

FRANK B. & JANET L. SOLLARS

D.B. 284 PG. 832

509.66 AC.

N 39°34'19"E - 3011.57'

D.B. 239/160

2332.94'

OLD TWP. LINE

(1.4400 AC. PARCEL #3447)

678.63'

N 25°47'15"E  
129.20'

(13.7500 AC. PARCEL #3527)

OLD CORP. LINE  
(48.4883 AC. PARCEL #400 & 399)

102.0000 ACRES

(63.6783 AC.)

(OUT OF 509.66 AC. TRACT)

97.237  
ACRES

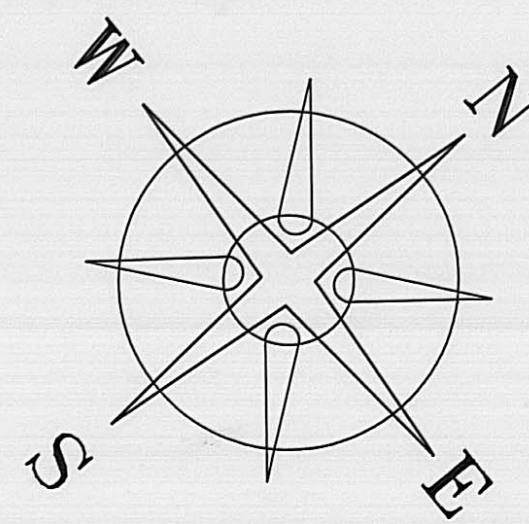
(38.3217 AC.)

(OUT OF 97.237 AC. TRACT)

S 50°25'41"E - 2284.14'

97.237  
ACRES

BEARINGS BASED ON THE C OF  
OLD U.S. 42 (S 44°58'49"W)  
AS DESCRIBED IN D.B. 271 PG. 453



NEIL C.  
BABBS  
D.B. 274 PG. 768  
41.8587  
ACRES

CARMEN SCOTT  
D.B. 294 PG. 197  
14.317 AC.

CITY OF LONDON  
D.B. 294 PG. 197  
0.5165 AC.

5.879 AC.

QNP CORP  
D.B. 297 PG. 170  
19.0929 AC

20' WATER EASEMENT  
D.B. 251 PG. 476  
D.B. 222 PG. 462

@ 807.61'

N 26°14'50"E - 1012.74'

N 63°33'32"W  
202.40'

S 39°34'21"W - 869.21'

OLD CORP. LINE  
(PARCEL #3449)  
(26.9440 AC.)  
(PARCEL #504)  
(11.3777 AC.)

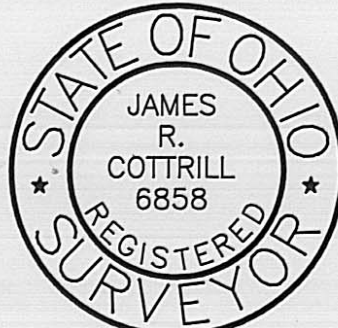
N 50°25'45"W  
536.15'

@ 30.00'

@ 2234.14'

30'  
ORIG. R/W  
OLD C VARIES  
NEW C  
R/W

US 42 (102.5' R/W)



I HEREBY CERTIFY THAT THIS PLAT DEPICTS  
AN ACTUAL FIELD SURVEY PERFORMED BY  
JAMES R. COTTRILL P.S. #6858  
DATE: 8-2-94  
REVISED 11-10-94

JAMES R. COTTRILL P.S.

8256 S.R. 207 N.E. MT. STERLING, OHIO 43143 PH. (614) 869-3811

102.0000 ACRES, VMS 5802,  
CITY OF LONDON, MADISON  
COUNTY, STATE OF OHIO.

DATE DRAWN:  
8-2-94  
JOB #S94082  
F. B. # 9

SCALE : 1" = 200'  
200' 100' 0 200'

111-94



Situated in the State of Ohio, Madison County, City of London, V.M.S. 5802, and being part of a 97.237 and 509.66 acre tract both conveyed to Frank B. and Janet L. Sollars by Deed Book 284 Page 832 and being more particular described as follows:

Beginning at point in the old centerline of U.S. 42 said point being the Northeast corner of said 97.237 acre tract; thence, with the centerline of said old centerline S.39°34'19"W. a distance of 1160.54 feet to the true point of beginning;

thence, continuing with said old centerline S.39°34'19"W. a distance of 600.00 feet to the Northeast corner of 19.0929 acre tract conveyed to QNP Corp. by Deed Book 297 Page 170;

thence, with the following four lines of said 19.0229 acre tract; 1) N.50°25'45"W. passing a 1 inch diameter pipe and cap stamped RET 6552 found at 30.00 feet a total distance of 536.15 feet to a 1 inch diameter iron pipe and plastic cap found stamped RET 6552;

2) S.39°34'21"W., passing the line between said 97.237 and 509.66 acres at 807.61 feet, a total distance of 869.21 feet to an iron pin and cap previously set;

3) N.63°32'19"W. a distance of 246.68 feet to a 5/8 inch diameter rebar and aluminum cap stamped 5969 found

4) S.26°07'52"W. a distance of 430.48 feet to a 3/4 inch iron pipe found at the Northwest corner of 0.5165 acre tract conveyed to the City of London by Deed Book 294 Page 197;

thence, with the West line of said 0.5165 acre tract S.26°04'16"W. a distance of 149.96 feet to a 5/8 inch diameter solid iron pin found at the Southeast corner of a 14.137 acre tract conveyed to Carmen Scott by Deed Book 294 Page 197;

thence, with the following two lines of said 14.317 acre tract: 1) N.63°33'51"W., a distance of 1260.61 feet to a 3/4 inch iron pipe found bent at the Northwest corner of said 14.317 acre tract

2) S.25°48'49"W., a distance of 527.49 feet to a 5/8 inch diameter iron pin found in the North line of a 41.8587 acre tract conveyed to Neil C. Babb by Deed Book 274 Page 768;

thence, with said North line N.63°15'02"W. a distance of 554.47 feet to an iron pin and cap set;

thence, with the following two new lines across said 509.66 and 97.237 acre tracts: 1) N.39°34'19"E. being parallel to the old centerline of U.S. 42 passing the line between said 509.66 acre and 97.237 acre tracts at 2332.94 feet a total distance of 3011.57 feet to an iron pin and cap set;

thence, S.50°25'41"E. being perpendicular to the old centerline of U.S. 42 and passing an iron pin and cap set at 2234.14 feet, a total distance of 2284.14 feet returning to the true point of beginning containing 102.0000 acres more or less, of which 63.6783 acre is from said 509.66 acre tract and 38.3217 acres is from said 97.237 acre tract.

Bearings are based on the centerline of Old U.S. 42 (S.44°58'49"W) as described in Deed Book 271 Page 453.

This deed is subject to and with the benefit of all legal highways, restrictions, easements, limitations, and reservations, of record, if any and to zoning restrictions which have been imposed thereon, if any.

All iron pins set are 5/8 inch diameter rebar with yellow plastic caps stamped "Cottrill 6858".

The foregoing description is according to a new survey performed August 2, 1994 by James R. Cottrill, Registration #6858.