

Received 8-26-99 ceyh

Perpetual Easement for Road and Sewer Purpose

Zane Township
Logan County, Ohio
V.M.S. 4606
August 1999

The following described perpetual easement for road and sewer purposes is located in Zane Township, Logan County, Ohio and is part of V.M.S. 4606. Said perpetual easement being part of Darby Creek Center, Ltd.'s 100.342 acre tract I (D.B. Vol. 357, pg.451). Said easement being a seventy (70) foot wide strip of real estate which is more particularly described as follows:

Beginning for reference at a PK nail found on the centerline of Zane Township Road No. 157. Said PK nail being centerline station 87+34.65 as shown on plan X - 157 (Index No. R - 8777) on file in the Map Room of the Logan County Engineer's Office.

Thence, with the centerline of T.R. 157, N. 54° - 49' - 10" E., 41.92 feet, to a point. Said point being T.R. 157 centerline station 87+76.57 and is the true point of beginning for the easement description.

Thence, onto Darby Creek Center Ltd.'s 100.342 acre tract I, S. 26° - 18' - 49" E., 1593.80 feet, to a point on the North line of an 8.000 acre tract which is presently in the name of the Board of County Commissioners of Logan County (O.R. Vol. 374; pg. 660).

Thence, with the North line of the County Commissioners tract, S. 54° - 47' - 24" W., 70.85 feet, to a ¾ inch diameter rebar found set in concrete. Said rebar found being the N.W. corner of the County Commissioners 8.000 acre tract.

Thence, N. 26° - 18' - 49' W., 1593.83 feet, to a point on the centerline of T.R. 157. Said point being T.R. 157 centerline station 87+05.72.

Thence, with the centerline of T.R. 157, N. 54° - 49' - 10" E., 70.85 feet, to the point of beginning.

The above described perpetual easement for road and sewer purposes contains 2.561 acres, more or less. The right of way of Zane Township Road No. 157 encompasses 0.049 acre, more or less.

Basis of bearing being the centerline of Zane Township Road No. 157 (N. 54° - 49' - 10" E.) as shown on plan X - 157 (Index No. R - 8777) on file in the Map Room of the Logan County Engineer's Office.

The above perpetual easement description was prepared from an actual field survey performed by the Logan County Engineer's Office on August 16, 1999.

Curtis D. Dill
Curtis D. Dill, Deputy Surveyor
Logan County Engineer's Office
Registered Surveyor No. 7310

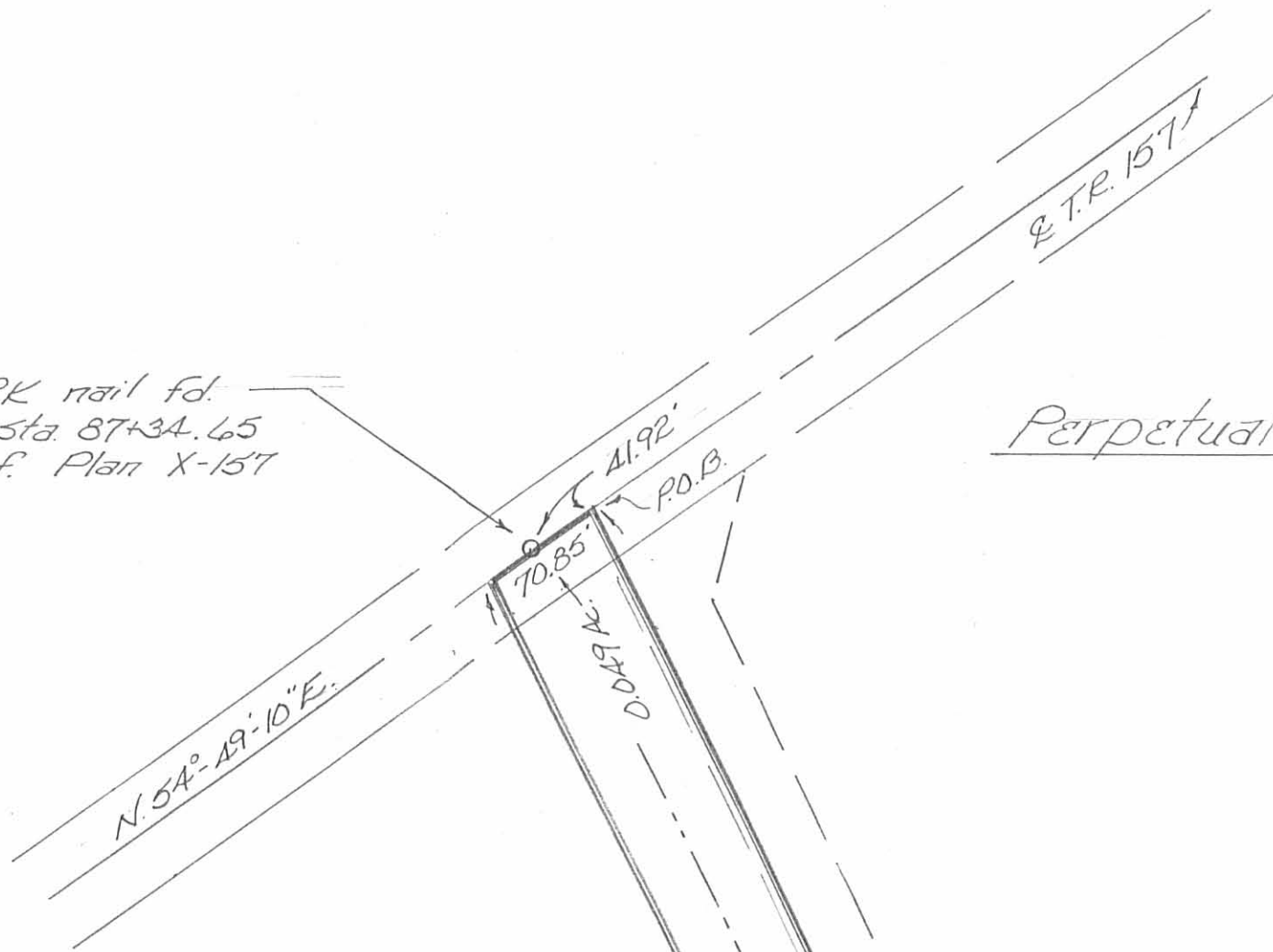


INDEXED ON MAP
747.1D

PK nail fd.
E Sta 87+34.65
Ref. Plan X-157

Perpetual Easement for Road and Sewer Purposes

Zane Township
Logan County, Ohio
V.M.S. 4606
August 1999



Existing Easement for
Road Purposes
D.B. Vol. 375, pg. 82

Darby Creek Center Ltd.
53-141-00-00-022
100.342 Ac.
D.B. Vol. 357, pg. 451

N. 21° 16' 45\"/>

P. 661 Ac.

S. 21° 16' 45\"/>



Scale: 1" = 100'

Existing 30' Easement
for Sewer Purposes
D.B. Vol. 375, pg. 80

This easement description was prepared to correct the existing easement for road purposes recorded in D.B. Vol. 375, pg. 82.

Basis of bearing the centerline of Zane Township Road No. 157 (N. 54° 49' 10" E.) as shown on plan X-157 (Index No. R-8777) on file in the Map Room of the Logan County Engineer's Office.

The above perpetual easement plat was prepared from an actual field survey performed by the Logan County Engineer's Office on August 16, 1999.

Curtis D. Dill
Deputy Surveyor
Logan County Engineer's Office
Registered Surveyor No. 7310

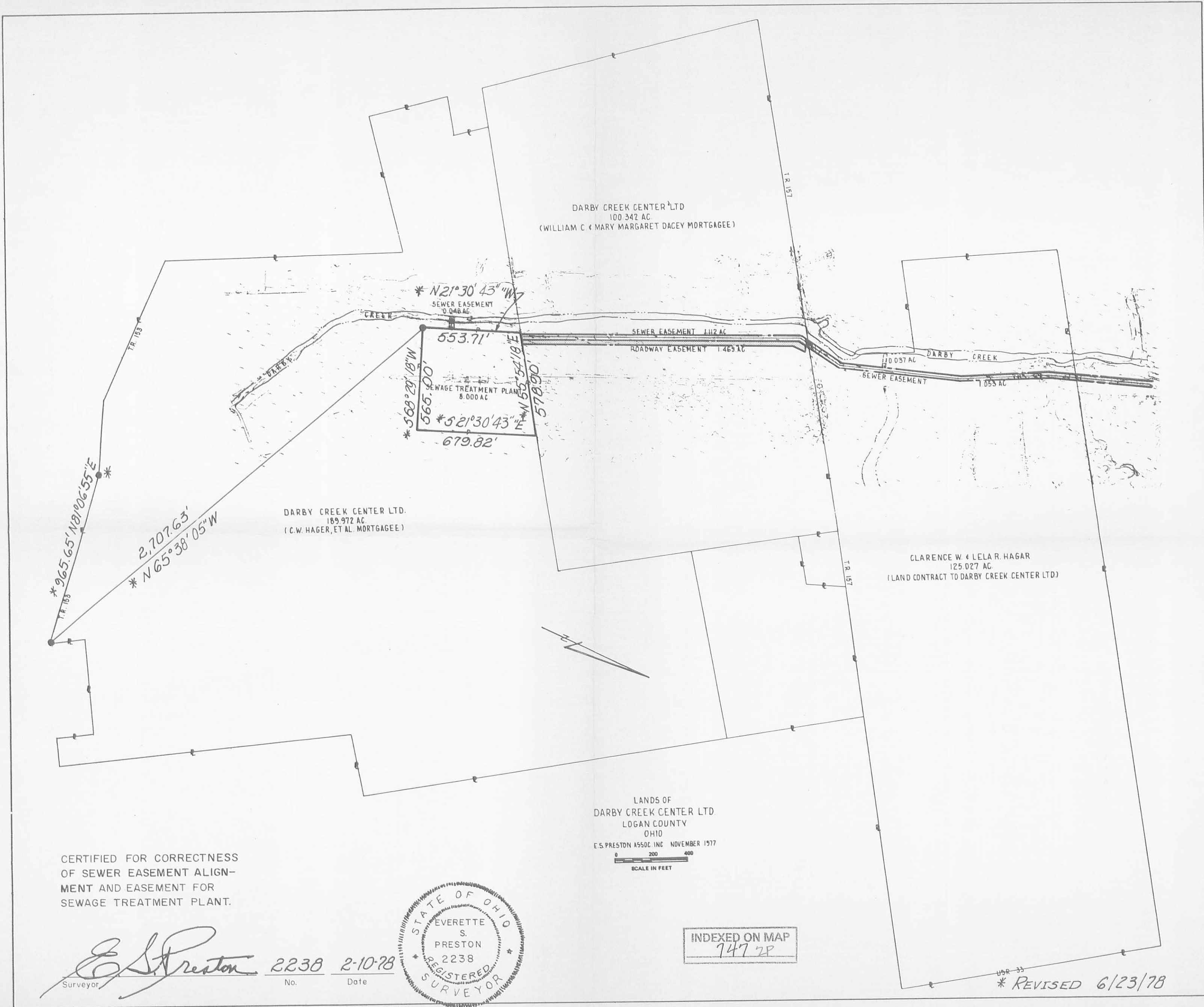
3/4" dia re-bar found
in concrete

Board of County Commissioners
of Logan County
53-141-00-00-029
8.000 Ac.
O.R. Vol. 374, pg. 460

Darby Creek Center Ltd.
53-141-00-00-022
189.972 Ac.
D.B. Vol. 357, pg. 447

INDEXED ON MAP

INDEXED ON MAP
747 JP

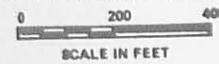


DARBY CREEK CENTER LTD
 100.342 AC
 (WILLIAM C & MARY MARGARET DACEY MORTGAGEE)

DARBY CREEK CENTER LTD.
 189.972 AC.
 (C.W. HAGER, ET AL. MORTGAGEE)

CLARENCE W. & LELA R. HAGER
 125.027 AC.
 (LAND CONTRACT TO DARBY CREEK CENTER LTD.)

LANDS OF
 DARBY CREEK CENTER LTD.
 LOGAN COUNTY
 OHIO
 E.S. PRESTON ASSOC. INC. NOVEMBER 1977



CERTIFIED FOR CORRECTNESS
 OF SEWER EASEMENT ALIGN-
 MENT AND EASEMENT FOR
 SEWAGE TREATMENT PLANT.

E.S. Preston
 Surveyor
 2238
 No.
 2-10-78
 Date



INDEXED ON MAP
 747 78

USR 33
 * REVISED 6/23/78

Received 8/26/99 by [unclear]

Perpetual Easement for Sewer Purposes

Zane Township
Logan County, Ohio
V.M.S. 4606
August 1999

The following described perpetual easement for sewer purposes is located in Zane Township, Logan County, Ohio and is part of V.M.S. 4606. Said perpetual easement being part of Darby Creek Center, Ltd.'s 189.972 acre tract (D.B. Vol. 357; pg. 447). Said easement being a thirty (30) foot wide strip of real estate which is more particularly described as follows:

Beginning for reference at a 3/4 inch diameter rebar found set in concrete. Said rebar found being the N.W. corner of the Board of County Commissioners of Logan County's 8.000 acre tract (O.R. Vol. 374; pg. 660).

Thence, with the West line of the County Commissioner's tract, S. 22° - 39' - 15" E., 398.89 feet, to a point. Said point being the true point of beginning for this easement description.

Thence, continuing with the West line of the County Commissioner's tract, S. 22° - 39' - 15" E., 30.08 feet, to a point.

Thence, onto Darby Creek Center Ltd.'s 189.972 acre tract, S. 63° - 04' - 29" W., 33.88 feet, to a point.

Thence, N. 26° - 55' - 31" W., 30.00 feet, to a point.

Thence, N. 63° - 04' - 29" E., 36.12 feet, to the point of beginning.

The above described perpetual easement for sewer purposes contains 0.024 acre, more or less.

Basis of bearing being the centerline of Zane Township Road No. 157 (N. 54° - 49' - 10" E.) as shown on plan X - 157 (Index No. R - 8777) on file in the Map Room of the Logan County Engineer's Office.

The above perpetual easement description was prepared from an actual field survey performed by the Logan County Engineer's Office on August 16, 1999.



Curtis D. Dill
Curtis D. Dill, Deputy Surveyor
Logan County Engineer's Office
Registered Surveyor No. 7310

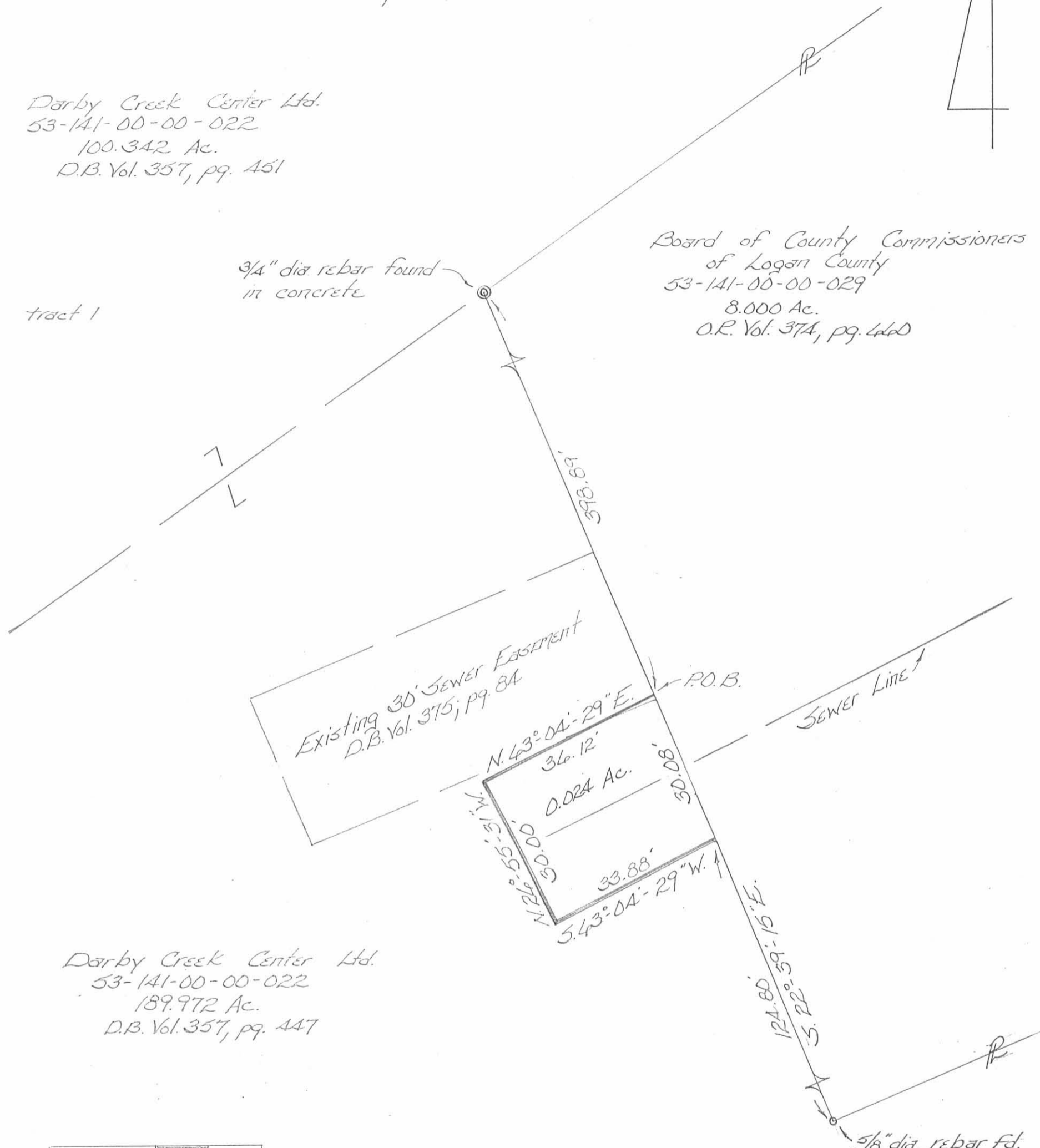
INDEXED ON MAP
747 3D

Perpetual Easement for Sewer Purposes

Zane Township
Logan County, Ohio
Y.M.S. 4606
August 1999

Darby Creek Center Ltd.
53-141-00-00-022
100.342 Ac.
D.B. Vol. 357, pg. 451

Board of County Commissioners
of Logan County
53-141-00-00-029
8.000 Ac.
O.R. Vol. 374, pg. 460



Darby Creek Center Ltd.
53-141-00-00-022
189.972 Ac.
D.B. Vol. 357, pg. 447

Scale: 1" = 20'

This easement description was prepared to correct the existing 30' Sewer Easement recorded in D.B. Vol. 375, pg. 84.

Basis of bearing being the centerline of Zane Township Road No. 157 (N. 54° 49' 10" E.) as shown on plan X-157 (Index No. R-8777) on file in the Map Room of the Logan County Engineer's Office.

The above perpetual easement plat was prepared from an actual field survey performed by the Logan County Engineer's Office on August 14, 1999

Curtis D. Dill
Deputy Surveyor
Logan County Engineer's Office
Registered Surveyor No. 7310

INDEXED ON MAP
747 3P

FB 390-A
Pg. 131

130 Thomas P. Cormin Survey
Zone Tp. Surveys 12252 & 4606

March 7, 1913.
Earl Shipely } ch.
T. P. Cormin }
Prall, Flag.

Reg. + Col. + Zanesfield Pike + Eicher Mill Road.
Chained south 23.93 chs to S.W. \angle C.C. Harshfield's
100 A. This fence checks with deed distance

Thence with \odot pike S. $38\frac{1}{2}^\circ$ E. 49.73 chs
to angle in pike

Thence \odot pike S. 32° E. 3.98 chs to \dagger of
pike and Newton Road

Thence with \odot Newton Road N. $89\frac{3}{4}^\circ$ E. 23 ch,
N. $64\frac{1}{2}^\circ$ E. 6.08 ch and N. $81\frac{1}{2}^\circ$ E. 14.93 chs
to S.W. \angle Marion W. Covgill's 26 A.

Thence with Covgill's + Tehan's west line
N. 32° W. 43.43 chs to S. \angle Harshfield

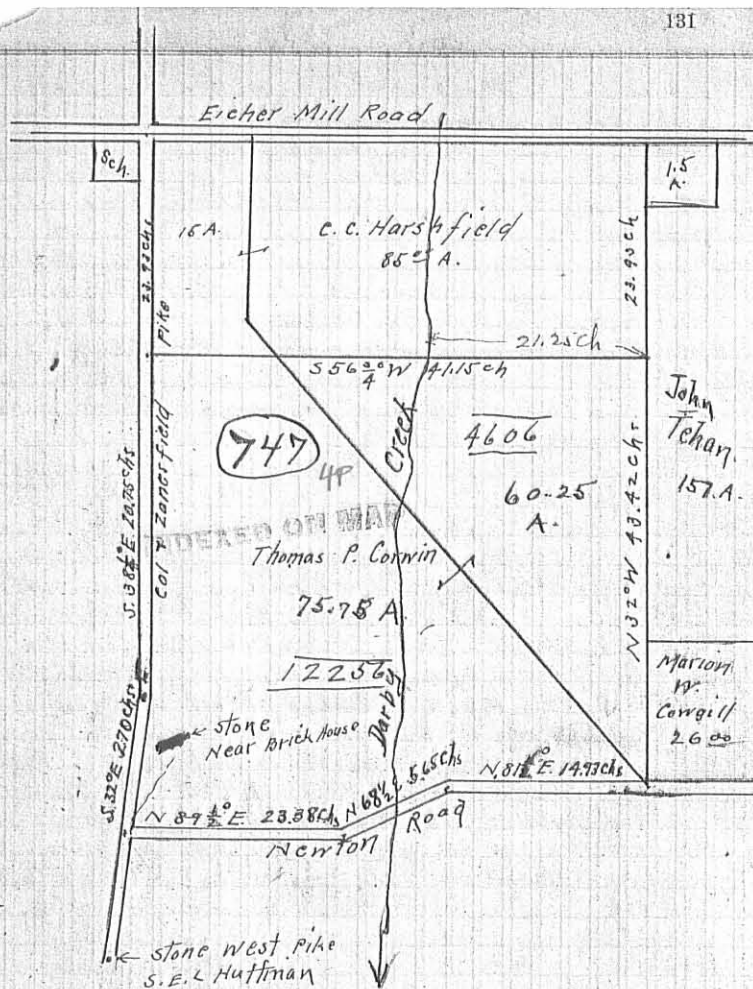
Thence S. $56\frac{3}{4}^\circ$ W. 41.15 chs with Harshfield's
south line to Reg.

Containing 136³/₄ A.

75.78 A. in survey 12252.

60.25 A. " " 4606

FB 390-A





APPROVED 1-26-16

Lee Surveying and Mapping Co., Inc.

Land Surveys • Topography • Subdivisions • Construction Layout

117 N. Madriver St.
Bellefontaine OH 43311



Phone: (937) 593-7335
Fax: (937) 593-7444
surveys@lsminc.us

STOKES ROAD PARTNERS, LLC 20 FEET WIDE SANITARY EASEMENT

Lying in Virginia Military Survey 4606, Zane Township, Logan County, Ohio.

Being a 20 feet wide sanitary easement though the Stokes Road Partners, LLC 3.294 acre tract as deeded and described in Official Record 1187, Page 441, Tract II of the Logan County Records of Deeds and being more particularly described as follows:

Commencing at a railroad spike found at the intersection of south line of Virginia Military Survey 4606 and in the center-line of County Highway 153 (60 feet wide).

THENCE, with the center-line of County Highway 153 the following two courses:

S 81°-36'-09"W, a distance of 153.20 feet to a MAG nail found.

S 81°-37'-45"W, a distance of 320.83 feet to a P.K. nail found.

THENCE, with the lines of the Raymond Bailey 4.000 acre tract (O.R. 711, Pg. 346), the following two courses:

N 30°-51'-32"W, a distance of 368.25 feet to a 1 inch iron pipe found, passing a 1 inch iron pipe found at 32.47 feet.

N 59°-08'-28"E, a distance of 114.47 feet to a 5/8 inch iron rod found.

THENCE, with the west line of the ELO Real Estate Investments, LLC 28.141 acre tract (O.R. 1176, Pg. 485, Tract I), N 30°-51'-32"W, a distance of 356.69 feet to a 5/8 inch iron rod set.

THENCE, with the south line of the aforesaid 3.294 acre tract, S 81°-37'-42"W, a distance of 10.82 feet to a point at the TRUE POINT OF BEGINNING.

THENCE, with the center-line of a 20 feet wide sanitary easement the following three courses:

N 30°-51'-32"W, a distance of 276.86 feet to a point.

N 59°-08'-28"E, a distance of 67.37 feet to a point.

INDEXED ON MAP
747 5D1

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PROFESSIONAL LAND SURVEYORS OF OHIO (PLSO)

Lee Surveying and Mapping Co., Inc.

Land Surveys • Topography • Subdivisions • Construction Layout

117 N. Madriver St.
Bellefontaine OH 43311



Phone: (937) 593-7335
Fax: (937) 593-7444
surveys@lsminc.us

THENCE, N 43°-15'-55"E, a distance of 174.28 feet to a point in a west line of said 28.141 acre tract at the terminus of this easement.

The sidelines of said easement to be shortened or prolonged to meet at angle point intersections.

Property is subject to any and all previous easements and rights-of-way of record.

The basis for bearings is the center-line of County Highway 153, being S 81°-37'-45"W, all other bearings are from angles and distances measured in a field survey by Lee Surveying and Mapping Co., Inc. on June 4, 2015



Description prepared by:

A handwritten signature in black ink that reads 'William K. Bruce'.

William K. Bruce
Professional Surveyor 7437
January 7, 2016

L-27060615

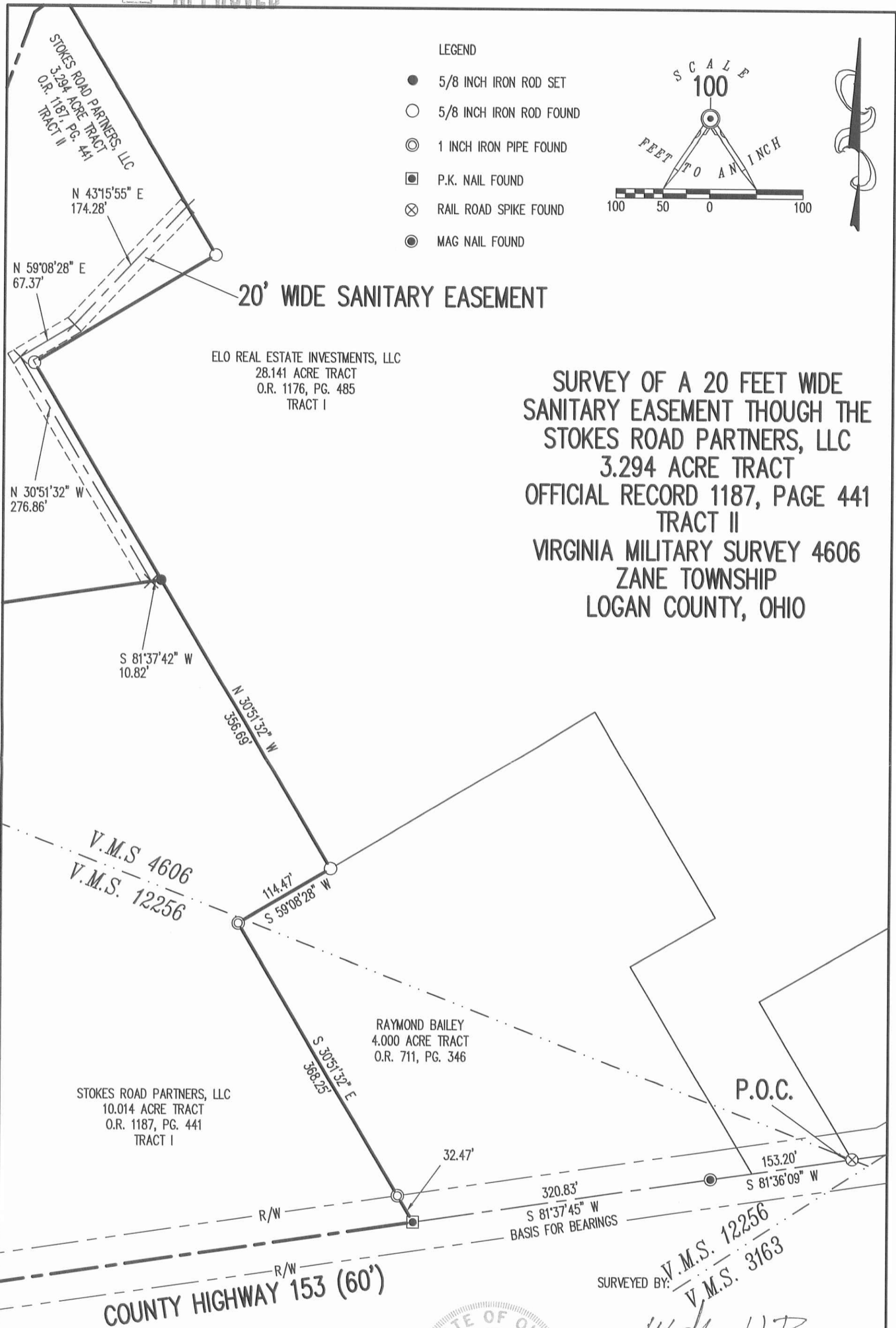
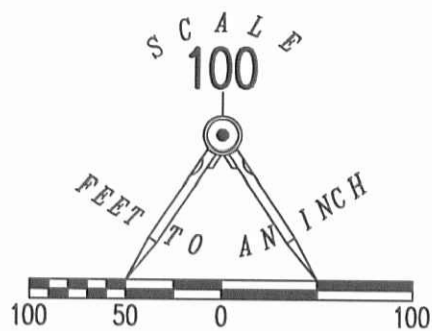
INDEXED ON MAP

747 502

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PROFESSIONAL LAND SURVEYORS OF OHIO (PLSO)

LEGEND

- 5/8 INCH IRON ROD SET
- 5/8 INCH IRON ROD FOUND
- ⊙ 1 INCH IRON PIPE FOUND
- P.K. NAIL FOUND
- ⊗ RAIL ROAD SPIKE FOUND
- ⊙ MAG NAIL FOUND



SURVEY OF A 20 FEET WIDE
SANITARY EASEMENT THROUGH THE
STOKES ROAD PARTNERS, LLC
3.294 ACRE TRACT
OFFICIAL RECORD 1187, PAGE 441
TRACT II
VIRGINIA MILITARY SURVEY 4606
ZANE TOWNSHIP
LOGAN COUNTY, OHIO

THIS SURVEY WAS PREPARED IN THE ABSENCE OF
A COMPLETE AND ACCURATE TITLE SEARCH AND
DOES NOT GUARANTEE TITLE.



CALL TOLL FREE **800-362-2764**

OHIO UTILITIES PROTECTION SERVICE

INDEXED ON MAP
747 5P



SURVEYED BY: *William K. Bruce*
V.M.S. 12256
V.M.S. 3163

William K. Bruce
WILLIAM K. BRUCE
PROFESSIONAL SURVEYOR 7437
JANUARY 7, 2016

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(937) 593-7335
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FB 713

Resurvey Road & Sewer Easement
Lane Twp.
Logan Co., Ohio

Pt.

Desc.

G. Fd. 3/4" dia. iron bar in
concrete - Top of iron bar bent

H. Set 5/8" dia. capped re-bar @
SE corner of 70' wide easement

I. Fd. 8" dia. pc. of white PVC
pipe filled w/ concrete. A
masonry nail was sticking
out of this.

INDEXED ON MAP
747

B. Simmons
G. Dappert
C. Dill

Dec. 12

& T.R. 157

