

J. H. Brugler.
0.21-A

2.324 IP

INDEXED ON MAP

SCALE 1" = 20.0'
O = IRON PIPE

PLAT OF
HOWARD E. SKEEN TRACTS
V.M.S. 4990 CITY OF BELLEFONTAINE
LOGAN COUNTY, OHIO
WALTER V SCOTT REGISTERED SURVEYOR
1952

ROSABELLE COOK SURVEY

0.207 ACRE

March 7, 2001

The following described 0.207 acre tract of land is situated in Virginia Military Survey 4990, City of Bellefontaine, Lake Township, Logan County, Ohio and being all of Rosabelle Marie Cook's 0.01 acre tract and a certain tract of land described as being 150 feet off the north side of an original 0.28 acre tract, both tracts combined being listed as 0.21 acre by the Logan County Auditor's records and are described in Official Record 88, page 612, said 0.207 acre tract more particularly described as follows:

Beginning for reference at a 3/4 inch iron pipe found at the intersection of the centerline of Eastern Avenue (60 feet wide) with the centerline of Ludlow Street (60 feet wide);

Thence South 73°20'53" East 102.78 feet, following the centerline of Eastern Avenue, to a magnetic nail set at the northwest corner of said 0.21 acre tract, said magnetic nail marking the **place of beginning**;

Thence **South 73°20'53" East 53.25 feet**, continuing along the centerline of Eastern Avenue and following the north line of said 0.21 acre tract, to a magnetic nail set;

Thence **South 3°05'03" West 30.86 feet**, departing from the centerline of Eastern Avenue and following the east line of said 0.21 acre tract, to an iron pin set in the south right of way line of said Eastern Avenue;

Thence **South 73°20'53" East 5.00 feet**, following the south right of way line of Eastern Avenue and the east line of said 0.21 acre tract, to an iron pin set at the northwest corner of Church of the Open Bible's, an Ohio Corporation Not for Profit, 0.19 acre tract described in Official Record 110, page 76;

Thence **South 4°40'37" West 118.37 feet**, departing from the south line of Eastern Avenue, following the west line of said 0.19 acre tract and the east line of said 0.21 acre tract, to a 3/4 inch iron pipe found at the northeast corner of Jane E. Fry's 0.16 acre tract described in Official Record 450, page 895;

Thence **North 75°36'36" West 65.40 feet**, departing from the west line of said 0.19 acre tract, following the north line of said 0.16 acre tract and the south line of said 0.21 acre tract, passing an iron pin set for reference at 63.60 feet, to a point in the east line of Arthur F. and Karen K. Moon's Tract II, 0.06 acre, described in Deed Volume 350, pg. 394;

Thence **North 7°12'07" East 150.41 feet**, following the east line of said 0.06 acre tract, the east line of Arthur F. and Karen K. Moon's Tract I, 0.11 acre, described in Deed Volume 350, pg. 394, and the west line of said 0.21 acre tract, passing a 3/4 inch iron pipe found at 41.75 feet and a 1/2 inch iron pipe found at 120.00 feet, entering the right of way

INDEXED ON MAP
2324 2D-1

of Eastern Avenue thereafter, to the **place of beginning, containing 0.207 acre**, more or less, and subject to all valid easements and restrictions of record.

Of the above described 0.207 acre tract, 0.037 acre is within the right of way of Eastern Avenue.

The above description was prepared from an actual field survey made by George A. Blackburn, Registered Surveyor #7873, during the month of March 2001. 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 Eastern Avenue being South 73°20'53" East.

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



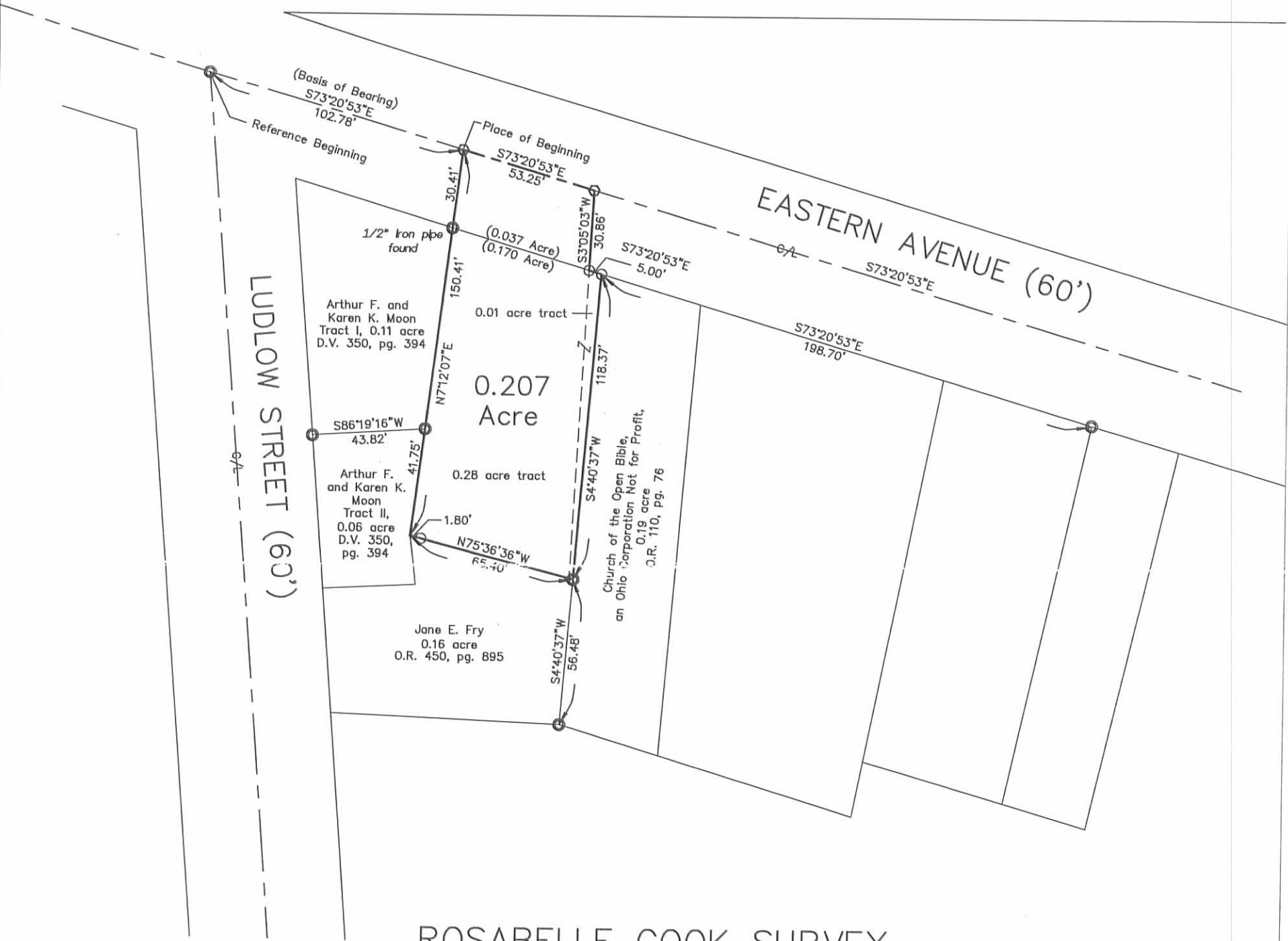
INDEXED ON MAP
2324 2D-2

VIRGINIA MILITARY SURVEY 4990
 CITY OF BELLEFONTAINE
 LAKE TOWNSHIP
 LOGAN COUNTY, OHIO

CHILLICOTHE AVENUE

EASTERN AVENUE (60')

LUDLOW STREET (60')

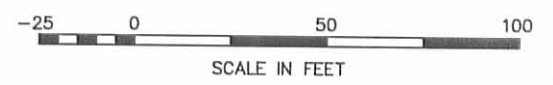
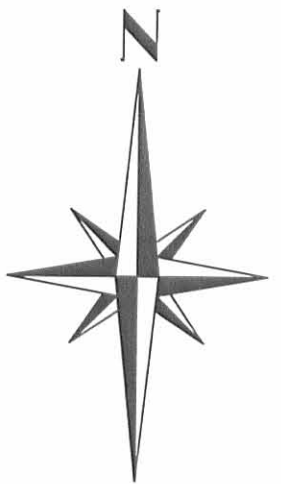


ROSABELLE COOK SURVEY

Being all of Rosabelle Marie Cook's 0.01 acre tract and a certain tract of land described as being 150 feet off the north side of an original 0.28 acre tract, both tracts combined being listed as 0.21 acre by the Logan County Auditor's records and are described in Official Record 88, page 612.

LEGEND

- Magnetic nails set
- 3/4 inch iron pipe found unless otherwise noted
- 5/8 inch iron pin set



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

George A. Blackburn
 George A. Blackburn, R.S. 7873

INDEXED ON MAP
 2324 2P

Filename: RCook 3-01
 Scale: 1" = 50'
 Date: 3/7/01
 F.B. 5, pg. 72

BLACKBURN SURVEYING

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

ROSABELLE COOK SURVEY
INGRESS – EGRESS EASEMENT
March 19, 2001

The following described Ingress – Egress easement is situated in Virginia Military Survey 4990, City of Bellefontaine, Lake Township, Logan County, Ohio and being over Arthur F. and Karen K. Moon's Tract I, 0.11 acre, described in Deed Volume 350, page 394, said Ingress – Egress easement more particularly described as follows:

Beginning for reference at a 3/4 inch iron pipe found at the intersection of the centerline of Eastern Avenue (60 feet wide) with the centerline of Ludlow Street (60 feet wide);

Thence South 73°20'53" East 102.78 feet, following the centerline of Eastern Avenue, to a magnetic nail set at the northwest corner of Rosabelle Marie Cook's 0.21 acre tract as listed by the Logan County Auditor's records and described in Official Record 88, page 612;

Thence **South 7°12'07" West 30.41 feet**, departing from the centerline of Eastern Avenue and following the west line of said 0.21 acre tract, to a 1/2 inch iron pipe found in the south line of Eastern Avenue and at the northeast corner of said 0.11 acre tract, said iron pipe found marking the **place of beginning**;

Thence **South 7°12'07" West 78.25 feet**, departing from the south line of Eastern Avenue, following the west line of said 0.21 acre tract and the east line of said 0.11 acre tract, to a 3/4 inch iron pipe found;

Thence **North 1°11'31" West 81.09 feet**, departing from the west line of said 0.21 acre tract and crossing said 0.11 acre tract, to a point in the south line of Eastern Avenue;

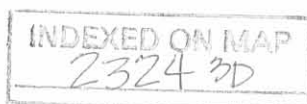
Thence **South 73°20'53" East 12.00 feet**, following the south line of Eastern Avenue and the north line of said 0.11 acre tract, to the **place of beginning** and subject to all valid easements and restrictions of record.

The above description was prepared from an actual field survey made by George A. Blackburn, Registered Surveyor #7873, during the month of March 2001. 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 Eastern Avenue being South 73°20'53" East.

Description prepared by:

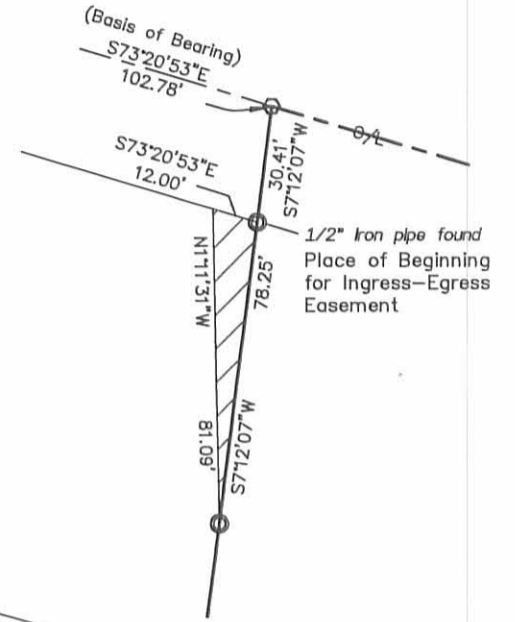


George A. Blackburn, R.S. #7873
12125 Green Street
Middleburg, Ohio 43336
(937) 666-5605



VIRGINIA MILITARY SURVEY 4990
 CITY OF BELLEFONTAINE
 LAKE TOWNSHIP
 LOGAN COUNTY, OHIO

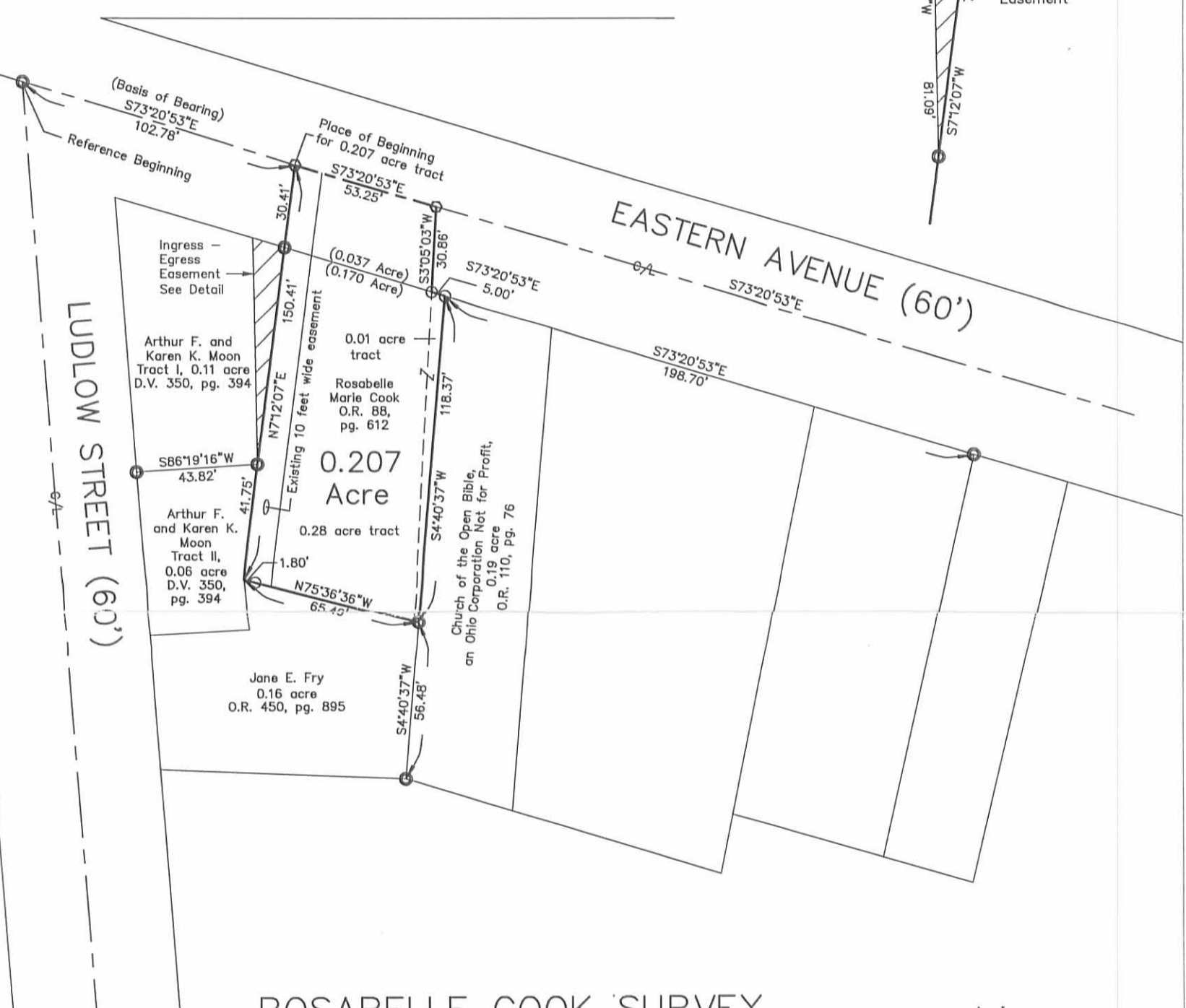
DETAIL
 1" = 50'



CHILlicothe AVENUE

EASTERN AVENUE (60')

LUDLOW STREET (60')

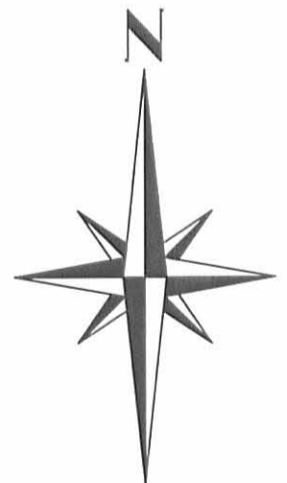


ROSABELLE COOK SURVEY

Being all of Rosabelle Marie Cook's 0.01 acre tract and a certain tract of land described as being 150 feet off the north side of an original 0.28 acre tract, both tracts combined being listed as 0.21 acre by the Logan County Auditor's records and are described in Official Record 88, page 612. Also an Ingress - Egress easement over Arthur F. and Karen K. Moon's Tract I, 0.11 acre, described in Deed Volume 350, page 394.

LEGEND

- Magnetic nails set
- 3/4 inch iron pipe found unless otherwise noted
- 5/8 inch iron pin set



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

George A. Blackburn
 George A. Blackburn, R.S. 7873

INDEXED ON MAP
 2324 38

Filename: RCook 3-01
 Scale: 1" = 50'
 Date: 3/07/01
 Revised: 3/19/01
 F.B. 5, pg. 72

BLACKBURN SURVEYING

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

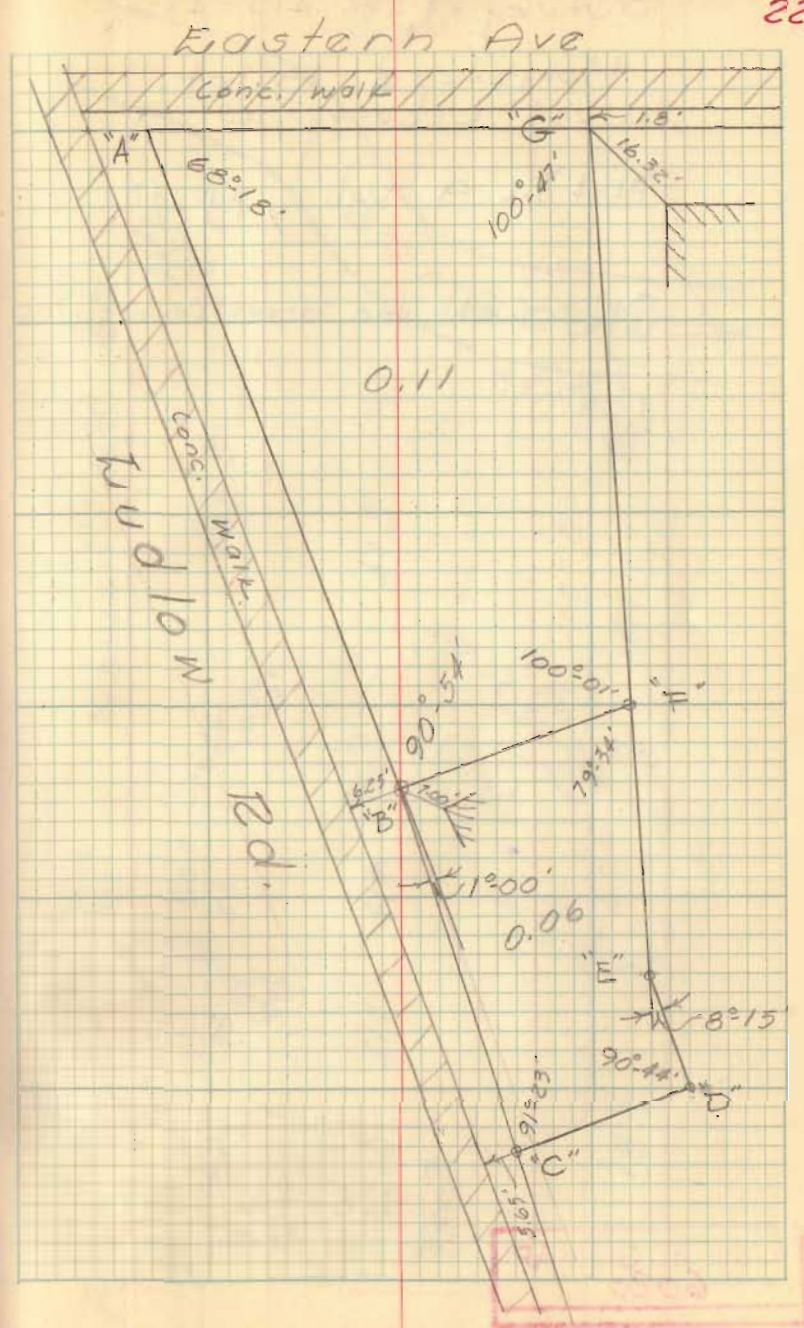
Costin Survey
Bellefontaine

Dodson - Geaslin
8/31/58
80°

- A = 3/4" Pipe found
 B = " " "
 C = " " " owner on south
 says it was set by M.V. Scott, used
 as corner although it doesn't fit
 Costin deed.
 D = 3/4" Pipe found
 E = 1/2" " "
 F = 3/4" " "
 G = " " "

Line	Deed Dist.	meas. Dist.
AB	99.75'	99.72'
BC	59.5'	59.1'
CD	36'	36.40'
DE	19'	18.90'
EF	41.75	41.80'
FG	78.25'	78.23'
GA	64'	63.92'
BF	44.5'	44.58'

INDEXED ON MAP
2324



Lost in Swamp
Bellefontaine, Ohio

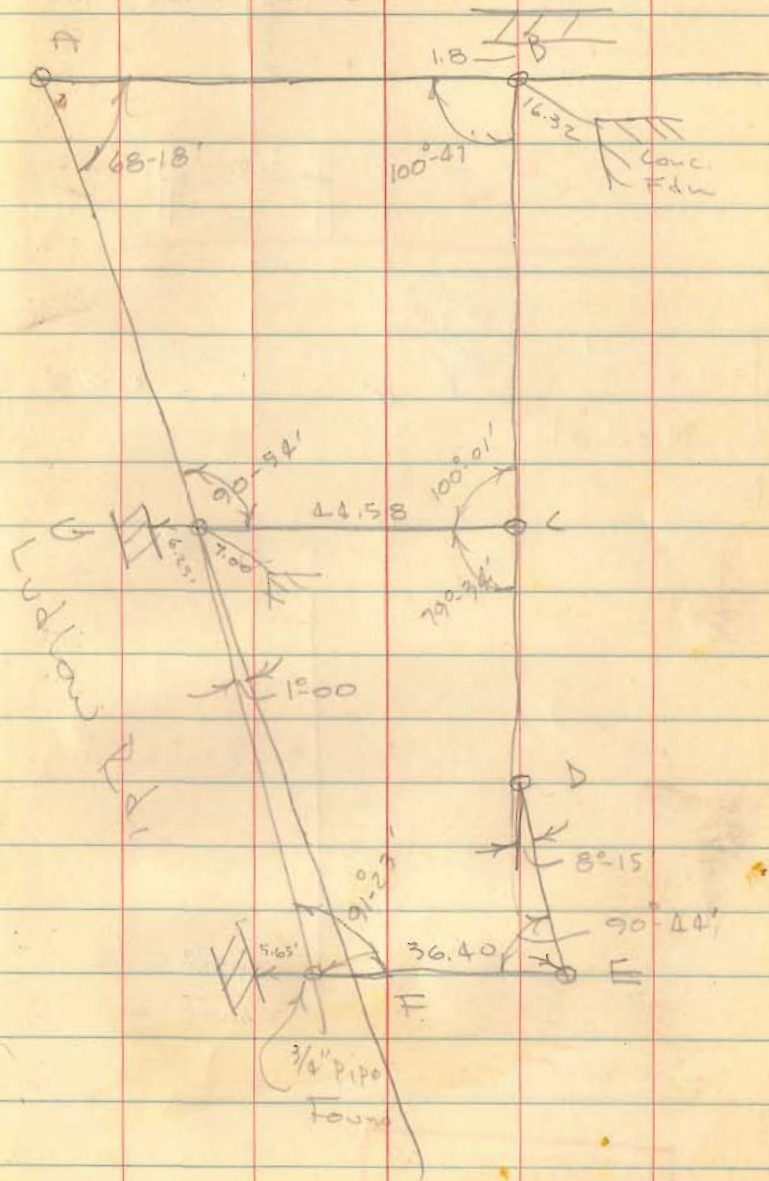
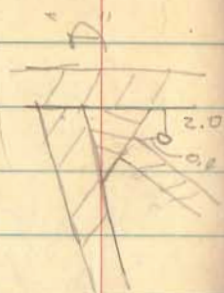
Dodson
Gooslin

8/31/58

80°

73

Eastern Ave



A = 3/4" Pipe found

B = " " "

C = " " "

D = 1/2 " "

E = 3/4 " "

F

G = 3/4" Pipe found

Bk 3, Pg. 22

Line	meas Dist	Dead Dist
A-B	63.92	64'
B-C	78.23	78.25
C-D	41.80	41.75
D-E	18.90	19
E-F	36.40	36
F-G	59.1'	59.5
G-A	99.72'	99.75
G-C	44.58	44.5

INDEXED ON MAP
2324

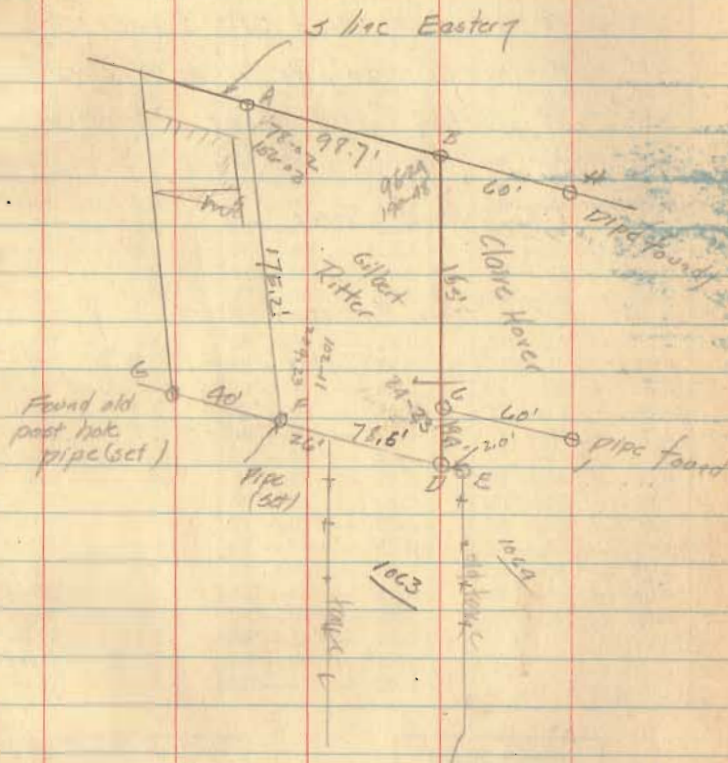
- A S. line of Eastern 98.7' from B ^{PIPE} (set)
- B S. line Eastern 60' from H pipe (set)
- C 153' from B 60' from I (deed) pipe (set)
- D on line BC and GE
- E old post found accepted 1/E cor 1063 ^{PIPE} (set)
- F on line GE 40' from G (deed)
- G old post hole (found) pipe (set)

7 pipes
2 stakes

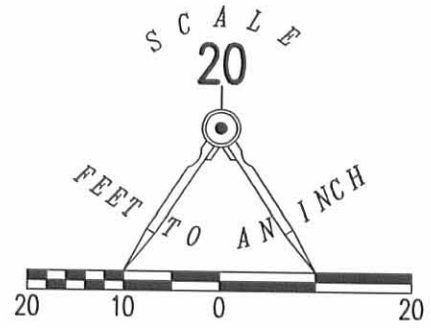
~~75-24~~
~~95-27~~
~~102-11-30~~
293-12-30

66-47-30 78.55 78-02 156-03 159
95-24 ✓
78-01-30 ✓
102-11-30
275-37-00

1420



LUDLOW ROAD (60 FEET WIDE)



LEGEND

- 5/8 INCH IRON ROD SET WITH PLASTIC I.D. CAP STAMPED "LSM7437"
- 5/8 INCH IRON ROD FOUND
- ⊙ 3/4 INCH IRON PIPE FOUND

DETAIL "A" NOT TO SCALE



SEE DETAIL "A"

KAREN K. MOON
0.06 ACRE TRACT
O.R. 505, PG. 618
TRACT II

WILCOXON RENTALS, L.L.C.
0.207 ACRE TRACT
O.R. 1028, PG. 255



S 73°36'46" E
65.40'

N 87°59'20" E
36.00'

THE CHURCH OF THE OPEN BIBLE
0.19 ACRE TRACT
O.R. 110, PG. 76

0.125 ACRE

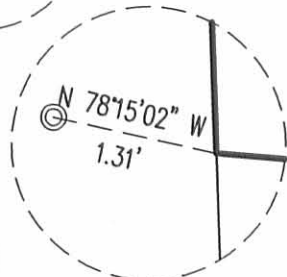
JANE E. FRY
0.16 ACRE TRACT
O.R. 450, PG. 895

N 02°30'00" W
47.88'

S 06°40'27" W
56.48'

SEE DETAIL "B"

88.84'
N 85°47'47" W



DETAIL "B" NOT TO SCALE

WILLIAM E. COOPER AND
DEBBIE A. COOPER
LOT 1059
O.R. 1067, PG. 472

RETRACEMENT SURVEY OF
JANE E. FRY
0.16 ACRE TRACT
OFFICIAL RECORD 450, PAGE 895
VIRGINIA MILITARY SURVEY 4990
CITY OF BELLEFONTAINE
LAKE TOWNSHIP
LOGAN COUNTY, OHIO

SURVEYED BY:

William K. Bruce

WILLIAM K. BRUCE
PROFESSIONAL SURVEYOR 7437
MAY 30, 2012



ORIGINAL STAMP IN GREEN

COPYRIGHT 2012 BY:
LEE SURVEYING & MAPPING CO., INC.
117 North Madriver Street
BELLEFONTAINE, OHIO 43311
(937) 593-7335
WWW.LSMINC.US
surveys@lsminc.us

INDEXED ON MAP
2324 40

2 WORKING DAYS

BEFORE YOU DIG

CALL TOLL FREE 800-362-2764

OHIO UTILITIES PROTECTION SERVICE