



8-26-24  
**APPROVED**

Trevor Jacobs  
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June 06, 2024

### LEGAL DESCRIPTION

Being a part of the 20.00 acre tract (2<sup>nd</sup> tract) & a 20.00 acre tract (3<sup>rd</sup> tract) in the name of Alan Boogher & Sally McTish (O.R. 293, Pg. 288) and being a part of the NE ¼ of the NW ¼ of Section 4, Town 7 South, Range 8 East, Stokes Township, Logan County, Ohio, more particularly described as follows:

Commencing at an Existing Mag Nail at the NE corner of the NW ¼ of the NW ¼ of Section 4; thence S 89°-08'-26" E with the N line of the NW ¼ of Section 4 (centerline of County Road 52 – 40' R/W), 64.23' to a Mag Nail set at the POINT OF BEGINNING; thence the following courses:

1. Continuing S 89°-08'-26" E with said fractional section line and centerline, 630.00' to a Mag Nail set at the NE corner of said 20.00 acre tract (2<sup>nd</sup> tract) and the NW corner of a 90.02 acre tract in the name of Alan Boogher & Sally McTish (O.R. 293, Pg. 288);
2. S 00°-52'-50" W with the E line of said 20.00 acre tract (2<sup>nd</sup> tract) and the W line of said 90.02 acre tract, 335.00' to a set #5 Rebar, passing a set #5 Rebar at 20.00';
3. N 89°-08'-26" W, 630.00' to a set #5 Rebar;
4. N 00°-52'-50" E, 335.00' to the POINT OF BEGINNING, passing a set #5 Rebar at 315.00'.

The above-described parcel contains 4.845 acres, more or less, of which 0.289 acres are occupied by road right-of-way, subject to all legal highways and easements of record.

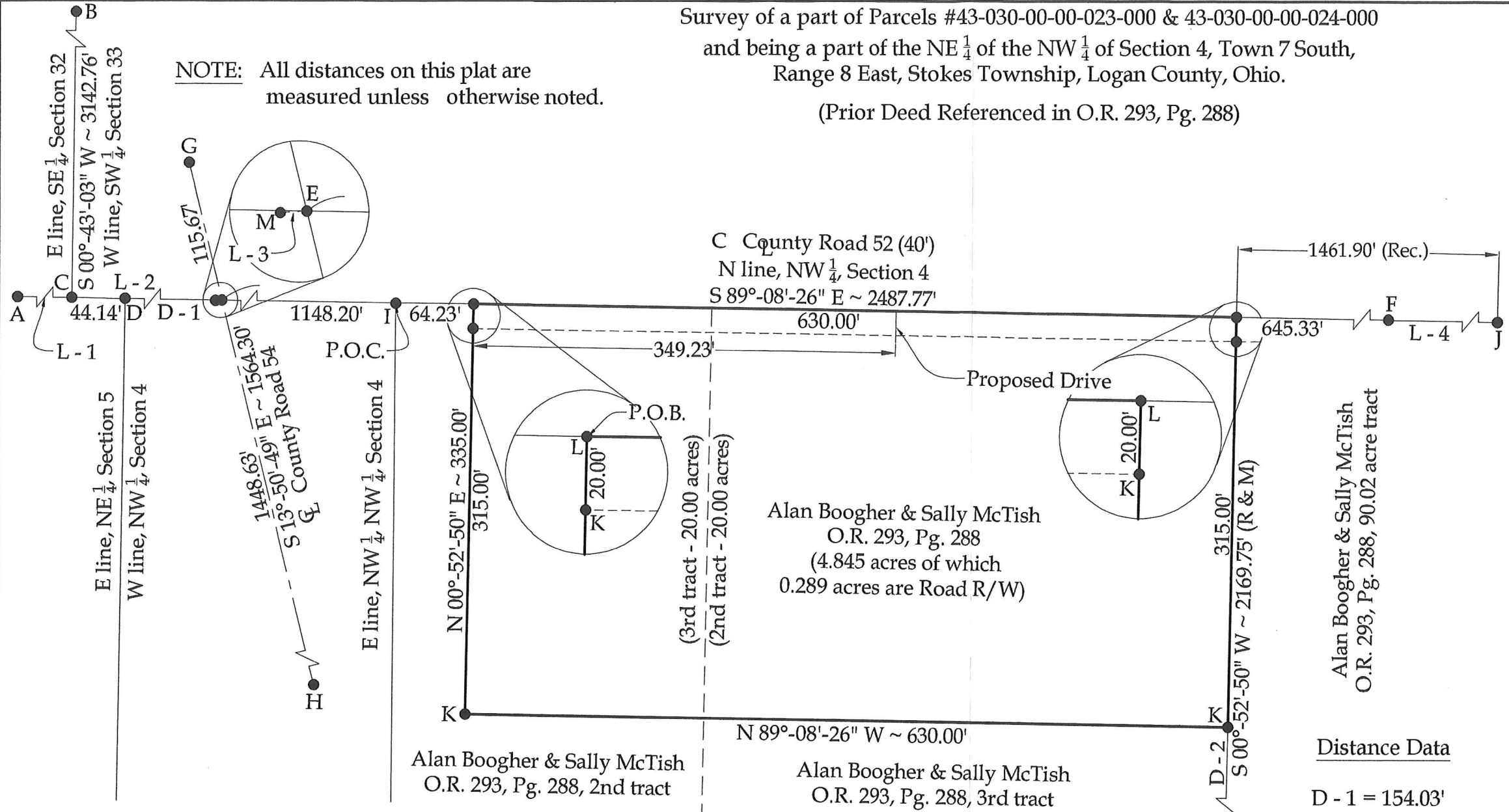
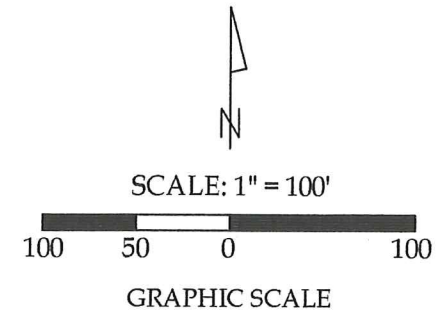
The system of bearings for this legal description is based on the Ohio State Plane-North Coordinate System NAD83 (2011). This legal description and accompanying plat represent an actual boundary survey completed under the direct supervision of Kyle J. Binkley, P.S. #8587 on June 06, 2024. All markers called for above are in place.



**INDEXED ON MAP**  
9760

Survey of a part of Parcels #43-030-00-00-023-000 & 43-030-00-00-024-000  
 and being a part of the NE 1/4 of the NW 1/4 of Section 4, Town 7 South,  
 Range 8 East, Stokes Township, Logan County, Ohio.  
 (Prior Deed Referenced in O.R. 293, Pg. 288)

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



Line Data

- L - 1 = S 88°-59'-15" E ~ 2597.16'
- L - 2 = S 89°-08'-26" E ~ 198.17'
- L - 3 = N 86°-18'-04" E ~ 5.49'
- L - 4 = S 89°-09'-27" E ~ 816.57'



This plat and the accompanying legal description represents an actual boundary survey completed under my direct supervision on June 06, 2024.

Legend

- A = Existing Monument Box at the NW corner of the NE 1/4 of Section 5 (Sta. 103+27.20 - C.R. 52)
- B = Existing Monument Box at the NW corner of the SW 1/4 of Section 33
- C = Existing Mag Nail at the SW corner of Section 33
- D = Set Mag Spike at the NW corner of Section 4 (Sta. 129+68.50 - C.R. 52)
- E = Set Mag Spike at the intersection of the centerlines of C.R. 52 & C.R. 54 (Sta. 131+22.53 - C.R. 52)
- F = Existing Railroad Spike at the SE corner of the SW 1/4 of Section 33
- G = Set Mag Spike at PI Sta. 334+29.20 of C.R. 54
- H = Set Mag Spike at PI Sta. 318+64.90 of C.R. 54
- I = Existing Mag Nail at the NE corner of the NW 1/4 of the NW 1/4 of Section 4
- J = Existing 1" Iron Pin (NE corner of 90.02 acre tract)
- K = Set #5 Rebar
- L = Set Mag Nail
- M = Existing Mag Nail

Distance Data

- D - 1 = 154.03'
- D - 2 = 1834.75'

Access Management:

Next Driveway East is >2624'.  
 County Road 52 is a local Road.  
 Minimum Drive Spacing is 250'.  
 Minimum Stopping Sight Distance is >495'.  
 Minimum Distance from an Intersecting Roadway is 250'.

Surveyor's Note: All stationing information was taken from Field Book No. 708 of the Logan County Engineer's Office and Indexed on Map 6687.

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).

Kyle J. Binkley, P.S. #8587



CLIENT: Trevor Jacobs			
SURVEYED BY: T.J.S./M.A.B.	DATE: 06-06-2024	DRAWN BY: K.J.B.	CHECKED BY: K.J.B.
SCALE: 1" = 100'	PAGE 1	OF 2	PAGES 2

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