

CLARENCE L. MAXWELL
 D.B. 201, P. 100 (UN 1/2 INT.-ORIG. 99 AC.) D.B. 251, P. 518 (UN 1/2 INT. - ORIG. 95.053 AC.)

N 87° 46' 50" E

1,638.98'

1,663.98' ±

R.R. SPIKE SET
 25.00'

V.M.S. 12126
 V.M.S. 6969

EARL C. & ALICE M. YUTZY
 65.25 AC. FOURTH TRACT
 D.B. 256, P. 170
 D.B. 257, P. 567

807.50'

N 10° 00' 00" W

V.M.S. 12126
 V.M.S. 6969

29.473 ± AC. IN V.M.S. 6969
 0.527 ± AC. IN V.M.S. 12126
 30.000 AC. TOTAL

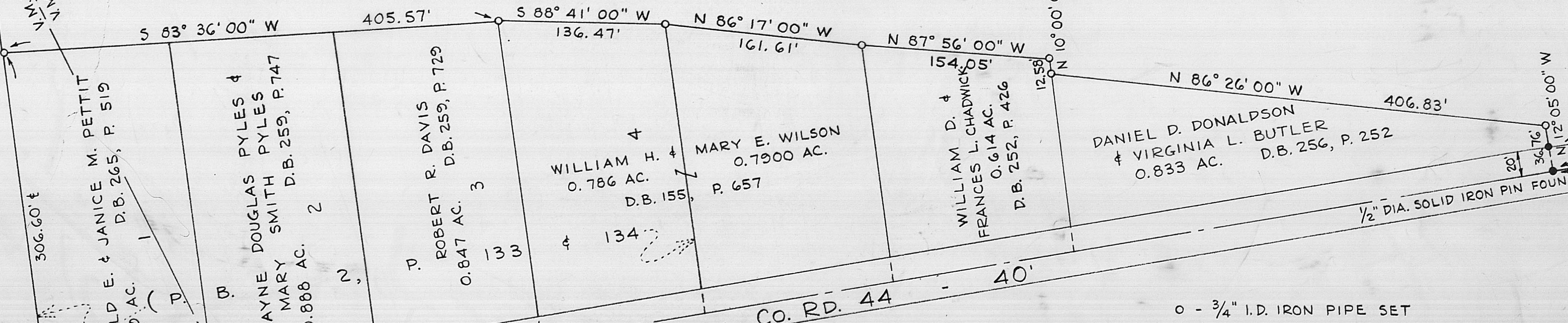
840.73'

S 2° 13' 10" E

PLAIN CITY - GEORGESVILLE RD. - CO. RD. 7 - 50'

3/4" DIA. SOLID IRON PIN FOUND

POINT OF BEGINNING OF DESCRIPTION



DONALD E. & JANICE M. PETTIT
 0.929 AC.
 D.B. 265, P. 519

WAYNE DOUGLAS PYLES &
 MARY SMITH PYLES
 0.888 AC.
 D.B. 259, P. 747

ROBERT R. DAVIS
 0.847 AC.
 D.B. 259, P. 729

WILLIAM H. & MARY E. WILSON
 0.786 AC. & 0.7900 AC.
 D.B. 155, P. 657

WILLIAM D. & FRANCES L. CHADWICK
 0.614 AC.
 D.B. 252, P. 426

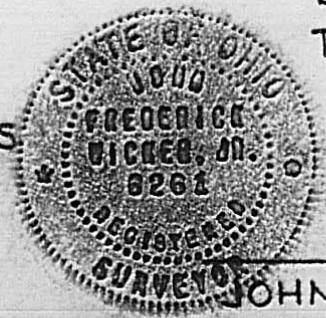
DANIEL D. DONALDSON & VIRGINIA L. BUTLER
 0.833 AC.
 D.B. 256, P. 252

M.V. HIGH RD. - CO. RD. 44

0 - 3/4" I.D. IRON PIPE SET

BASIS OF BEARINGS: PLAT OF PARCELS 1 THROUGH 4 (P.B. 2, P. 133 & 134).

I HEREBY CERTIFY THAT THIS PLAT REPRESENTS A SURVEY MADE BY ME IN THE FIELD AND THAT THE MONUMENTS SHOWN HEREON EXIST AS LOCATED AND THAT DIMENSIONS ARE CORRECT.



John F. Wicker, Jr.
 JOHN F. WICKER, JR. - OHIO SURVEYOR NO. 6261

C.F. BIRD & R.J. BULL, LTD.
 CONSULTING ENGINEERS
 113 WORTH ST.
 WORTHINGTON, OHIO
 SCALE: 1" = 60'
 DWN: D.J.B., CKD: J.F.W.
 DATE: JUNE 17, 1986

DR. CLARENCE L. MAXWELL

BOUNDARY SURVEY
 N.W. COR. - CO. RD. 7 & CO. RD. 44
 CANAAN TWP, MADISON CO., OHIO

JOB NO. 86-094
 30.000 AC. IN VIRGINIA
 MILITARY SURVEY 6969 & 12126
 SHEET 1 OF 1

P.K. NAIL & SHINER FOUND

Situated in the State of Ohio, County of Madison, Township of Canaan, in Virginia Military Surveys Nos. 6969 and 12126, and being a portion of an original 99 acre tract of land conveyed as undivided one-half interest to Clarence L. Maxwell by deed of record in Deed Book 201, Page 100, Recorder's Office, Madison County, Ohio, and also being a portion of a 95.053 acre tract of land (part of said original 99 acre tract) conveyed as undivided one-half interest to Clarence L. Maxwell by deed of record in Deed Book 251, Page 518, Recorder's Office, Madison County, Ohio, and bounded and described as follows:

Beginning at a 3/4-inch diameter solid iron pin found at the intersection of the centerline of Plain City-Georgesville Road - County Road No. 7 (50 feet wide) with the centerline of M.V. High Road - County Road No. 44 (40 feet wide), at the southeast corner of said original 99 acre tract and at the southeast corner of said 95.053 acre tract;

thence S 77° 55' 00" W along the centerline of M.V. High Road, along a portion of a south line of said original 99 acre tract and along a south line of said 95.053 acre tract a distance of 290.90 feet to a 1/2-inch diameter solid iron pin found at the southeast corner of a 0.833 acre tract of land conveyed out of said original 99 acre tract to Daniel D. Donaldson and Virginia L. Butler by deed of record in Deed Book 256, Page 252, Recorder's Office, Madison County, Ohio, and at a corner of said 95.053 acre tract;

thence N 12° 05' 00" W perpendicular to the centerline of M.V. High Road, along the east line of said 0.833 acre tract and along a line of said 95.053 acre tract a distance of 36.76 feet to a 3/4-inch I.D. iron pipe set at the northeast corner of said 0.833 acre tract and at a corner of said 95.053 acre tract (passing a 3/4-inch I.D. iron pipe found in the north right-of-way line of M.V. High Road at 20.00 feet);

thence N 86° 26' 00" W along the north line of said 0.833 acre tract and along a south line of said 95.053 acre tract a distance of 406.83 feet to a 3/4-inch I.D. iron pipe set at the northwest corner of said 0.833 acre tract, at a corner of said 95.053 acre tract and in the east line of a 0.614 acre tract of land conveyed out of said original 99 acre tract to William D. and Frances L. Chadwick by deed of record in Deed Book 252, Page 426, Recorder's Office, Madison County, Ohio;

thence N 10° 00' 00" W along a portion of the east line of said 0.614 acre tract and along a line of said 95.053 acre tract a distance of 12.58 feet to a 3/4-inch I.D. iron pipe set at the northeast corner of said 0.614 acre tract and at a corner of said 95.053 acre tract;

thence N 87° 56' 00" W along the north line of said 0.614 acre tract and along a south line of said 95.053 acre tract a distance of 154.05 feet to a 3/4-inch I.D. iron pipe set at the northwest corner of said 0.614 acre tract, at the northeast corner of a 0.7900 acre tract of land conveyed to William H. and Mary E. Wilson as a portion of a larger tract of land by deed of record in Deed Book 155, Page 657, Recorder's Office, Madison County, Ohio, at a corner of said 95.053 acre tract and at a corner of said original 99 acre tract;

thence N 86° 17' 00" W along the north line of said 0.7900 acre tract, along a south line of said 95.053 acre tract and along a south line of said original 99 acre tract a distance of 161.61 feet to a 3/4-inch I.D. iron pipe set at the northwest corner of said 0.7900 acre tract, at the northeast corner of a 0.786 acre tract of land conveyed as Parcel Four (4) in Plat Book 2, Pages 133 and 134, Recorder's Office, Madison County, Ohio, to William H. and Mary E. Wilson as a portion of a larger tract of land by deed of record in Deed Book 155, Page 657, Recorder's Office, Madison County, Ohio, at a corner of said 95.053 acre tract and at a corner of said original 99 acre tract;

thence S 88° 41' 00" W along the north line of said 0.786 acre tract, along a south line of said 95.053 acre tract and along a south line of said original 99 acre tract a distance of 136.47 feet to a 3/4-inch I.D. iron pipe set at the northwest corner of said 0.786 acre tract, at the northeast corner of a 0.847 acre tract of land conveyed as Parcel Three (3) in said Plat Book 2, Pages 133 and 134, to Robert R. Davis by deed of record in Deed Book 259, Page 729, Recorder's Office, Madison County, Ohio, at a corner of said 95.053 acre tract and at a corner of said original 99 acre tract;

thence S 83° 36' 00" W along the north line of said 0.847 acre tract, along the north line of a 0.888 acre tract of land conveyed as Parcel Two (2) in said Plat Book 2, Pages 133 and 134, to Wayne Douglas Pyles and Mary Smith Pyles by deed of record in Deed Book 259, Page 747, Recorder's Office, Madison County, Ohio, along the north line of a 0.929 acre tract of land conveyed as Parcel One (1) in said Plat Book 2, Pages 133 and 134, to Donald E. and Janice M. Pettit by deed of record in Deed Book 265, Page 519, Recorder's Office, Madison County, Ohio, along a south line of said 95.053 acre tract and along a south line of said original 99 acre tract a distance of 405.57 feet to a 3/4-inch I.D. iron pipe set at the northwest corner of said 0.929 acre tract, in the east line of a 65.25 acre tract of land conveyed as Fourth Tract to Earl C. and Alice M. Yutzy by deeds of record in Deed Book 256, Page 170, and Deed Book 257, Page 567, Recorder's Office, Madison County, Ohio, at the southwest corner of said 95.053 acre tract and at the southwest corner of said original 99 acre tract, said iron pipe being N 10° 00' 00" W a distance of 306.60 feet from a P.K. Nail and Shiner found in the centerline of M.V. High Road, at the southwest corner of said 0.929 acre tract and at the southeast corner of said 65.25 acre tract;

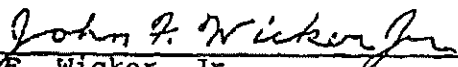
thence N 10° 00' 00" W along a portion of the east line of said 65.25 acre tract, along a portion of the west line of said 95.053 acre tract and along a portion of the west line of said original 99 acre tract a distance of 807.50 feet to a 3/4-inch I.D. iron pipe set;

thence N 87° 46' 50" E perpendicular to the centerline of Plain City-Georgesville Road, perpendicular to an east line of said 95.053 acre tract, perpendicular to an east line of said original 99 acre tract, crossing said 95.053 acre tract and crossing said original 99 acre tract a distance of 1,663.98 feet to a railroad spike set in the centerline of Plain City-Georgesville Road, in an east line of said 95.053 acre tract and in an east line of said original 99 acre tract (passing a 3/4-inch I.D. iron pipe set in the west right-of-way line of Plain City-Georgesville Road at 1,638.98 feet);

thence S 2° 13' 10" E along the centerline of Plain City-Georgesville Road, along a portion of an east line of said 95.053 acre tract and along a portion of an east line of said original 99 acre tract a distance of 840.73 feet to the place of beginning;

containing 30.000 acres of land more or less and being subject to all legal highways, easements and restrictions of record. Of the above described 30.000 acre tract, approximately 29.473 acres are within Virginia Military Survey No. 6969 and approximately 0.527 acre is within Virginia Military Survey No. 12126.

The above description was prepared by John F. Wicker, Jr., Ohio Surveyor No. 6261, of C.F. Bird & R.J. Bull, Ltd., Consulting Engineers & Surveyors, Worthington, Ohio, from an actual field survey performed in April, 1986. Basis of bearings is the plat of Parcels One (1) through Four (4) in Plat Book 2, Pages 133 and 134, Recorder's Office, Madison County, Ohio.



John F. Wicker, Jr.
Ohio Surveyor #6261