

BA915 OF BEARINGS IS TO THE CENTERLINE OF MOORMAN ROAD (COUNTY ROAD 69), OF RECORD IN CLERK OF COURTS PLAT BOOK 1, PAGE 41, CLERK OF COURTS OFFICE, MADISON COUNTY, OHIO.



C/L MOORMAN ROAD CO. RD. 69

C/L VAN WAGENER ROAD

ROBERT E. HINES & ELIZABETH HINES
D.B. 142 PG. 90
64.75 ACRES

REALAND FARMS, LTD.
D.B. 258 PG. 22
337.657 ACRES

MTR, LTD.
D.B. 258 PG. 706
167.05 ACRES

JERRY BEERY
D.B. 251 PG. 193
174.46 ACRES

TIMOTHY M. ANTHONY & BRENDA K. ANTHONY
D.B. 247 PG. 199
110.0± ACRES

DOROTHY M. PHILLIPS
D.B. 238 PG. 405
107.73 ACRES

BEN- ELEN FARMS, INC.
D.B. 277 PG. 640
5,003 ACRES

TIMOTHY M. ANTHONY & BRENDA K. ANTHONY
D.B. 247 PG. 199
21.05 ACRES

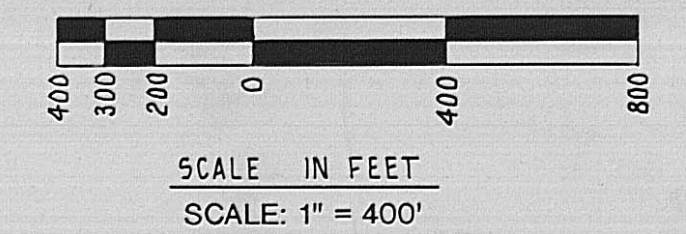
MAURICE BUCKLES & ELIZABETH BUCKLES
D.B. 197 PG. 338
100 ACRES

CLERK OF COURTS
P.B. 1, PG. 41

MAURICE BUCKLES & ELIZABETH BUCKLES
D.B. 197 PG. 338
1204.02 ACRES

695.6215 ACRE TRACT

NOTE:
LOTS 1 THRU LOTS 6 NUMBERED AND DELINEATED UPON FROM COMPLETE RECORD Y, PAGE 428, CLERK OF COURTS OFFICE, MADISON COUNTY, OHIO.



LEGEND

- ▼ RAILROAD SPIKE FOUND
- ▽ RAILROAD SPIKE SET
- P.K. NAIL FOUND
- IRON PIPE FOUND
- IRON PIPE (3/4" I.D.) SET W/YELLOW CAP "DODSON LINDBLOM"
- ⊗ IRON POST FOUND
- ⊠ CONCRETE POST FOUND
- STONE FOUND



I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED BY AN ACTUAL SURVEY OF THE PREMISES AND TO THE BEST OF MY KNOWLEDGE IS CORRECT.

BY: *David C. Haigh*
DAVID C. HAIGH
REGISTERED SURVEYOR NO. 6750

December 28, 1988

DODSON - LINDBLOM ASSOCIATES, INC.
CONSULTING ENGINEERS
COLUMBUS, OHIO

SURVEY OF 695.6215 ACRE TRACT OF LAND
FOR

MULTICON PROPERTY

Situate in Virginia Military Survey Nos. 5890, 6432, 7623 and 7738, and being part of the Ben - Elen Farms, Inc., Deed Book 277, Page 640, in Township of Oak Run, County of Madison, State of Ohio.

Situated in the State of Ohio, County of Madison, Township of Oak Run, and being more particularly described as follows:

Being in Virginia Military Survey Numbers 5890, 6432, 7623 and 7738 and also Lot Numbers One (1), Two (2), Three (3), Four (4), Five (5), and Six (6) in the partition of the lands of John Foster, (deceased), recorded in Complete Record Y, page 428, along with part of the lands of E. B. Foster et al. (deceased) as shown of record in Clerk of Courts Plat Book No. 1, page 41, both of record in the Clerk of Courts Office, Madison County, Ohio, said tracts of land now being the property of Ben-Elen Farms, Inc. by deed of record in Deed Book 277, page 640, all references to the Recorder's Office, Madison County, Ohio, and bounded and described as follows:

Beginning at a railroad spike set in the centerline of Moorman Road (County Road No. 69), (45' R/W), said spike being referenced South $63^{\circ}00'39''$ West a distance of 2721.68 feet from a p.k. nail found in the centerline intersection of Van Wagener Road and said Moorman Road, said spike also being in the northeast corner of a 21.05 acre tract of land now or formerly owned by Timothy M. Anthony and Brenda K. Anthony by deed of record in Deed Book 247, page 199;

thence, North $63^{\circ}00'00''$ East along the centerline of said Moorman Road a distance of 2299.22 feet to a railroad spike found at an angle point in said road and in the southwest corner of a 337.657 acre tract of land now or formerly owned by Realand Farms, LTD. by deed of record in Deed Book 258, page 22;

thence, North $62^{\circ}56'21''$ East along the southerly line of said Realand Farms tract, passing through a concrete post (1.25' dia.) at 26.40 feet for a total distance of 2812.52 feet to an iron post found at an angle point in said Realand Farms tract;

thence, North $17^{\circ}44'46''$ East along the easterly line of said Realand Farms, LTD. a distance of 1317.52 feet to an iron pipe (3/4" I.D.) set in the southerly line of a 167.05 acre tract of land now or formerly owned by MTR, LTD. by deed of record in Deed Book 258, page 706;

thence, South $86^{\circ}40'31''$ East along the southerly line of said MTR, LTD. tract passing through a concrete post (1.25' dia.) found at 1592.76 feet in the southeast corner of said MTR, LTD. tract and in the southwest corner of a 174.46 acre tract of land now or formerly owned by Jerry Beery by deed of record in Deed Book 251, page 193, for a total distance of 2191.84 feet to a concrete post (1.25' dia.) found in the westerly line of a 1204.02 acre tract of land now or formerly owned by Maurice Buckles and Elizabeth Buckles by deed of record in Deed Book 197, page 338;

thence, South 17°14'31" West along the westerly line of said Buckles tract a distance of 5840.32 feet to an iron pipe (3/4" I.D.) set in a corner of said Buckles tract;

thence, South 72°14'51" West along the northerly line of said Buckles tract a distance of 3903.77 feet to a concrete post found;

thence, South 72°42'08" West continuing along said northerly line of said Buckles tract a distance of 1557.40 feet to an iron pipe (3/4" I.D.) set in the southeast corner of a 100.00 acre tract of land now or formerly owned by Maurice Buckles and Elizabeth Buckles by deed of record in Deed Book 197, page 338;

thence, North 26°50'06" West along the easterly line of said 100.00 acre Buckles tract a distance of 3175.07 feet to an iron pipe found;

thence, North 63°01'14" East along a new divisional line across said Ben-Elen Farms, Inc. tract a distance of 759.51 feet to an iron pipe found in the westerly line of said 21.05 acre Anthony tract;

thence, South 26°54'18" East along the westerly line of said Anthony tract a distance of 912.63 feet to an iron pipe (3/4" I.D.) set in the southwest corner;

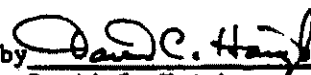
thence, North 63°11'26" East along the southerly line of said Anthony tract a distance of 765.68 feet to an iron pipe (3/4" I.D.) set in the southeast corner;

thence, North 27°03'09" West along the easterly line of said Anthony tract passing through an iron pipe (3/4" I.D.) set at 1180.02 feet for a total distance of 1202.52 feet to the point of beginning.

It is understood that the tract of land described above contains 695.6215 acres, more or less, and being subject to all legal highways, easements and restrictions of record.

Basis of bearings is to the centerline of Moorman Road, (County Road 69) of record in Clerk of Courts Plat Book 1, page 41, Clerk of Courts Office, Madison County, Ohio.

This description was prepared by David C. Haigh, Registered Surveyor No. 6750 of Dodson-Lindblom Associates, Inc., Consulting Engineers, Columbus, Ohio on December 28, 1988.

by 
David C. Haigh
Registered Surveyor No. 6750