

LESLIE H. GEESLIN

REGISTERED SURVEYOR 5248

P. O. BOX 274

RUSHSVLVANIA, OHIO 43347

TELEPHONE: (937) 468-2793

FAX: (937) 468-2080

NEWLAND SURVEY

February 6, 2001

The following described real estate situated in the State of Ohio, County of Logan, Township of Stokes, being part of Virginia Military Survey 12277 and more particularly described as follows:

Commencing at a date nail found in the centerline of State Route 235 at the most easterly corner of Charles G. Siebeneck et al's 1.00 acre tract (Tr. III) as described in O. R. Vol. 452 Page 50.

Thence with said Siebeneck's northwesterly line N. 48° 50' 24" W. 275.80 feet to a 5/8 inch iron bar found in the east line of Stokes Township and the west line of Richland Township for the beginning point for this description.

Thence continuing with said northwesterly line of said 1.00 acre tract and the northerly line of Charles G. Siebeneck's 0.36 acre tract as described in O. R. Vol. 452 Page 50 (Tract II) N. 48° 50' 24" W. 55.35 feet to a 5/8 inch iron bar found in the easterly line of Charles G. Siebeneck's 12.978 acre tract as described in O. R. Vol. 452 Page 50 (Tr. I), passing a 5/8 inch iron bar found at 13.90 feet.

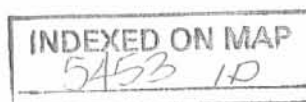
Thence with said easterly line N. 41° 10' 30" E. 53.18 feet to a 5/8 inch iron bar found in the line between Stokes and Richland Townships.

Thence with said Township line and the westerly line of William F. Bahnsen et ux's 0.59 acre tract as described in O. R. Vol. 27 Page 884 S. 4° 58' 48" E. 76.75 feet to the place of beginning.

Containing 0.034 acre more or less.

The above described 0.034 acre tract being the remainder of Leota Newland's 0.39 acre tract as described in D. B. Vol. 385 Page 38.

Bearings are based on an assumed bearing (S. 4° 58' 48" E.) for the line between Stokes and Richland Townships in this survey by Leslie H. Geeslin, Reg. Surveyor No. 5248, based on existing public records on February 6, 2001.



Leslie H. Geeslin

LEGEND:

O = DATE NAIL FOUND

O = 5/8" IRON BAR FOUND

TR I
12.978 AC.

TR. II
0.36 AC.

CHARLES G. SIEBENECK ETAL
1.00 AC.
O.R. 452 PG 50
TR III

LEOTA E. NEWLAND
0.39 AC.
DB VOL 356
PAGE 38

CALVIN D. DAVIS
8.93 AC. ETAL
DB VOL 356 PG 379

WILLIAM F. SAHNSON
0.590 AC. ETUX
O.R. VOL. 27 PG 884

STOKES TOWNSHIP
RICHLAND TOWNSHIP

S.R. 235 (60')

SURVEY OF 0.034 AC. TRACT IN
V.M.S. 12277, STOKES TOWNSHIP,
LOGAN COUNTY, OHIO FOR LEOTA
NEWLAND.

FEBRUARY 6, 2001
SCALE: 1" = 50'



INDEXED ON MAP
5453 1P



Leslie H. Geeslin
LESLIE H. GEESLIN
PENNSYLVANIA, OHIO

LESLIE H. GEESLIN
REGISTERED SURVEYOR NO. 5248
P. O. BOX 274
RUSHSVLVANIA, OHIO 43347

TELEPHONE: (513) 468-2793

SHELLY SURVEY

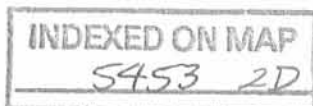
August, 1981

The following described real estate situated in the State of Ohio, County of Logan, Township of Stokes and Richland, being part of Virginia Military Survey No. 12277 and more particularly described as follows:

Beginning at an iron bar in the northeast corner of James Tracy's 7.98 acre tract and the southeast corner of Thelma Newland's 17.30 acre tract; thence N. $41^{\circ} 10.5'$ E. 140.16 feet to an iron bar; thence S. $48^{\circ} 50.5'$ E. 41.45 feet to an iron bar at the northwest corner of Peter F. Braumiller's 1.00 acre tract; thence with said Braumiller's west line S. $41^{\circ} 10.5'$ W. 150.00 feet to an iron bar; thence with said Braumiller's south line S. $48^{\circ} 49.5'$ E. 289.38 feet to a point in the centerline of State Route 235; thence with said centerline S. $41^{\circ} 15.7'$ W. 57.30 feet to an iron bar; thence N. $38^{\circ} 48.6'$ W. 335.87 feet to the place of beginning.

Containing 0.36 acre more or less, of which 0.11 acre is in Richland Twp. and 0.25 acre is in Stokes Twp.

The above described 0.36 acre tract being on the south side of Leota Shelly's 0.39 acre tract.



T. NEWLAND
17.30 AC.

J. TRACY
7.98 AC.

A = IRON BAR FD.
B = IRON BAR SET

N. 38° 48.6' W. 335.87'

(0.11)
S. 48° 49.5' E. 289.38'

A 57.30'
S. 41° 15.7' W.

N. 41° 10.5' E.
140.16'
0.36 AC.
S. 41° 10.5' W.
150.00'

B
41.45'
S. 48° 50.5' E.
53.18'
0.03 AC.
S. 76.75'
N. 4° 58.8' W.

STOKES TOWNSHIP
RICHLAND TOWNSHIP

PETER F. BRAUMILLER
1.00 AC.

150.0' & SR 235 (60')

SHELLY SURVEY
AUGUST, 1981
V.M.S. 12277
RICHLAND-STOKES TWP.
LOGAN COUNTY, OHIO
SCALE 1" = 50'

INDEXED ON MAP
5453 2P



LESLIE H. GEESLIN
REG. SURVEYOR 5248

NEWLAND SURVEY

April 27, 1973

The following described real estate situated in Virginia Military Survey No. 12277, Stokes and Richland Townships, Logan County, Ohio and being more particularly described as follows:

Beginning at an iron bar in the northeast corner of James Tracy's 7.98 acre tract, the southeast corner of Thelma Newland's 17.30 acre tract, and the west line of Thelma Newland's 3.79 acre tract; thence N.41°10.5'E. 202.11 feet to an iron bar in the west line of Jerome Newland's 9.52 acre tract; thence with said Newland's west line S.4°58.8'E. 76.75 feet to an iron bar in the north line of Peter F. Braumiller's 1.00 acre tract; thence with said Braumiller's north line N.48°50.5'W. 13.90 feet to an iron bar at said Braumiller's northwest corner; thence with said Braumiller's west line S.41°10.5'W. 150.0 feet to an iron bar at said Braumiller's southwest corner; thence with said Braumiller's south line S.48°49.5'E. 289.38 feet to a point in the centerline of S.R.235, passing iron bars at 259.38 and 260.13 feet; thence with said centerline S.41°15.7'W. 57.30 feet to a P.K.nail; thence N.38°48.6'W. 335.87 feet to the place of beginning.

Containing 0.39 acre more or less.

The above described 0.39 acre being part of Thelma Newland's 3.79 acre tract and having 0.11 acre in Richland Township and 0.28 acre in Stokes Township.

INDEXED ON MAP

5453 3D

THELMA NEWLAND
17.30 AC.

JAMES TRACY
7.98 AC.

N. 41° 10.5' E. 202.11'

0.39 AC.

S 41° 10.5' W.
150.0'

N 48° 50.5' W.
13.90'

JEROME NEWLAND
9.52 AC.

STOKES TOWNSHIP
RICHLAND TOWNSHIP

PETER F. BRAUMILLER
1.00 AC.

JEROME NEWLAND
0.41 AC.

A = 3/4" ϕ PLACED OVER OLD POST
B = 3/4" ϕ SET
C = 5/8" ϕ F.D.
D = P.K. NAIL SET

N. 38° 48.6' W. 335.87'

289.38'

S. 48° 49.5' E.

57.30'

S 41° 15.7' W.

150.0' E S.R. 235 (60')

NEWLAND SURVEY
APRIL 27, 1973
V.M.S. 12277

RICHLAND-STOKES TWP.
LOGAN COUNTY, OHIO
SCALE 1" = 50'

REF.
D.B. Vol. 333 Pg 366
DRAWER "R" No. 3171
DRAWER "R" No 3170
FIELD BOOK G-2 Pg 21

5453 3P

INDEXED ON MAP

LESLIE H. GEESLIN
REG. SURVEYOR 5248

BRAUMILLER SURVEY
Tract No. 1

The following described real estate situated in the Township of Stokes, County of Logan, State of Ohio and being a part of Virginia Military Survey No. 12277 and being out of Peter F. Braumiller's present 1.238 Acre tract as described in Official Record No. 134 Page 243 (8-7-1991) and being more particularly described as follows:

Beginning at a P. K. Nail set to mark the southwest corner to Braumiller's tract and in the centerline of S. R. No. 235, said P. K. Nail also being a southeast corner to Mary J. Williams' present 6.270 Acre tract as described in Volume No. 373 Page 46 (8-24-1966);

Thence with the line between Braumiller and Williams, N. $0^{\circ}06'30''$ E. 235.32 feet to a $5/8''$ x 30" Rebar set, passing through a 12 inch tree at 46.48 feet;

Thence S. $49^{\circ}41'19''$ E. 151.90 feet to a P. K. Nail set in the centerline of S. R. No. 235, passing through a $5/8''$ x 30" Rebar set at 121.90 feet;

Thence with the centerline of S. R. No. 235 and Braumiller's south line, S. $40^{\circ}18'41''$ W. 179.73 feet to the place of beginning, (Note: The centerline of S. R. No. 235 is the Basis of Bearing for this survey - S. $40^{\circ}18'41''$ W.), containing 13,650.490 square feet or 0.313 Acres, more or less.

Of the above described tract, there is 4,859.400 square feet or 0.112 Acres in the right of way of S. R. No. 235.

I hereby certify that this description is the result of a field survey completed by me on December 13, 1993.



Daniel E. Gilbert
DANIEL E. GILBERT, P.S.
REG. SUR. NO. 5402
400 N. PARK ST.
BELLEFONTAINE, OHIO 43311
TELEPHONE: 1 (513) 593-1428

INDEXED ON MAP
5453 4D-1

BRAUMILLER SURVEY
Tract No. 2

The following described real estate situated in the Township of Stokes, County of Logan, State of Ohio and being a part of Virginia Military Survey No. 12277 and being out of Peter F. Braumiller's present 1.238 Acre tract as described in Official Record No. 134 Page 243 (8-7-1991) and being more particularly described as follows:

Beginning for reference at a P. K. Nail set at the southwest corner to Braumiller's tract and in the centerline of S. R. No. 235 said P. K. Nail also being a southeast corner to Mary J. Williams' present 6.270 Acre tract as described in Volume No. 373 Page 46 (8-24-1966);

Thence with the centerline of S. R. No. 235 and Braumiller's south line, N. $40^{\circ}18'41''$ E. 179.73 feet to a P. K. Nail set for the true place of beginning for this survey, (Note: The centerline of S. R. No. 235 is the Basis of Bearing for this survey - N. $40^{\circ}18'41''$ E.);

Thence N. $49^{\circ}41'19''$ W. 151.90 feet to a $5/8"$ x $30"$ Rebar set in the line between Braumiller and Williams, passing through a $5/8"$ x $30"$ Rebar set at 30.00 feet;

Thence N. $40^{\circ}18'41''$ E. 87.20 feet to a $5/8"$ x $30"$ Rebar set;

Thence S. $59^{\circ}12'13''$ E. 154.02 feet to a P. K. Nail set in the centerline of S. R. No. 235, passing through a $5/8"$ x $30"$ Rebar set at 123.60 feet;

Thence with the centerline of S. R. No. 235, S. $40^{\circ}18'41''$ W. 112.66 feet to the true place of beginning, containing 15,179.367 square feet or 0.348 Acres, more or less.

Of the above described tract, there is 3,304.350 square feet or 0.076 Acres in the right of way of S. R. No. 235.

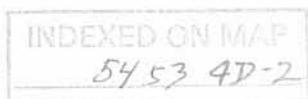
The above tract also subject to a Gas Line easement.

I hereby certify that this description is the result of a field survey completed by me on December 13, 1993.



A handwritten signature of Daniel E. Gilbert in dark ink.

DANIEL E. GILBERT, P.S.
REG. SUR. NO. 5402
400 N. PARK ST.
BELLEFONTAINE, OHIO 43311
TELEPHONE: 1 (513) 593-1428



BRAUMILLER SURVEY
Tract No. 3

The following described real estate situated in the Townships of Richland and Stokes, County of Logan, State of Ohio and being a part of Virginia Military Survey No. 12277 and being out of Peter F.

Braumiller's present 1.238 Acre tract as described in Official Record No. 134 Page 243 (8-7-1991) and being more particularly described as follows:

Beginning for reference at a P. K. Nail set at the southwest corner to Braumiller's tract and in the centerline of S. R. No. 235, said P. K. Nail also being a southeast corner to Mary J. Williams' present 6.270 Acre tract as described in Volume No. 373 Page 46 (8-24-1966);

Thence with the centerline of S. R. No. 235 and Braumiller's south line, N. 40°18'41" E. 292.39 feet to a P. K. Nail set for the true place of beginning for this survey, (Note: The centerline of S. R. No. 235 is the Basis of Bearing for this survey-N. 40°18'41" E.);

Thence N. 59°12'13" W. 154.02 feet to a 5/8" x 30" Rebar set, passing through a 5/8" x 30" Rebar set at 30.42 feet;

Thence S. 40°18'41" W. 87.20 feet to a 5/8" x 30" Rebar set in the line between Braumiller and Williams;

Thence with the line between Braumiller and Williams, N. 0°06'30" E. 275.68 feet to a 3/4 inch Rebar found at the northeast corner to said Williams' tract and the most northerly corner to Braumiller's tract and the northwest corner to a tract in the name of North Shore Garden Center, Inc. as recorded in Official Record No. 183 Page 76 (3-4-1993);

Thence with the line between Braumiller and North Shore Garden Center, Inc., S. 38°48'36" E. 335.87 feet to a P. K. Nail set in the centerline of S. R. No. 235 and being Braumiller's southeast corner, passing through a 5/8" x 30" Rebar set at 305.41 feet;

Thence with the centerline of S. R. no. 235 and the south line of Braumiller's tract, S. 40°18'41" W. 34.52 feet to the true place of beginning, containing 25,084.938 square feet or 0.577 Acres, more or less.

Of the above described tract, there is 1,755.000 square feet or 0.040 Acres in Richland Township and 23,329.938 square feet or 0.537 Acres in Stokes Township.

Also, of the above described tract, there is 1,189.800 square feet or 0.027 Acres in the right of way of S. R. No. 235.

The above tract being subject to a Gas Line Easement.

I hereby certify that this description is the result of a field survey completed by me on December 13, 1993.



Daniel E. Gilbert
 DANIEL E. GILBERT, P.S.
 REG. SUR. NO. 5402
 400 N. PARK ST.
 BELLEFONTAINE, OHIO 43311
 TELEPHONE: 1 (513) 593-1428

INDEXED ON MAP
 5453 4D-3

Albert C. Reed et ux
Vol. No. 390 P. 970 (11-26-1980)
43-006-10-01-012.000
2.227 Acres

Mary J. Williams et al
Vol. No. 373 P. 46 (8-24-1966)
43-006-10-01-011.000
6.270 Acres

Jack Tracey
Vol. No. 375 P. 26 (2-28-1978)
43-006-10-01-010.000
1.760 Acres

0.570 Acres

RICHLAND
STOKES

North Shore Garden Center, Inc.
O.R. No. 183 P. 76 (3-4-1993)
43-006-10-01-007.000

0.790 Acres

North Shore Garden Center, Inc.
O.R. No. 183 P. 76 (3-4-1993)
43-006-10-01-008.000

3
Total Acres
25,084.938[±]
or
0.577 Acres

23,329.938[±]
or
0.537 Acres

2
15,179.367[±]
or
0.348 Acres

1
13,650.490[±]
or
0.313 Acres

S. R. No. 235

TOWNSHIP

Note: 12" Diameter Tree
on this corner.

Reference Deed:
O.R. No. 134 P. 243 (8-7-1991).

SYMBOLS:
• - P.K. Nails set.
✱ - 5/8" Rebar found.
✱ - 5/8" x 30' Rebars set.
⊙ - 3/4" Rebar found.

0 20 40 80 120
Scale: 1" = 40'

Subdivision of Peter F. Braumiller's present 1.238 Acre Tract,
V.M.S. No. 12277, Stokes Township,
Logan County, Ohio. 43-006-10-01-009.000

SCALE: 1" = 40'	APPROVED BY	DRAWN BY DEG
DATE: 12-13-1993		REVISED: 7-30-1996 DEG

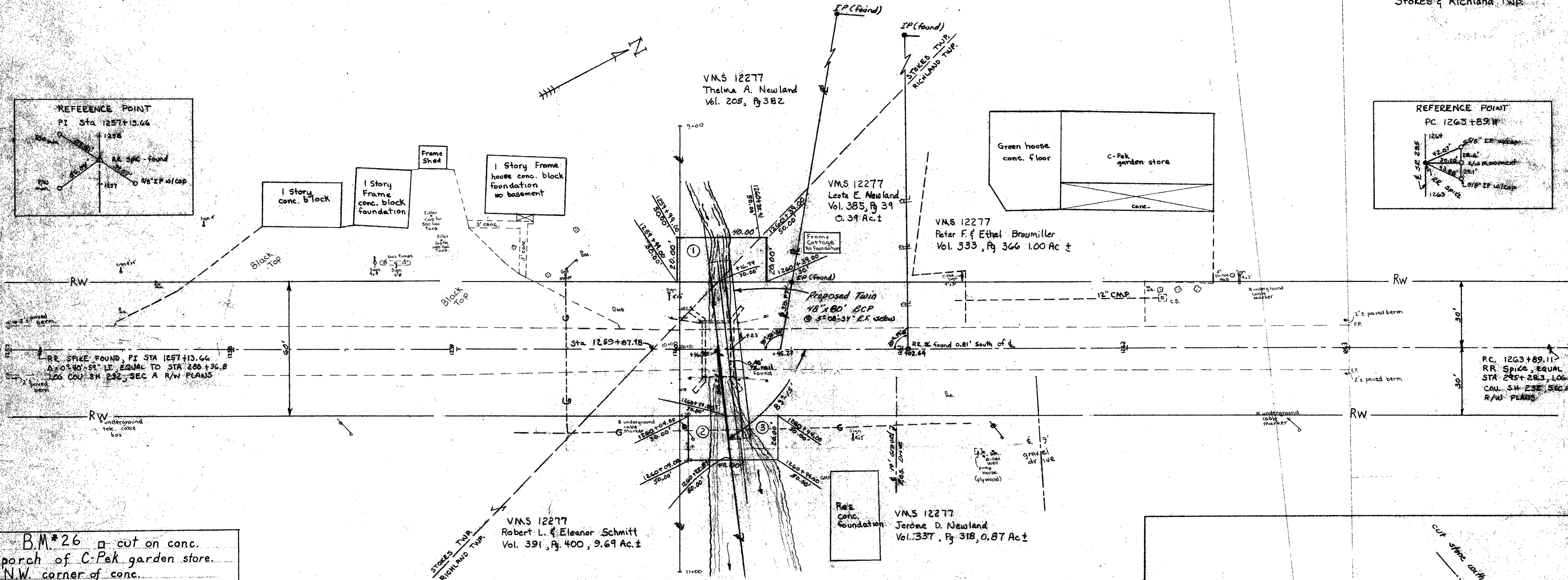
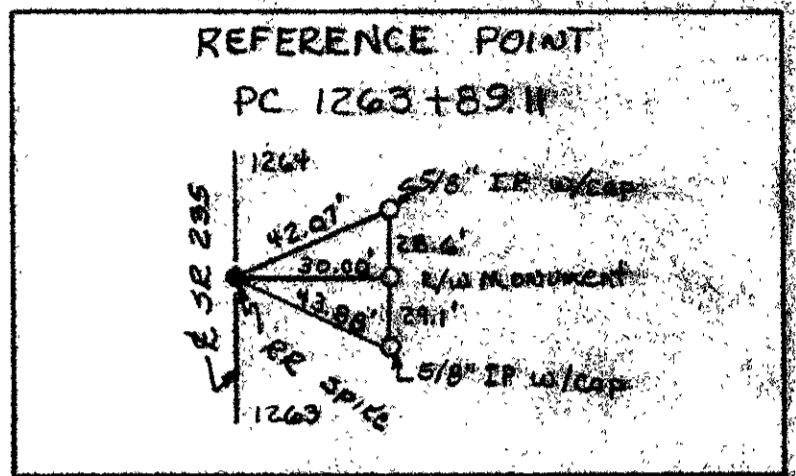
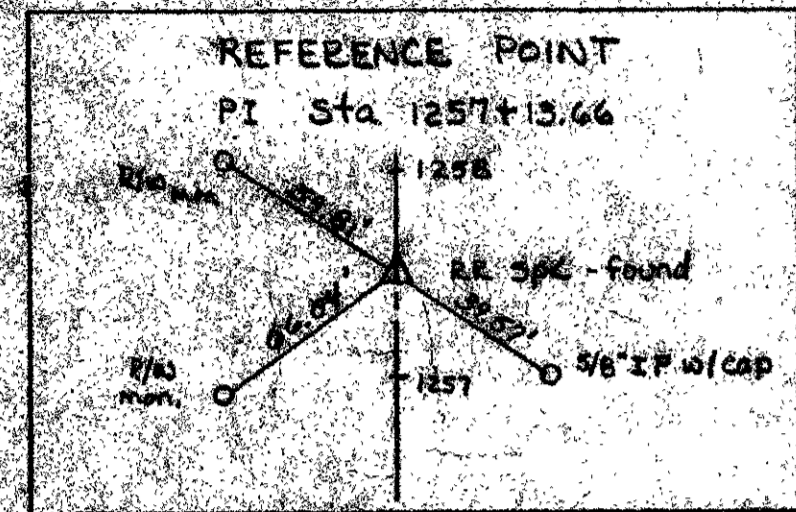
Daniel E. Gilbert
Daniel E. Gilbert, P.S.
Reg. Sur. No. 5402

DRAWING NUMBER
093-048

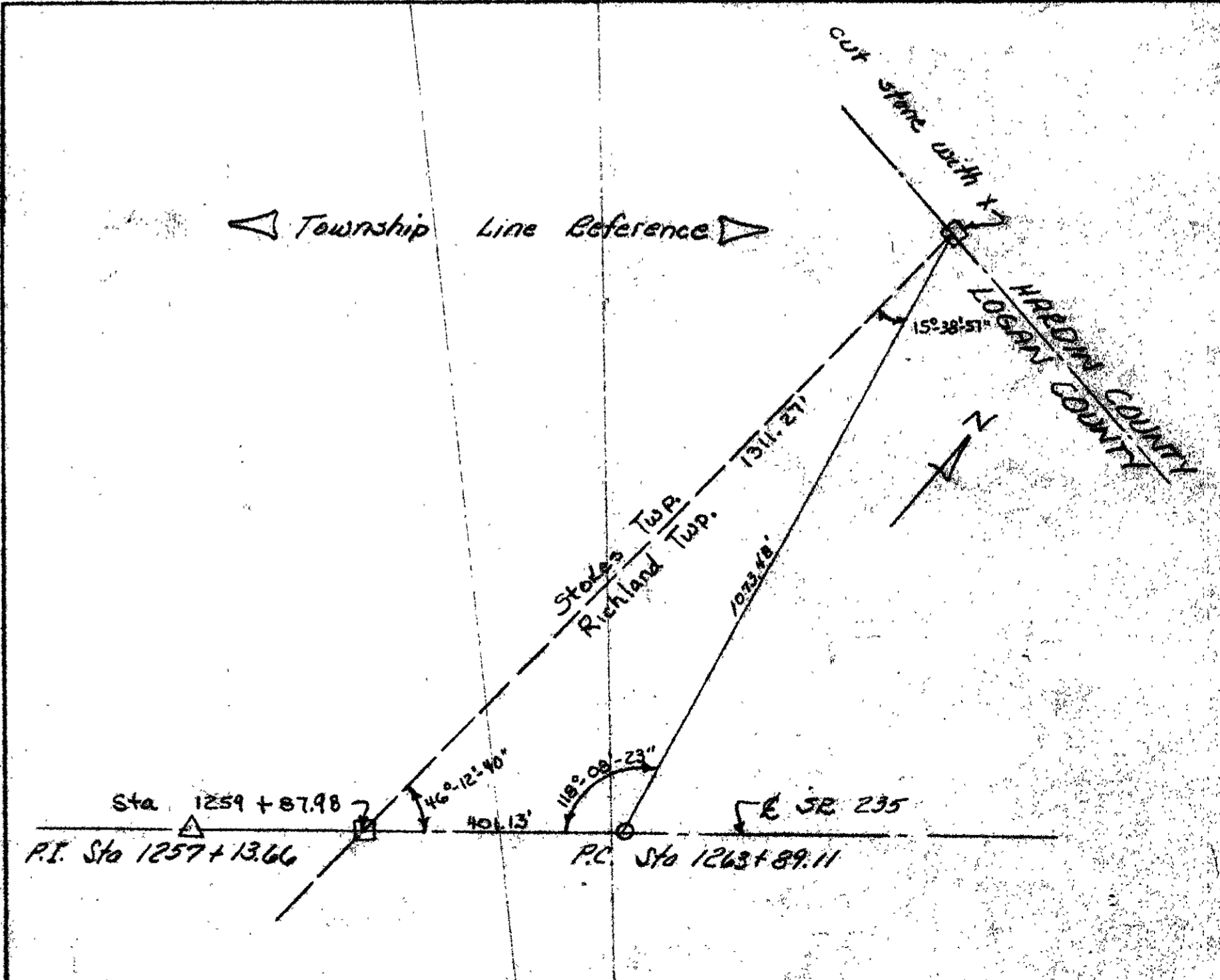
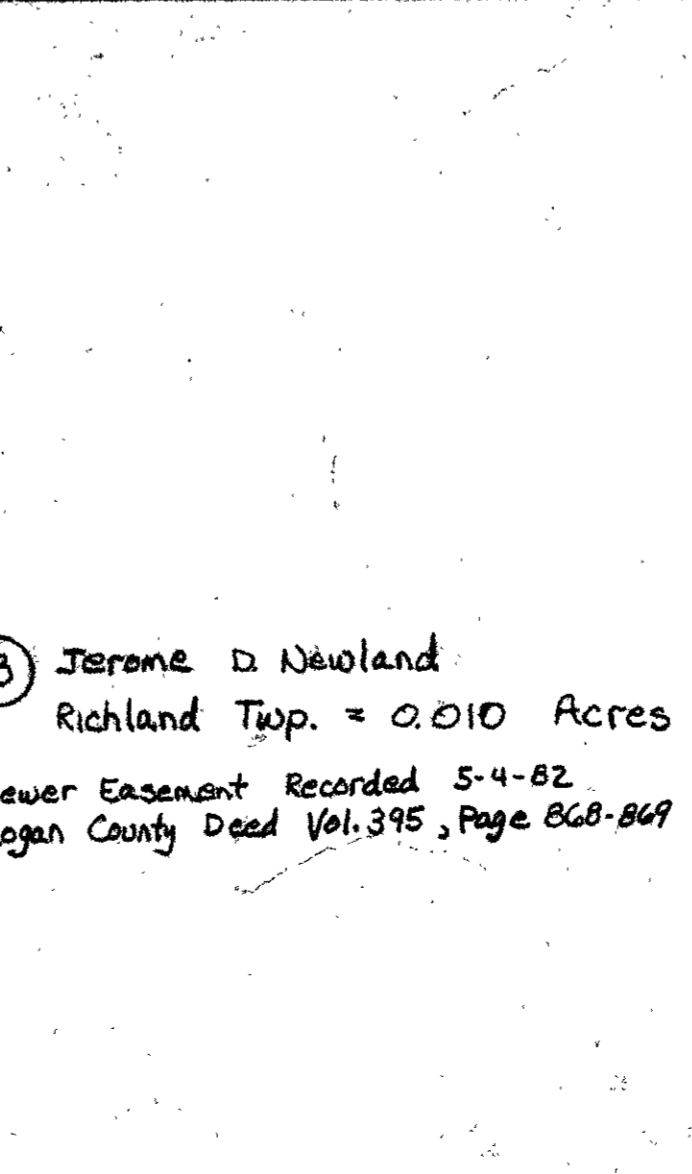
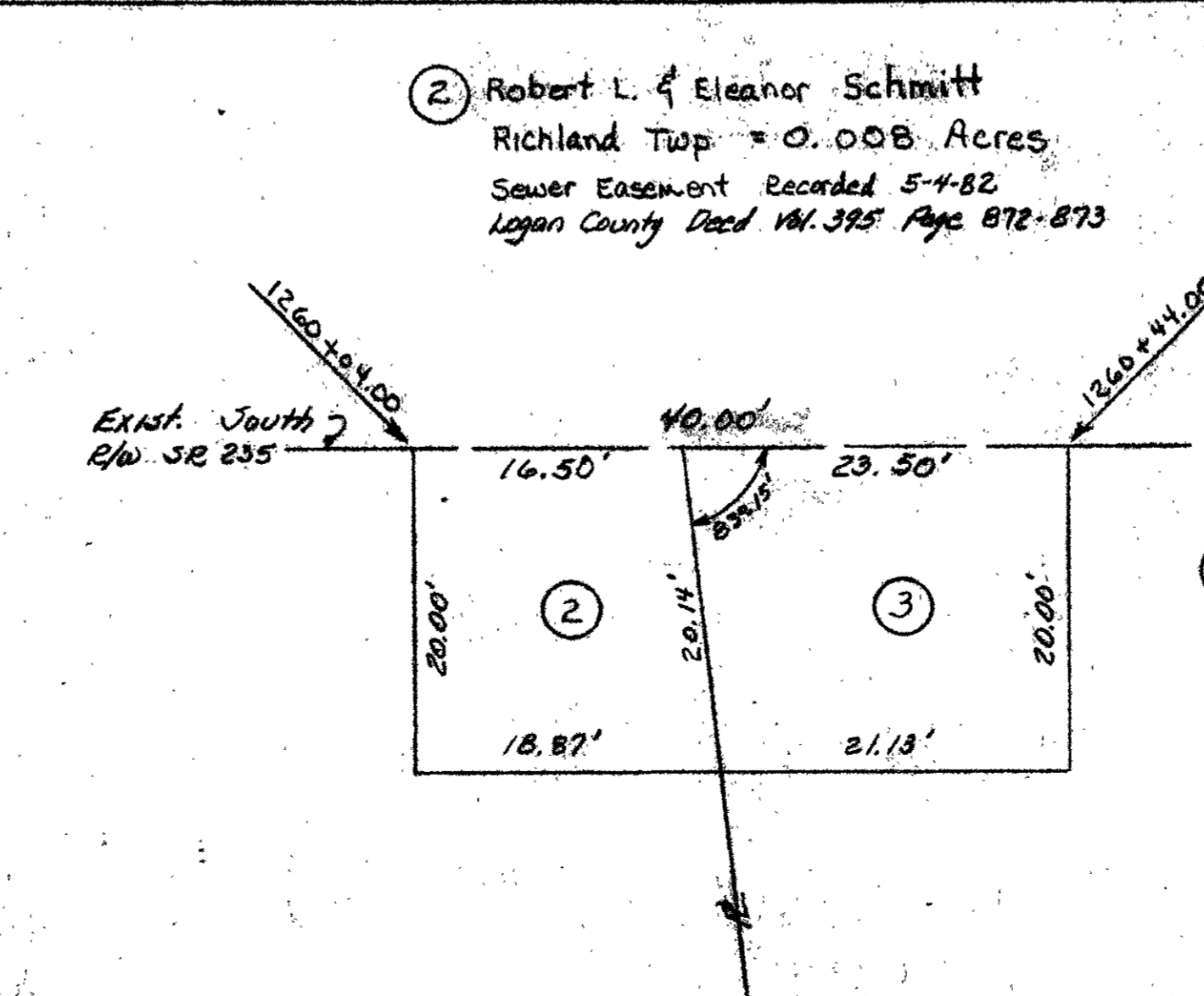
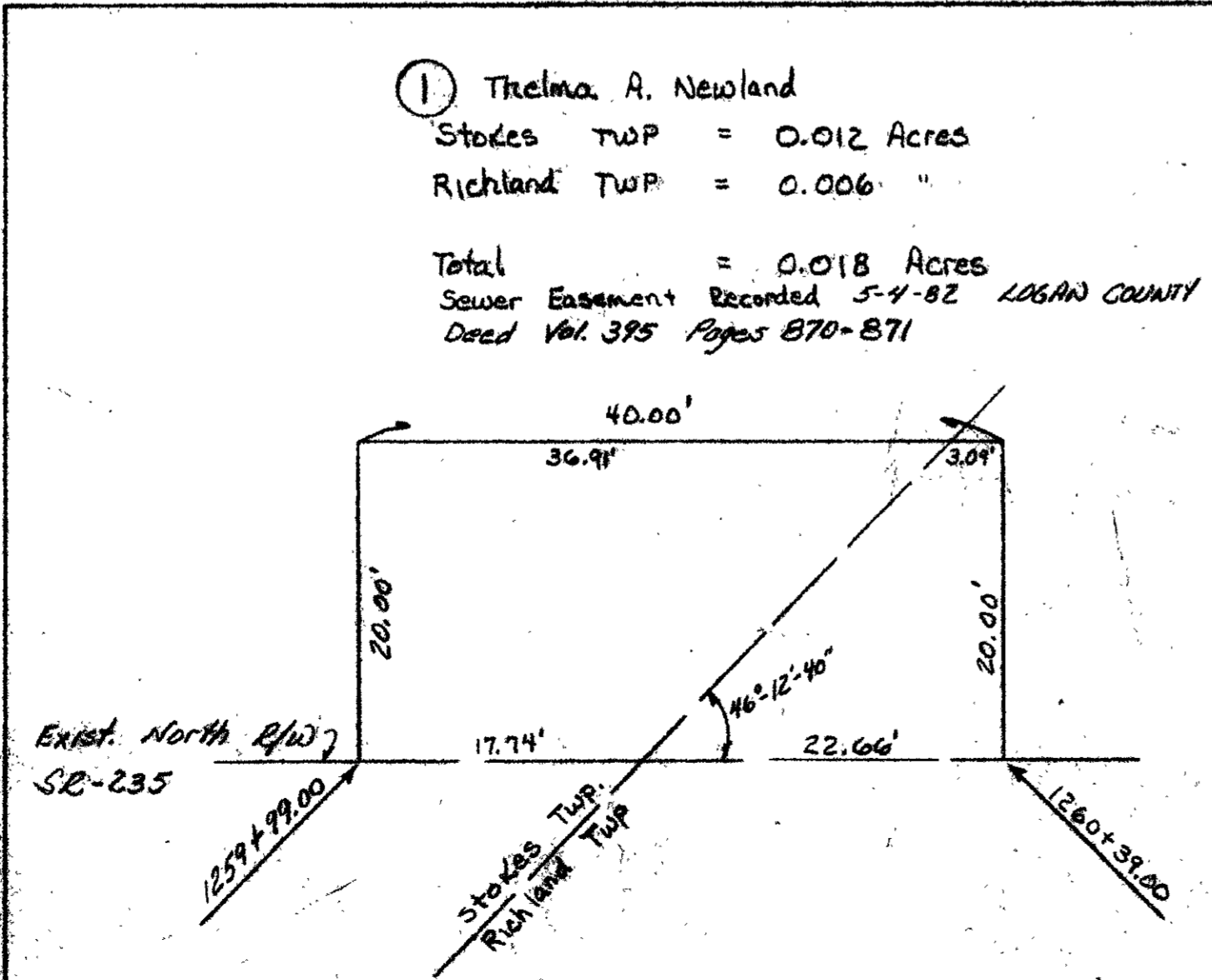


INDEXED ON MAP
5453 4P

LOG-235-23.90
Stokes & Richland Twp.



BM*26 cut on conc.
porch of C-Pek garden store.
N.W. corner of conc.
62.2' Lt Sta. 1261+71.2
elev. 1006.96



Parcel "A"
LEGAL DESCRIPTION

Being a part of a 0.661 acre tract in the name of ACW Homes, LLC (O.R. 1417, Pg. 5097) and being located in Virginia Military Survey 12277, Stokes Township, Logan County, Ohio, more particularly described as follows:

Commencing at a Mag Spike set at Sta. 282+26 (S.R. 235, Highway Plan L-17); thence N 51°-54'-04" E with the centerline of State Route 235 (60' R/W), 603.14' to a set Mag Spike; thence N 51°-13'-00" E continuing with the centerline of State Route 235, 13.88' to a Mag Nail set at the SW corner of said 0.661 acre tract and the SE corner of a 4.100 acre tract in the name of Randy & Kimberly Daniels (O.R. 1271, Pg. 107) and being the POINT OF BEGINNING; thence the following courses:

- 1. N 10°-44'-20" E with the W line of said 0.661 acre tract and the E line of said 4.100 acre tract, 178.44' to a set #5 Rebar, passing a point at 46.21' at the right-of-way line as referenced by an existing #5 Rebar at S 30°-57'-37" W, 0.86';
- 2. S 37°-26'-58" E, 115.87' to a Mag Nail set on the centerline of State Route 235, passing a Mag Nail set at 85.87';
- 3. S 51°-13'-00" W with the centerline of State Route 235, 133.03' to the POINT OF BEGINNING.

The above-described parcel contains 0.177 acres, more or less, of which 0.080 acres are occupied by road right-of-way, subject to all legal highways and easements of record.

The system of bearings for this legal description is based on the Ohio State Plane-North Coordinate System NAD83 (2011). This legal description and accompanying plat represent an actual boundary survey completed under the direct supervision of Kyle J. Binkley, P.S. #8587 on November 18, 2024. All markers called for above are in place.



A handwritten signature in blue ink, appearing to read "KJB", located to the right of the professional seal.



Parcel "B"
LEGAL DESCRIPTION

Being a part of a 0.661 acre tract in the name of ACW Homes, LLC (O.R. 1417, Pg. 5097) and being located in Virginia Military Survey 12277, Stokes Township, Logan County, Ohio, more particularly described as follows:

Commencing at a Mag Spike set at Sta. 282+26 (S.R. 235, Highway Plan L-17); thence N 51°-54'-04" E with the centerline of State Route 235 (60' R/W), 603.14' to a set Mag Spike; thence N 51°-13'-00" E continuing with the centerline of State Route 235, 146.91' to a Mag Nail set at the POINT OF BEGINNING; thence the following courses:

1. N 37°-26'-58" W, 115.87' to a #5 Rebar set on the W line of said 0.661 acre tract and the E line of a 4.100 acre tract in the name of Randy & Kimberly Daniels (O.R. 1271, Pg. 107), passing a Mag Nail set at 30.00';
2. N 10°-44'-20" E with the W line of said 0.661 acre tract and the E line of said 4.100 acre tract, 56.21' to a point at the NW corner of said 0.661 acre tract and being the SW corner of a 7.386 acre tract in the name of River's Edge Harbor, LTD. (O.R. 1203, Pg. 970) as referenced by an existing #5 Rebar at S 85°-17'-22" E, 0.15';
3. N 51°-38'-03" E with the N line of said 0.661 acre tract and the S line of said 7.386 acre tract, 3.44' to a set #5 Rebar;
4. S 38°-46'-58" E, 152.30' to a Mag Nail set on the centerline of State Route 235, passing a set Mag Nail at 122.30';
5. S 51°-13'-00" W with the centerline of State Route 235, 48.89' to the POINT OF BEGINNING.

The above-described parcel contains 0.147 acres, more or less, of which 0.033 acres are occupied by road right-of-way, subject to all legal highways and easements of record.

The system of bearings for this legal description is based on the Ohio State Plane-North Coordinate System NAD83 (2011). This legal description and accompanying plat represent an actual boundary survey completed under the direct supervision of Kyle J. Binkley, P.S. #8587 on November 18, 2024. All markers called for above are in place.



A handwritten signature in blue ink, appearing to read "KJB", located to the right of the professional seal.



Parcel "C"
LEGAL DESCRIPTION

Being a part of a 0.661 acre tract in the name of ACW Homes, LLC (O.R. 1417, Pg. 5097) and being located in Virginia Military Survey 12277, Stokes Township, Logan County, Ohio, more particularly described as follows:

Commencing at a Mag Spike set at Sta. 282+26 (S.R. 235, Highway Plan L-17); thence N 51°-54'-04" E with the centerline of State Route 235 (60' R/W), 603.14' to a set Mag Spike; thence N 51°-13'-00" E continuing with the centerline of State Route 235, 195.80' to a Mag Nail set at the POINT OF BEGINNING; thence the following courses:

1. N 38°-46'-58" W, 152.30' to a #5 Rebar set on the N line of said 0.661 acre tract and the S line of a 7.386 acre tract in the name of River's Edge Harbor, LTD. (O.R. 1203, Pg. 970), passing a Mag Nail set at 30.00';
2. N 51°-38'-03" E with the N line of said 0.661 acre tract and the S line of said 7.386 acre tract, 83.76' to a set #5 Rebar;
3. S 48°-46'-06" E with the E line of said 0.661 acre tract and the W line of said 7.386 acre tract, 154.02' to a Mag Nail set on the centerline of State Route 235, passing an existing #5 Rebar at 122.44';
4. S 51°-13'-00" W with the centerline of State Route 235, 110.46' to the POINT OF BEGINNING.

The above-described parcel contains 0.339 acres, more or less, of which 0.074 acres are occupied by road right-of-way, subject to all legal highways and easements of record.

The system of bearings for this legal description is based on the Ohio State Plane-North Coordinate System NAD83 (2011). This legal description and accompanying plat represent an actual boundary survey completed under the direct supervision of Kyle J. Binkley, P.S. #8587 on November 18, 2024. All markers called for above are in place.



A handwritten signature in blue ink, appearing to read "KJB", located to the right of the professional seal.





APPROVED

Carrie Weigand
Page 5 of 5
November 18, 2024

Utility Easement LEGAL DESCRIPTION

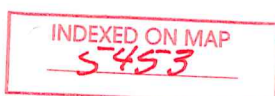
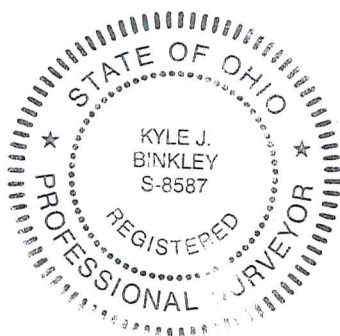
Being a part of a 0.661 acre tract in the name of ACW Homes, LLC (O.R. 1417, Pg. 5097) and being located in Virginia Military Survey 12277, Stokes Township, Logan County, Ohio, more particularly described as follows:

Commencing at a Mag Spike set at Sta. 282+26 (S.R. 235, Highway Plan L-17); thence N 51°-54'-04" E with the centerline of State Route 235 (60' R/W), 603.14' to a set Mag Spike; thence N 51°-13'-00" E continuing with the centerline of State Route 235, 185.80' to a point at the POINT OF BEGINNING; thence the following courses:

1. N 38°-46'-58" W, 105.47' to a point;
2. N 51°-13'-02" E, 10.00' to a point;
3. S 38°-46'-58" E, 105.47' to a Mag Nail set on the centerline of State Route 235, passing a Mag Nail set at 75.47';
4. S 51°-13'-00" W with the centerline of State Route 235, 10.00' to the POINT OF BEGINNING.

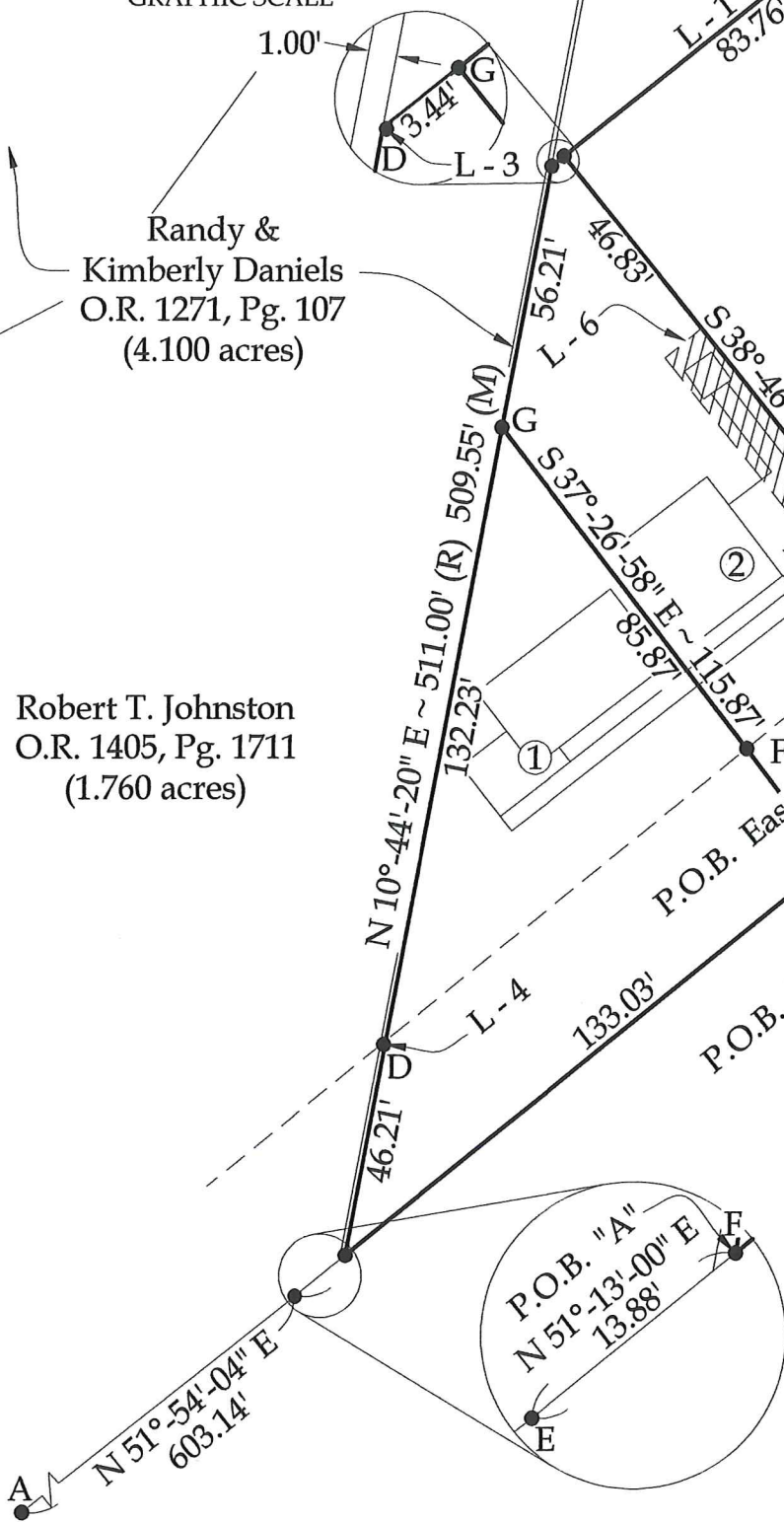
The above-description contains 0.024 acres, more or less, and has the sole purpose of creating a utility easement and is not intended for the transfer of ownership of real estate.

The system of bearings for this legal description is based on the Ohio State Plane-North Coordinate System NAD83 (2011). This legal description and accompanying plat represent an actual boundary survey completed under the direct supervision of Kyle J. Binkley, P.S. #8587 on November 18, 2024. All markers called for above are in place.



124-25
APPROVED
Survey of Parcel #43-006-10-01-009-000 and being a 0.661 acre tract and being located in V.M.S. 12277, Stokes Township, Logan County, Ohio.
(Prior Deed Referenced in O.R. 1417, Pg. 5097)

SCALE: 1" = 40'
GRAPHIC SCALE
40 20 0 40



Randy & Kimberly Daniels
O.R. 1271, Pg. 107
(4.100 acres)

Robert T. Johnston
O.R. 1405, Pg. 1711
(1.760 acres)

Rivers Edge Harbor, Ltd.
O.R. 1203, Pg. 970
(7.386 acres)

Line Data

- L - 1 = N 51°-38'-03" E ~ 87.20' (R & M)
- L - 2 = N 19°-07'-02" E ~ 3.75'
- L - 3 = S 85°-17'-22" E ~ 0.15'
- L - 4 = S 30°-57'-37" W ~ 0.86'
- L - 5 = N 38°-46'-58" W ~ 105.47'
- L - 6 = N 51°-13'-02" E ~ 10.00'

Property Information

- ① Parcel "A"
ACW Homes, LLC
O.R. 1417, Pg. 5097
(0.177 acres of which
0.080 acres are Road R/W)
- ② Parcel "B"
ACW Homes, LLC
O.R. 1417, Pg. 5097
(0.147 acres of which
0.033 acres are Road R/W)
- ③ Parcel "C"
ACW Homes, LLC
O.R. 1417, Pg. 5097
(0.339 acres of which
0.074 acres are Road R/W)



INDEXED ON MAP
5453

NOTE: All distances on this plat are measured unless otherwise noted.

BASIS OF BEARINGS: The system of bearings for this plat and legal description is based on the Ohio State Plane - North Coordinate System NAD 83 (2011).

Legend

- A = Mag Spike set at Sta. 282+26 (S.R. 235 - Highway Plan L - 17) as re-established based on Survey by Blackburn Surveying, dated 02/01/05 and Indexed on Map 9505 of the Logan County Tax Map Office
- B = #5 Rebar set at PI Sta. 296+70.6 (S.R. 235) as re-established based on Survey by Blackburn Surveying, dated 09/29/06 and Indexed on Map 5174 of the Logan County Tax Map Office
- C = Existing Iron Pin in Concrete
- D = Existing #5 Rebar
- E = Set Mag Spike
- F = Set Mag Nail
- G = Set #5 Rebar

Utility Easement
(0.024 acres)

This plat and the accompanying legal descriptions represent an actual boundary survey completed under my direct supervision on November 18, 2024.

Kyle J. Binkley, P.S. #8587

Binkley
LAND SURVEYING, LLC
24 W. Auglaize Street
Wapakoneta, Ohio 45895
(419) 236-3768

CLIENT: Carrie Weigand			
SURVEYED BY: T.J.S./M.A.B.	DATE: 11-18-2024	DRAWN BY: K.J.B.	CHECKED BY: K.J.B.
SCALE: 1" = 40'	PAGE 1	OF 1	PAGES 5