 acre tract of land contains 1.186 acres within the road right-of-way of State Route 287 and Township Road 151.

The above description was prepared from an actual field survey made by George A. Blackburn, Registered Surveyor #7873, during the month of September 2017. 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 Township Road 151 (60 feet wide) bearing North 46°06'10" West.

Description prepared by: *George A. Blackburn* 9-12-2017

George A. Blackburn, R.S. #7873
6879 State Route 287, West Liberty, Ohio 43357
(937) 465-0424



INDEXED ON MAP
6896 3D

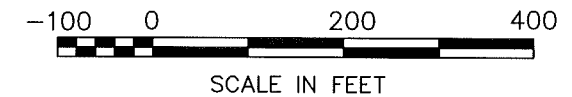
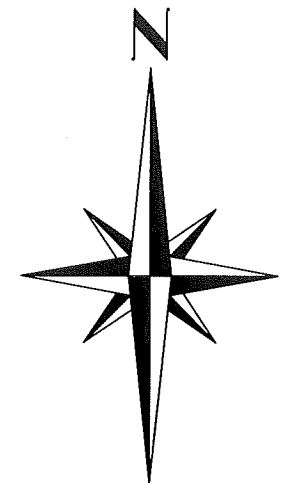
9-18-17

APPROVED

PLAT OF SURVEY IN VIRGINIA MILITARY SURVEY 3680 ZANE TOWNSHIP LOGAN COUNTY, OHIO

Joseph Murphy and Janet Murphy
6.33 acres
O.R. 581, pg. 622

Stone @ 297.99'
Old Wire Fence
6" Wood post @ 1.99'
Stone called out in deed
and shown on page 53
of Log. Co. Eng. F.B. 511



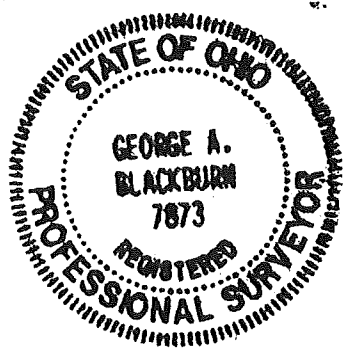
P.I. Sta. 13+76.50

Four Henry LLC
Tract 4, Parcel 2, 106.92 acres
O.R. 993, pg. 965

10.111 Acres
(1.186 Acres in Road Right-of-Way)

CURVE INFORMATION

Dc=2°50'00"
R=2022.20'
L=420.75'
Cd=419.99'
Cb=N52°03'48"W
d=11°55'16"



James E. Spain and
Brandee Ann Spain
orig. 52.97 acres
O.R. 179, pg. 353

James E. Spain and
Brandee Ann Spain
orig. 52.97 acres
O.R. 179, pg. 353

PLACE OF BEGINNING
Sta. 0+00, T.R. 151

STATE ROUTE 287
(Variable R/W Width)

LEGEND

- RAILROAD SPIKE FOUND
- MAGNETIC SPIKE SET
- 5/8" IRON BAR FOUND
- 5/8" IRON BAR SET
- ⊙ CONCRETE MONUMENT FOUND
- △ STONE FOUND
- ▲ 6" WOOD CORNER POST FOUND

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

George A. Blackburn 9-12-2017
GEORGE A. BLACKBURN, R.S. 7873

Preliminary access to the parcel will use the existing drive.

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

DATE: 9/12/2017
SCALE: 1" = 200'
FILE: Jim Spain 8-17
DRAFTED BY:

REVISIONS	DATE	BY

PLAT PREPARED FOR JAMES E. SPAIN

SHEET
1
OF 1

INDEXED ON MAP
6896 3P