

**SEASON'S CHANGE SURVEY**

August 12, 1998

The following described real estate situated in the State of Ohio, County of Logan, Township of Liberty, being part of the Northeast Quarter of Section 36, Township 5, Range 13, of the Between the Miami Rivers Survey and being a part of Permanent Parcel No. 18-121-00-00-150.000 of 61.789 Acres in the name of Arthur L. Newcomer ETUX as recorded in O. R. No. 276, Page 770 and more particularly described as follows:

Beginning at a 3/4" iron pipe found in the Northwest corner to Jeffrey H. Kauffman's present 1.43 acre tract as recorded in Logan County's Official Record No. 301, page 722 and being in the centerline of T. R. No. 188;

Thence with the centerline of said T. R. No. 188, N. 7° 08' 00" E. a distance of 131.30 feet to an iron Railroad Spike set at Sta. 112 + 14.2 as shown in Field Book 519, Page 65 in the Logan County Engineer's office;

Thence with the centerline of said T.R. No. 188, N. 3° 20' 00" E., 18.70 feet to an Iron Railroad Spike set;

Thence S. 59° 22' 10" E., 239.92 feet to a 5/8" iron rebar set, passing a 5/8" iron rebar set at 16.88 feet in the East right of way line of Township Road No. 188;

Thence S. 89° 49' 59" E., 379.38 feet to a 5/8" iron rebar set;

Thence S. 56° 59' 00" E., 193.94 feet to a 5/8" iron rebar set;

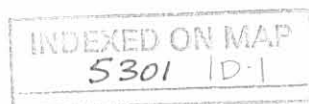
Thence S. 0° 25' 34" W., 588.95 feet to a 5/8" iron rebar set in the South line of Arthur L. Newcomer etux's present 61.789 Acre tract (O. R. No. 276, page 770) and the North line of Kenneth Harr etal 's present 57.420 Acre tract (O. R. No. 267, page 635)

Thence along said Newcomer's South line and said Harr's North line S. 88° 07' 30" W., 460.23 feet to a 5/8" iron rebar found in the Southeast corner to a 1.000 Acre tract owned by Robert S. Maier (O. R. No. 238, page 300);

Thence along the east line of said Maier's 1.000 acre tract N. 1° 25' 00" W., 263.64 feet to a 5/8" iron rebar found to the Northeast corner of said Maier's 1.000 acre tract;

Thence along the north line of said Maier's 1.000 acre tract S. 88° 35' 00" W., 173.95 to a 1" iron bar found in the Southeast corner of said Jeffrey H. Kauffman's 1.43 acre tract;

Thence N. 3° 17' 41" E., 414.25 feet along said Kauffman's East line and said Newcomer's West line to a 1/2" iron pipe found in the Northeast corner of said Kauffman's 1.43 acre tract;



Thence N. 85° 34' 00" W., 145.30 feet along the north line of said Kauffman's 1.43 acre tract and the South line of said Newcomer's 61.789 acre tract, passing a 5/8" iron rebar set at 130.25 feet in the East right of way line of Township Road No. 188 to the place of beginning;

Containing 9.421 Acres of which 0.049 Acres is in Township Road No. 188.

The above described 9.421 acre tract being part of Arthur L. Newcomer et ux's 61.789 acre tract as described in O. R. Vol. 276, Page 770.

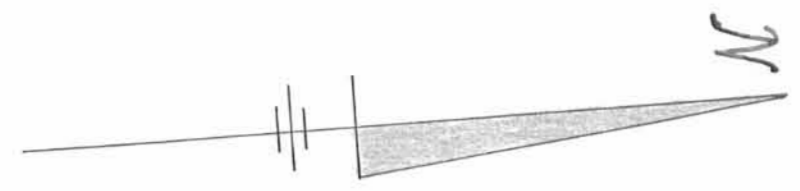
Bearings are based on the centerline of T. R. 188 as shown on Daniel E. Gilbert's survey of Robert S. Maier's 1.00 acre tracts (O. R. No. 238, page 300 & O. R. No. 48, page 833) (N. 3° 25' 00" E.) in this field survey by Chester R. Kurtz, Registered Surveyor 4849 on August 12, 1998.



*Chester R. Kurtz*

**Chester R. Kurtz, P. E., P. S.**  
**1308 Dakota Road**  
**Bellefontaine, OH 43311**  
**937-593-0167**

INDEXED ON MAP  
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Basis of Bearing  
 Robert S. Maier Surveys  
 by Daniel E. Gilbert (8-23-1987)  
 & (9-17-1994) Logan Co. Map  
 Room Ref. 3273

Iron R.R. Spike found  
 Sta. 103+88.00  
 F.B. 519, P. 64 &  
 F.B. 512, P. 44

¶ Twp. Rd. 188 ¶

Robert S. Maier ETUX  
 O.R. No. 48, P. 833 (8-21-1987)  
 18-121-00-00-105.001  
 1.000 Ac.

Robert S. Maier ETUX  
 O.R. 238, Pg. 300  
 18-121-00-00-105.002  
 1.000 Ac.

Jeffrey H. Kauffman ETUX  
 O.R. No. 301, Pg. 722  
 18-121-00-00-106.000  
 1.43 Ac.

Arthur L. Newcomer ETUX  
 O.R. No. 276, Pg. 770 (1-10-96)  
 18-121-00-00-105.000  
 Total Tract = 61.789 Ac. by Deed

This Survey Tract = 9.421 Ac.

Kenneth Hair, et al  
 O.R. No. 267, P. 635 (10-18-1995)  
 18-121-00-00-107.000  
 57.420 Acres

Iron Railroad Spike Set at Sta.  
 112+14.2', Iron pipe not found  
 F.B. 519, P. 65

Place of Beginning

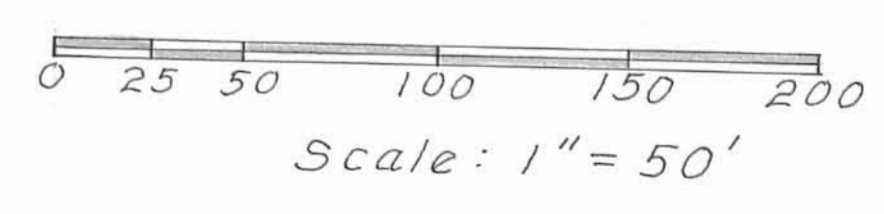
¶ Twp. Rd. 188 ¶  
 Road R/W = 30'  
 2144.523 Sq. Ft or 0.049 Ac.

SURVEY FOR  
 SEASON'S CHANGE  
 4413 Rd. 188  
 West Liberty, OH 43357

SURVEY of 9.421 Acre Tract in the NE Qtr.  
 SECTION 36, TOWN 5, RANGE 13 M.R.S.  
 Liberty Township, Logan County, Ohio

LEGEND

- Iron Pipe Found
- Iron Railroad Spike Found
- 5/8" Iron Rebar Found
- 5/8" Iron Rebar Set
- Iron Railroad Spike set



Chester R. Kurtz, P.E., P.S.  
 1308 Dakota Road  
 Bellefontaine, OH 43311  
 937-593-0167

*Chester R. Kurtz*  
 Chester R. Kurtz  
 Ohio Registration No. 4849  
 August 12, 1998



361 D 10-7-98 SWM OK ✓

## SEASON'S CHANGE SURVEY

September 25, 1998

The following described real estate situated in the State of Ohio, County of Logan, Township of Liberty, being part of the Northeast Quarter of Section 36, Township 5, Range 13, of the Between the Miami Rivers Survey and being a part of Permanent Parcel No. 18-121-00-00-150.000 of 61.789 Acres in the name of Arthur L. Newcomer ETUX as recorded in O. R. No. 276, Page 770 and more particularly described as follows:

Beginning at an Iron Railroad spike set at the intersection of the centerline of Township road No. 190, being also the Section Line between Section 36, R5, T 13 & Section 31, R4, T 14 and the centerline of Township Road No. 188. Said Railroad spike being S  $88^{\circ} - 01' 00''$  E, 225.51 feet from a Re-survey monument set in concrete found in the  $\frac{1}{4}$  Section line of Section 36, R 5, T 13 as shown in Logan County Engineer's F. B. No. 448, Pg. 11 & F. B. No. 660, Pg.38:

Thence S  $88^{\circ} - 01' 00''$  E, 594.04 feet along the centerline of Township Road No. 190 and the North Line of Section 36, R 5, T 13 to an iron Railroad spike set;

Thence S  $3^{\circ} - 27' - 36''$  W, 848.67 feet to an  $\frac{5}{8}$ " iron rebar found in the Northeast corner of a 9.421 acre tract of land surveyed by Chester R. Kurtz (August 12, 1998), passing a  $\frac{5}{8}$ " iron rebar set at 20.01 feet in the South Right of Way of Township Road No. 190;

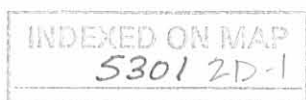
Thence along the North line of said 9.421 Ac tract N  $89^{\circ} - 49' - 59''$  W, a distance of 379.38 feet to a  $\frac{5}{8}$ " iron rebar found in the North line of said 9.421 Ac. tract;

Thence along the North line of said 9.421 Ac. tract N  $59^{\circ} - 22' - 10''$  W a distance of 239.92 feet to a Railroad spike found in the centerline of Township Road No. 188, passing a  $\frac{5}{8}$ " iron rebar found at 223.04 feet in the East Right of Way line of Township No. 188 and being the Northwest corner of said 9.421 Ac. tract;

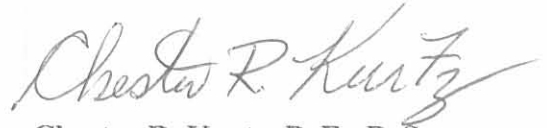
Thence along the Centerline of Township Road No. 188 N  $3^{\circ} - 20' - 00''$  E a distance of 745.60 feet to the place of beginning;

Containing 11.381 Acres of which 0.270 ac. are in Township. Road. No. 190 and 0.255 acres in Township. Road No. 188 right of ways.

The above described 11.381 acre tract being part of Arthur L. Newcomer etux's 61.789 acre tract as described in O. R. Vol. 276, Page 770.



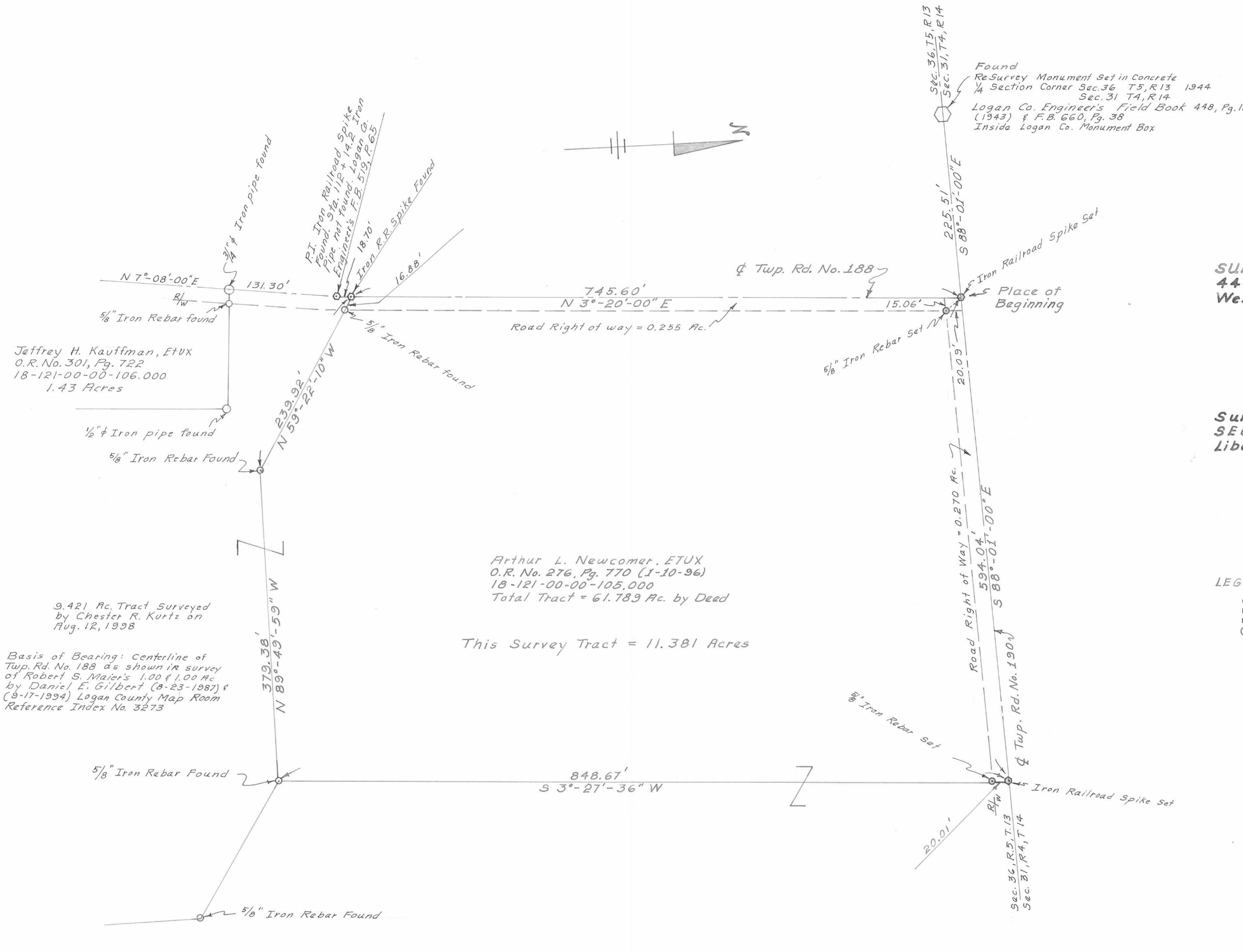
Bearings are based on the centerline of T. R. 188 as shown on Daniel E. Gilbert's survey of Robert S. Maier's 1.00 acre tracts (O. R. No. 238, page 300 & O. R. No. 48, page 833) (N. 3° 25' 00" E.) in this field survey by Chester R. Kurtz, Registered Surveyor 4849 on September 25, 1998.



**Chester R. Kurtz, P. E., P. S.**  
**1308 Dakota Road**  
**Bellefontaine, OH 43311**  
**937-593-0167**



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Jeffrey H. Kauffman, ETUX  
 O.R. No. 301, Pg. 722  
 18-121-00-00-106,000  
 1.43 Acres

9.421 Ac. Tract Surveyed  
 by Chester R. Kurtz on  
 Aug. 12, 1998

Basis of Bearing: Centerline of  
 Twp. Rd. No. 188 as shown in survey  
 of Robert S. Maier's 1.00 & 1.00 Ac.  
 by Daniel E. Gilbert (8-23-1987) &  
 (9-17-1994) Logan County Map Room  
 Reference Index No. 3273

Arthur L. Newcomer, ETUX  
 O.R. No. 276, Pg. 770 (1-10-96)  
 18-121-00-00-105,000  
 Total Tract = 61.789 Ac. by Deed

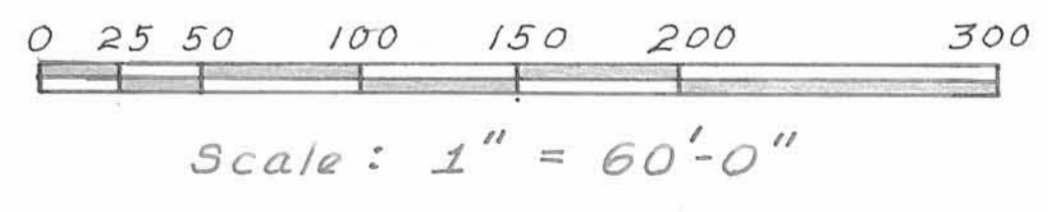
This Survey Tract = 11.381 Acres

Found  
 ReSurvey Monument Set in Concrete  
 1/4 Section Corner Sec. 36 T5, R13 1944  
 Sec. 31 T4, R14  
 Logan Co. Engineer's Field Book 448, Pg. 11  
 (1943) & F.B. 660, Pg. 38  
 Inside Logan Co. Monument Box

**SURVEY For SEASON'S CHANGE**  
**4413 Rd. 188**  
**West Liberty, OH 43357**

**Survey of 11.381 Acre Tract in the NE Qtr. of**  
**SECTION 36, TOWN 5, RANGE 13 M.R.S.**  
**Liberty Township, Logan County, Ohio**

- LEGEND**
- 5/8" Iron Rebar Set
  - ⊙ Iron Railroad Spike Set
  - Iron Railroad Spike Found
  - Iron Pipe Found



Chester R. Kurtz, P.E., P.S.  
 1308 Dakota Road  
 Bellefontaine, OH 43311  
 937-593-0167

*Chester R. Kurtz*  
 Chester R. Kurtz  
 Ohio Registration No. 4849  
 September 25, 1998

MORTGAGE SECURITY SURVEY

AUGUST, 1973


The following described real estate situated in the north-east  $\frac{1}{4}$  of Section 36, Town 5, Range 13, Liberty Township, Logan County, Ohio and being more particularly described as follows:

Commencing at an iron bar at the intersection of T.R.190 with T.R.188; thence with said centerline of T.R.188 S.9°26'W. 768.3 feet to an iron; thence with said centerline S.13°10'W. 131.1 feet to an iron pipe for the beginning point for this description; thence S.79°32'E. 145.3 feet to an iron pipe; thence S.9°20'W. 414.2 feet to an iron bar; thence N.81°04'W. 142.0 feet to an iron pipe in the centerline of T.R.188; thence with said centerline N.6°26'E. 266.6 feet to an iron pipe; thence N.13°10'E. 152.2 feet to the place of beginning.

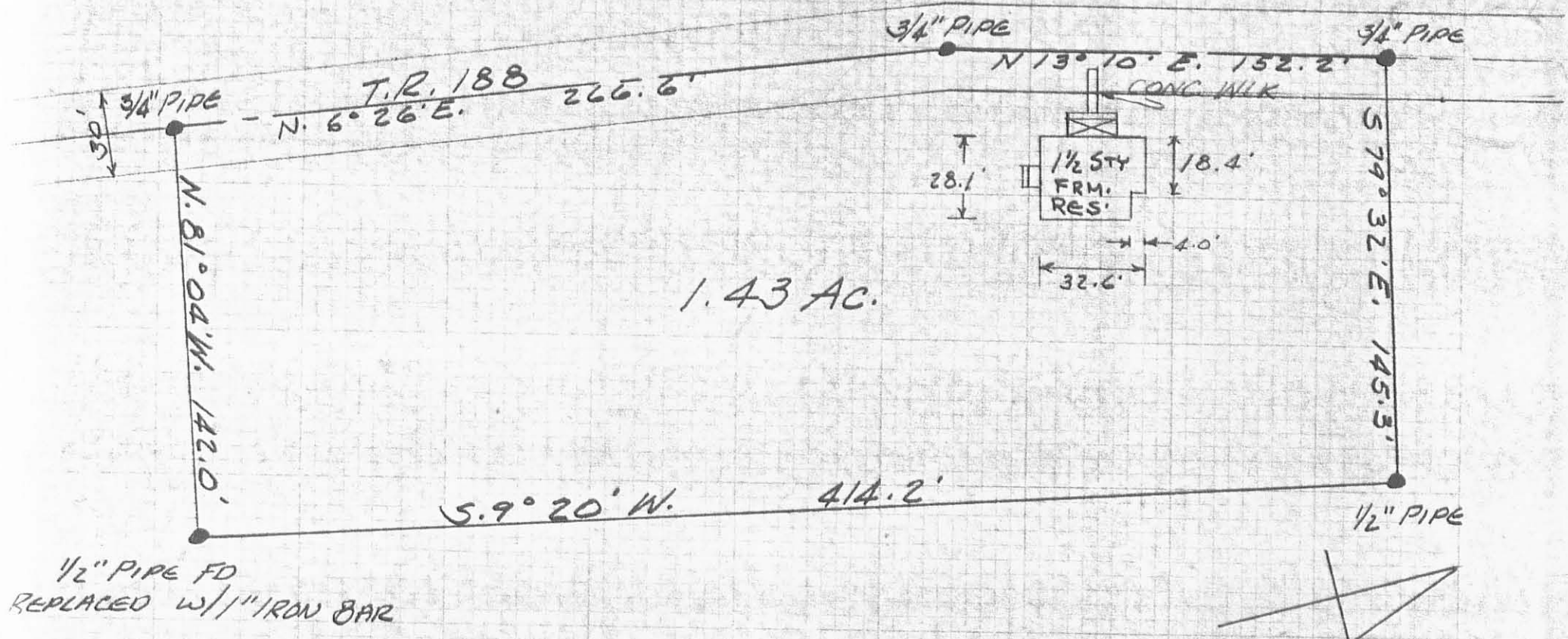
Containing 1.43 acres more or less.

The above described 1.43 acres being on the west side of Helen Hayes' 75.89 acre tract.

I hereby certify the above to be a true and accurate description of a survey made by me.

  
Leslie H. Geeslin  
Reg. Surveyor 5248





1.43 AC.

1/2" PIPE FD  
REPLACED W/1" IRON BAR

MORTGAGE SECURITY SURVEY  
AUG. 1973  
SEC. 36 TOWN 5 RANGE 13  
LIBERTY TOWNSHIP  
LOGAN COUNTY, OHIO  
SCALE 1" = 50

I HEREBY CERTIFY THAT THE  
IMPROVEMENTS ARE AS SHOWN  
ON THIS PLAT. L.H.G.

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INDEXED ON MAP

LESLIE H. GEESLIN  
REG. SURVEYOR 5248



9-26-19



APPROVED



EDWARDS SURVEYING

110 South Main Street  
Urbana, Ohio 43078  
(937) 653-6508



**LEGAL DESCRIPTION FOR NEWCOMER'S 40.712 ACRE TRACT**

Being situate in the State of Ohio, County of Logan, Township of Liberty, and being a part of Section 36, Town 5, Range 13, B.T.M.R.S., and being more particularly described as follows:

Beginning for reference at a Railroad Spike found on the North line of Section 36 at the intersection of the centerlines of Township Road 188 (60' right-of-way) and Township Road 190 (40' right-of-way);

thence with the centerline of Township Road 190 and the North line of Section 36, S-84°02'34"-E, 594.04'(feet) to a Railroad Spike found at the **PRINCIPLE PLACE OF BEGINNING** for the tract hereinafter described, also being at the Northeast corner of an 11.381 acre tract conveyed to Riding Faith Ranch, LLC, by deed recorded in Official Record 1224, Page 13, Tract I;

thence continuing with the centerline of Township Road 190 and the North line of Section 36, S-84°02'34"-E, 337.20'(feet) to a Railroad Spike found at the Northwest corner of a 1.000 acre tract conveyed to Chad L. Wireman by deed recorded in Official Record 1331, Page 475;

thence with the bounds of the 1.000 acre tract the following three (3) courses:

1. S-7°05'47"-W, 208.71'(feet) to a 5/8" diameter iron bar found, passing for reference a 5/8" diameter iron bar found on the right-of-way line of Township Road 190 at 20.00'(feet);
2. S-84°02'34"-E, 208.71'(feet) to a 5/8" diameter iron bar found;
3. N-7°05'47"-E, 208.71'(feet) to a Railroad Spike found on the centerline of aforementioned Township Road 190, passing for reference an iron bar set on the right-of-way line of Township Road 190 at 188.71'(feet);

thence with the centerline of Township Road 190 and the North line of Section 36, S-84°02'34"-E, 632.60'(feet) to a Mag Nail set at the Northwest corner of a 10.001 acre tract conveyed to Karen Wilson by deed recorded in Official Record 1323, Page 471;

thence with the West line of Wilson's tract, S-7°42'25"-W, 1582.64'(feet) to a point on the North line of Barrett Allotment as recorded in Plat Cabinet "A", Slide 507, of the Logan County Plat Records, passing for reference the right-of-way line of Township Road 190 at 20.01'(feet), a 5/8" diameter iron bar found at 20.87'(feet), and a 5/8" diameter iron bar found at 1574.76'(feet);

thence with the North line of Barrett Allotment and the North line of Lot 4 of Barrett Allotment, with the North line of a 55.899 acre tract conveyed to JRM Farms, LLC, by deed recorded in Official Record 892, Page 608, Tract I, and with the North line of a 24.432 acre tract conveyed to Maryellen A. Blackwell by deed recorded in Official Record 1209, Page 314, N-84°00'33"-W, 1072.82'(feet) to a point at the Southeast corner of a 9.421 acre tract conveyed to Riding Faith Ranch, LLC, by deed recorded in Official Record 1224, Page 13, Tract II, passing for reference a 7/8" diameter iron pipe found at the Northwest corner of Barrett Allotment at 49.20'(feet) and a 5/8" diameter iron bar found at 985.37'(feet);

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thence with the bounds of the 9.421 acre tract the following two (2) courses:

1. N-8°28'18"-E, 589.05'(feet to a 5/8" diameter iron bar found, passing for reference a 5/8" diameter iron bar found at 3.00'(feet);
2. N-48°46'16"-W, 193.94'(feet) to an iron bar set at the Southeast corner of aforementioned Riding Faith Ranch's 11.381 acre tract;

thence with the East line of the 11.381 acre tract, N-10°49'57"-E, 883.99'(feet) to the place of beginning, passing for reference an iron bar set on the right-of-way line of Township Road 190 at 863.92'(feet).

Containing 40.712 acres, 0.445 acre of which is within the Road right-of-way, but being subject to the rights of all legal highways and all easements of record.

Being a more accurate description of the remaining area of an original 61.459 acre tract conveyed to Arthur L. & Mary L. Newcomer by deed recorded in Official Record 276, Page 770, of the Logan County Records.

The foregoing description prepared by and in accordance with a survey by William D. Edwards, Professional Surveyor No. 7574, September 18, 2019. All iron bars set are 5/8"x30" iron re-bar with a yellow plastic cap stamped "EDWARDS PS7574". Bearings are based on the centerline of Township Road 190 per an assumed bearing of S-84°02'34"-E.



A handwritten signature in black ink, appearing to read "William D. Edwards", written over a horizontal line.

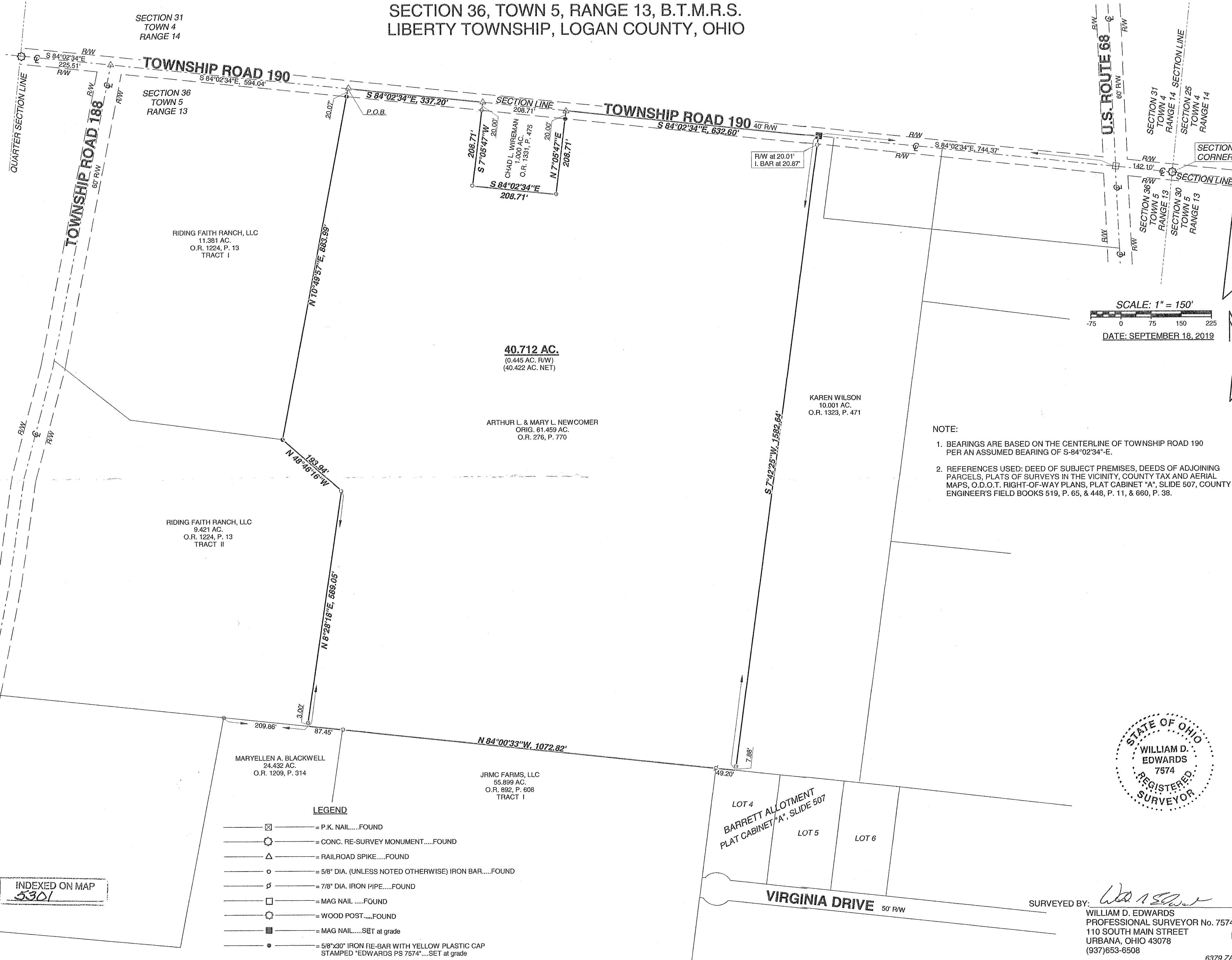
William D. Edwards, P.S. 7574

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9-26-19  
APPROVED

# PLAT OF SURVEY

## SECTION 36, TOWN 5, RANGE 13, B.T.M.R.S. LIBERTY TOWNSHIP, LOGAN COUNTY, OHIO



SCALE: 1" = 150'  
 DATE: SEPTEMBER 18, 2019

NOTE:  
 1. BEARINGS ARE BASED ON THE CENTERLINE OF TOWNSHIP ROAD 190 PER AN ASSUMED BEARING OF S-84°02'34"-E.  
 2. REFERENCES USED: DEED OF SUBJECT PREMISES, DEEDS OF ADJOINING PARCELS, PLATS OF SURVEYS IN THE VICINITY, COUNTY TAX AND AERIAL MAPS, O.D.O.T. RIGHT-OF-WAY PLANS, PLAT CABINET "A", SLIDE 507, COUNTY ENGINEER'S FIELD BOOKS 519, P. 65, & 448, P. 11, & 660, P. 38.



- LEGEND**
- ☒ = P.K. NAIL.....FOUND
  - ⊙ = CONC. RE-SURVEY MONUMENT.....FOUND
  - △ = RAILROAD SPIKE.....FOUND
  - = 5/8" DIA. (UNLESS NOTED OTHERWISE) IRON BAR.....FOUND
  - ∅ = 7/8" DIA. IRON PIPE.....FOUND
  - = MAG NAIL .....FOUND
  - ⊙ = WOOD POST.....FOUND
  - = MAG NAIL.....SET at grade
  - = 5/8"x30" IRON RE-BAR WITH YELLOW PLASTIC CAP STAMPED "EDWARDS PS 7574".....SET at grade

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SURVEYED BY: *William D. Edwards*  
 WILLIAM D. EDWARDS  
 PROFESSIONAL SURVEYOR No. 7574  
 110 SOUTH MAIN STREET  
 URBANA, OHIO 43078  
 (937)653-6508

7-3-24



**APPROVED**

**DESCRIPTION OF SURVEY FOR  
WAYNE M. YODER  
22.249 ACRES  
June 26, 2024**

The following described 22.249 acre tract of land is situated in the northeast quarter of Section 36, Town 5, Range 13, B.T.M.R.S., Liberty Township, Logan County, Ohio and being part of Wayne M. Yoder's and Belinda K. Yoder's Exhibit "A" (40.712 acres) described in Official Record Volume 1410, page 2484, said 22.249 acre tract of land more particularly described as follows:

Beginning for reference at a railroad spike found at the intersection of the centerline of Township Road 190 (40 feet wide) with the centerline of Township Road 188 (30 feet wide), said railroad spike also in the north line of Section 36 and in the south line of Section 31, Town 4, Range 14, B.T.M.R.S.;

Thence South 84°02'24" East 1189.02 feet, following the centerline of Township Road 190, the north line of Section 36 and the south line of Section 31, to a magnetic nail set in the north line of said 40.712 acre tract and being South 84°02'24" East 48.89 feet from a railroad spike found at the northeast corner of Chad L. Wireman's 1.000 acre tract described in Official Record Volume 1331, page 475, said magnetic nail marking the **place of beginning**;

Thence **South 84°02'24" East 583.51 feet**, following the centerline of Township Road 190, the north line of Section 36, the south line of Section 31 and the north line of said 40.712 acre tract, to a magnetic nail found at the northwest corner of Karen L. Wilson's Exhibit "A" (10.001 acres) described in Official Record Volume 1323, page 471;

Thence **South 7°41'57" West 1582.30 feet**, departing from the centerline of Township Road 190 and the south line of Section 31, entering the northeast quarter of Section 36, following the west line of said 10.001 acre tract and the east line of said 40.712 acre tract, passing 5/8 inch iron bars found at 20.73 feet and at 1574.67 feet, to a point in the north line of Lot 4 of Barrett Allotment as shown and designated on the plat of said allotment recorded in Plat Cabinet A, Slide 507;

Thence **North 84°00'59" West 642.16 feet**, following the north line of Lot 4, the north line of JPMC Farms, LLC's Tract I (55.899 acres) described in Official Record Volume

892, page 608 and the south line of said 40.712 acre tract, passing a ¾ inch iron pipe found at 49.43 feet, to an iron bar set;

Thence **North 9°49'09" East 1584.90 feet**, departing from the north line of said 55.889 acre tract and crossing said 40.712 acre tract, passing iron bars set at 904.90 feet and at 1562.05 feet, to the **place of beginning, containing 22.249 acres** more or less and subject to all valid easements and restrictions of record.

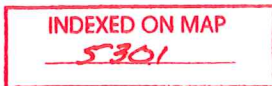
The road right-of-way of Township Road 190 (40 feet wide) contains 0.268 acres more or less.

The above description was prepared from an actual field survey made by Blackburn Surveying, LLC, George A. Blackburn, Registered Surveyor # 7873, during the month of June 2024. 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 190 (40 feet wide) bearing South 84°02'24" East and derived from GPS observations based on Ohio State Plane Coordinate System, North Zone (NAD83), Geoid Model 2018.

Description prepared by:

 6-26-2024

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



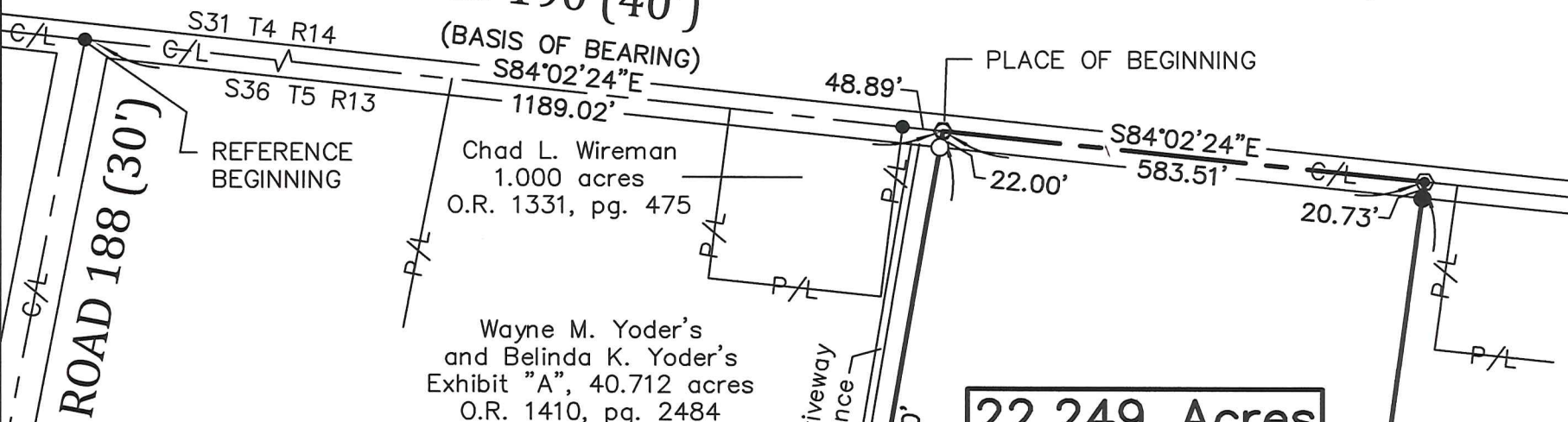
7-3-24

**APPROVED**

# PLAT OF SURVEY IN THE NORTHEAST QUARTER OF SECTION 36, TOWN 5, RANGE 13., B.T.M.R.S. LIBERTY TOWNSHIP LOGAN COUNTY, OHIO



**TOWNSHIP ROAD 190 (40')**



Chad L. Wireman  
1.000 acres  
O.R. 1331, pg. 475

Wayne M. Yoder's  
and Belinda K. Yoder's  
Exhibit "A", 40.712 acres  
O.R. 1410, pg. 2484

**22.249 Acres**

(0.268 Acres inside  
road right-of-way)

### LEGEND

- Magnetic nail found
- Magnetic nail set
- Railroad spike found
- 5/8" Iron bar found
- 5/8" Iron bar set
- 3/4" Iron pipe found

### NOTES:

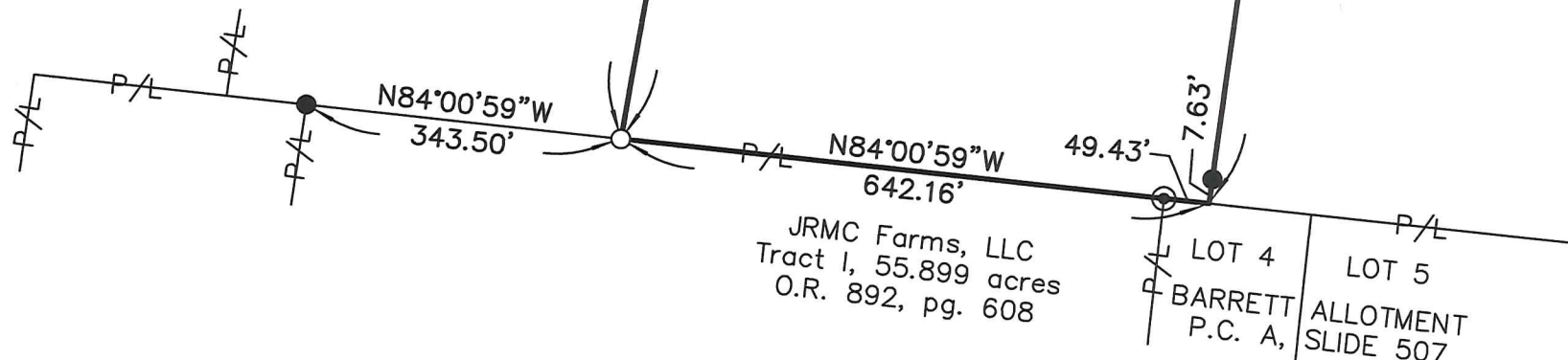
The bearings shown hereon are derived from GPS observations based on Ohio State Plane Coordinate System, North (NAD 83), Geoid Model 2018.

This survey was prepared from the information found in the current instruments of conveyance (shown hereon) and without a complete and accurate title search.

Township Road 190 is classified as a local road.  
Minimum driveway spacing is  $\geq 250'$ .  
Minimum stopping sight distance is  $\geq 495'$  (55 MPH).  
Driveway not requested at this time.

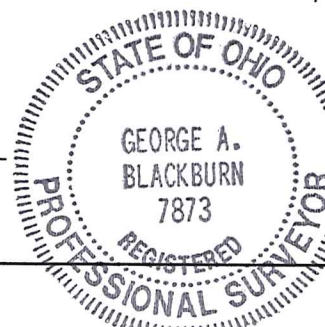
Part of Wayne M. Yoder's  
and Belinda K. Yoder's  
Exhibit "A", 40.712 acres  
O.R. 1410, pg. 2484

Karen L. Wilson  
Exhibit "A", 10.001 acres  
O.R. 1323, pg. 471



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

*George A. Blackburn* 6-26-2024  
GEORGE A. BLACKBURN, R.S. 7873



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BLACKBURN SURVEYING, LLC 6879 STATE ROUTE 287 WEST LIBERTY, OHIO 43357 (937) 465-0424	DATE: 6/26/2024 SCALE: 1" = 200' FILE: Wayne Yoder 6-24	PLAT PREPARED FOR WAYNE M. YODER AND BELINDA K. YODER	Sheet 1 of 1
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