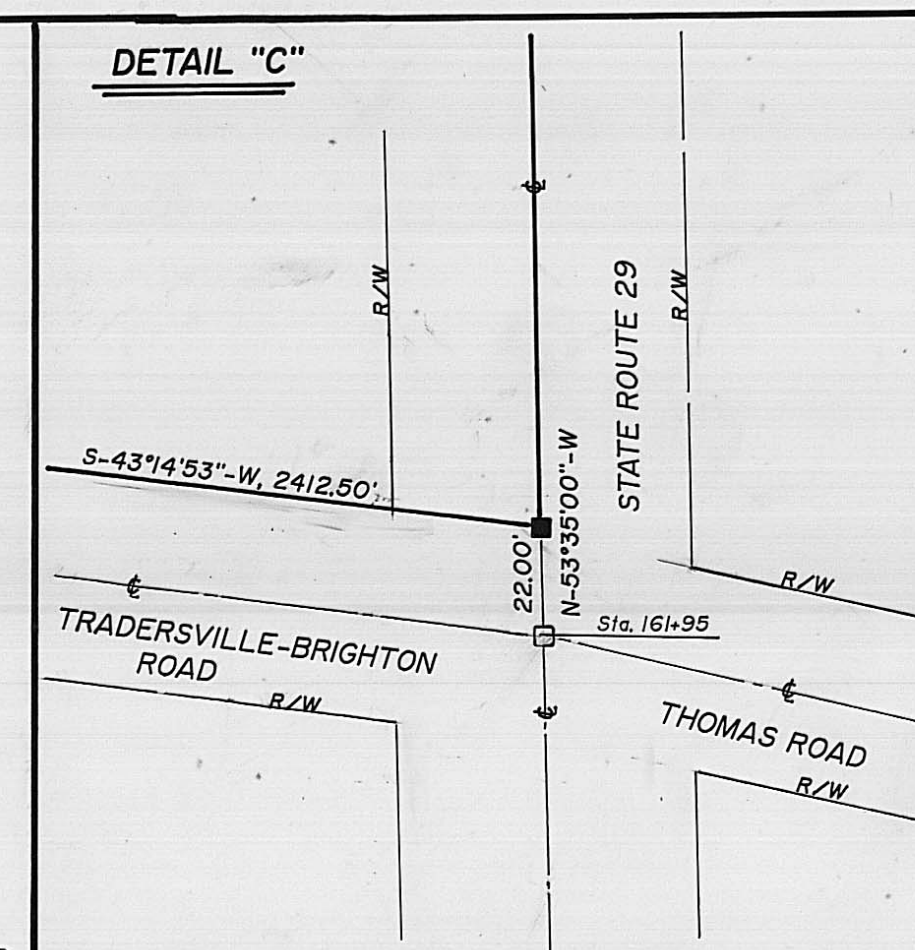
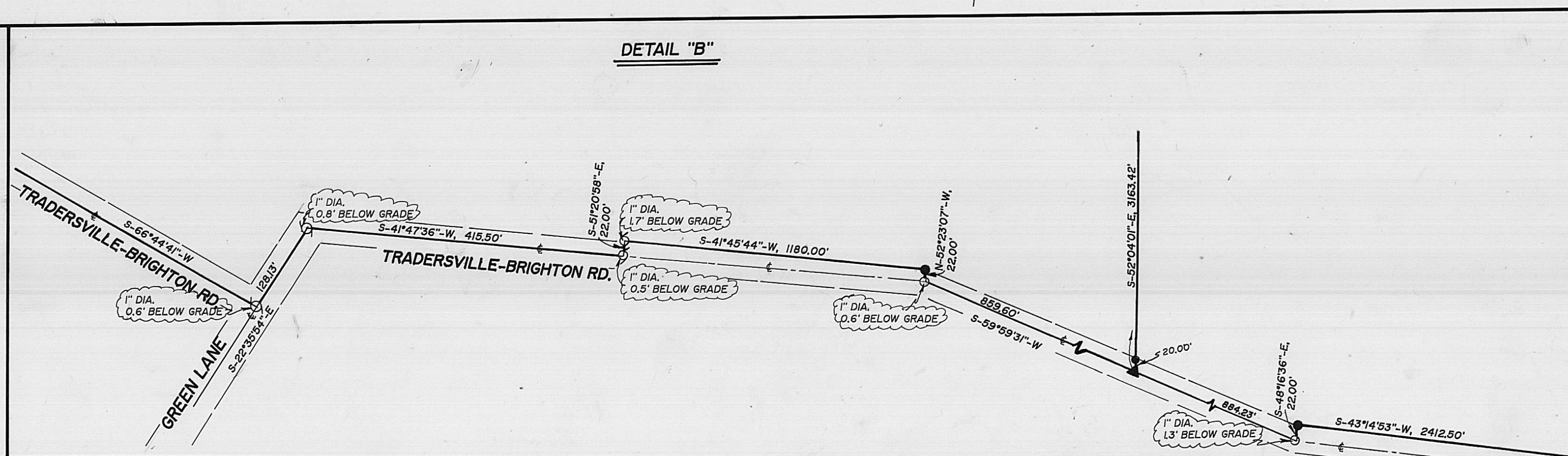
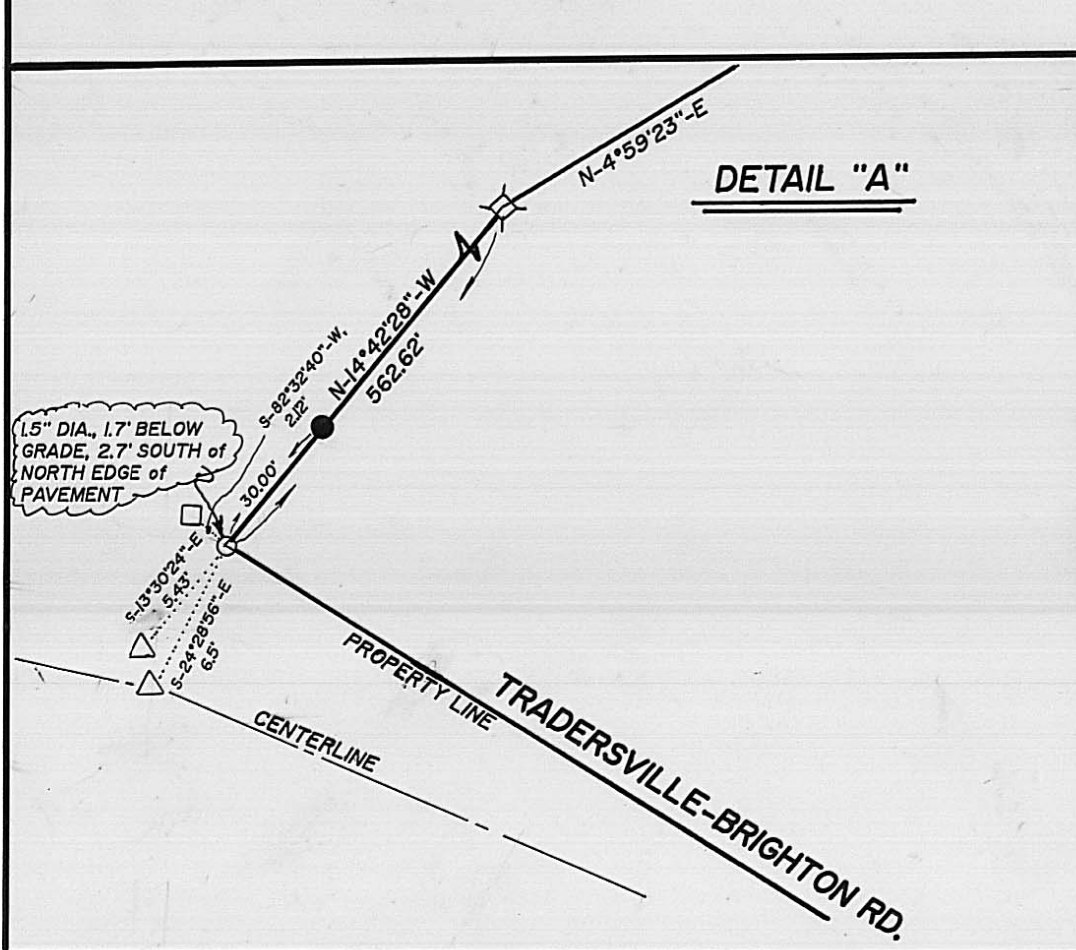
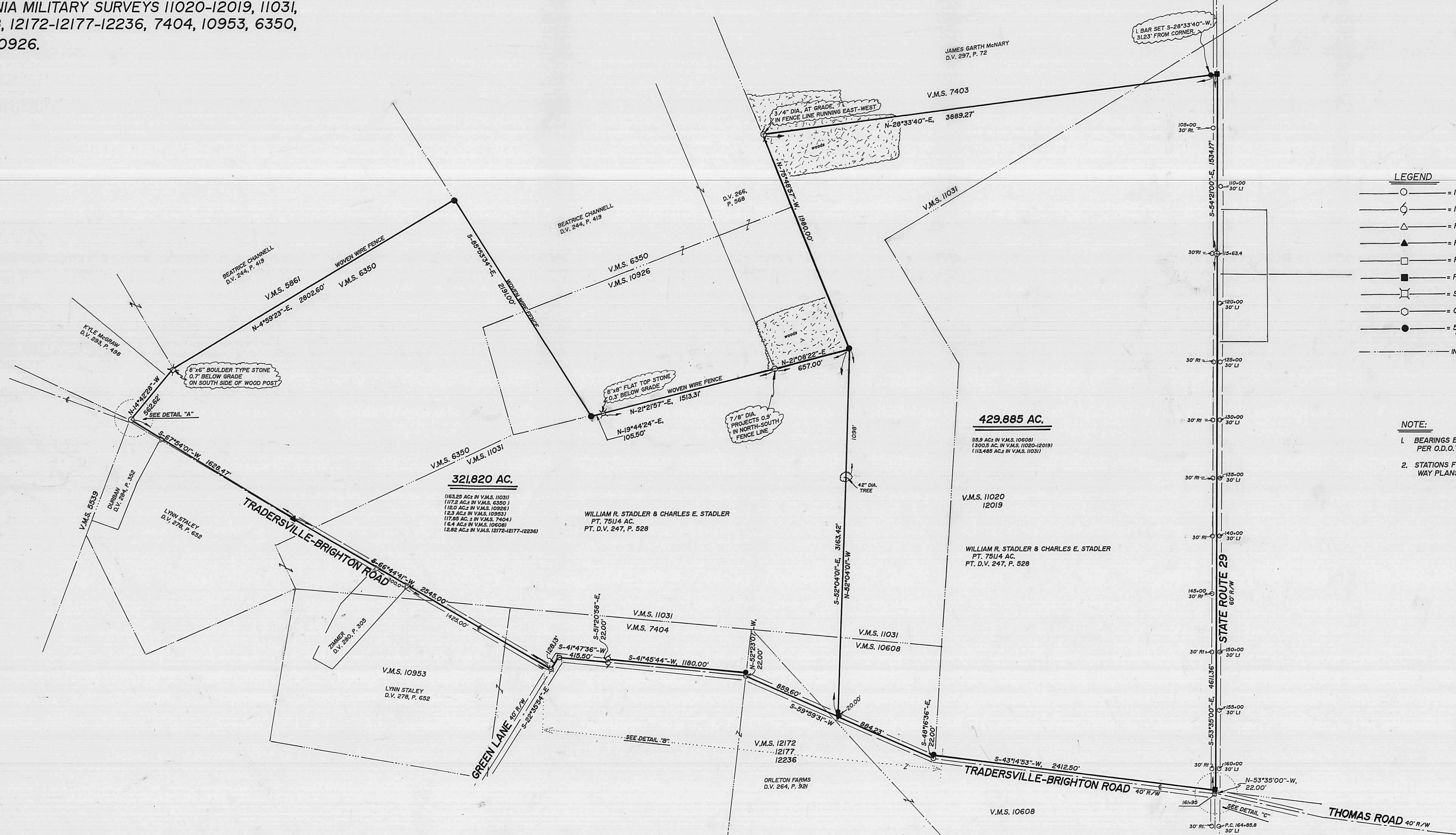


PLAT SHOWING SURVEY AND DIVISION OF STADLER'S 751.14 AC. TRACT SITUATE IN SOMERFORD TOWNSHIP, MADISON COUNTY, OHIO, AND BEING A PART OF VIRGINIA MILITARY SURVEYS 11020-12019, 11031, 10608, 12172-12177-12236, 7404, 10953, 6350, AND 10926.

SCALE: 1"=500'



SURVEYED BY: *W.G. Edwards*

WILLIAM G. EDWARDS
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DATE: MARCH 17, 1994

46-94

the following real estate situate in the State of Ohio, County of Madison, Township of Somerford, and being a part of Virginia Military Surveys 11020-12019, 10608, and 11031, and being more particularly described as follows:

Beginning for reference at a P.K. nail found at the intersection of the centerlines of Thomas Road, 40 feet right-of-way, Tradersville-Brighton Road, 40 feet right-of-way, and State Route 29, 60 feet right-of-way, said P.K. nail also being at Station 161+95 per ODOT Right-Of-Way Plans; thence with the centerline of said State Route 29, N-53°35'00"-W, 22.00 feet to a P.K. nail set at the PRINCIPLE PLACE OF BEGINNING for the tract hereinafter described, said P.K. nail set also being at the southeast corner of a tract owned by William R. Stadler and Charles E. Stadler as recorded in Deed Volume 247, Page 528 of the Madison County Deed Records of which the herein described parcel is a part of; thence with the northerly line of said Tradersville-Brighton Road, S-43°14'53"-W, 2412.50 feet to an iron bar set; thence S-48°16'36"-E, 22.00 feet to a 1" diameter iron bar found, 1.3 feet below grade, on the centerline of said Tradersville-Brighton Road; thence with the centerline of said Tradersville-Brighton Road, S-59°59'31"-W, 884.23 feet to a railroad spike with cross notch set; thence N-52°04'01"-W, 3163.42 feet to an iron bar set at the southeasterly corner of a tract owned by Beatrice Channell as recorded in Deed Volume 266, Page 568, passing for reference an iron bar set at 20.00 feet, also passing for reference a 42" diameter tree at 2065.42 feet; thence with the northerly line of said Channell's tract, N-75°48'57"-W, 1980.00 feet to a 3/4" diameter iron pipe found, at grade, at the southeasterly corner of a tract owned by James Garth McNary as recorded in Deed Volume 297, Page 72; thence with the southerly line of said McNary's tract, N-28°33'40"-E, 3889.27 feet to a P.K. nail set on the centerline of aforementioned State Route 29, passing for reference an iron bar set at 3858.04 feet, also passing for reference a metal post on the right-of-way line of said State Route 29 at 3859.04 feet; thence with the centerline of said State Route 29, S-54°21'00"-E, 1534.17 feet to a 5/8" diameter iron bar found, 0.2 feet below grade, said iron bar found being at Station 115+63.4 per ODOT Right-Of-Way Plans; thence continuing with the centerline of said State Route 29, S-53°35'00"-E, 4611.36 feet to the place of beginning, containing 429.885 acres (approximately 300.5 acres being in Virginia Military Survey 11020-12019, and approximately 113.485 acres being in Virginia Military Survey 10608, approximately 15.903 acre being in Virginia Military Survey 11031), but being subject to the rights of all legal highways and all easements of record.

Being a part of the same premises conveyed to William R. Stadler and Charles E. Stadler by Deed recorded in Deed Volume 247, Page 528 of the Madison County Deed Records.

The foregoing description prepared by and in accordance with a field survey by William G. Edwards, Professional Surveyor No. 4792, March 17, 1994. All iron bars set are 5/8"x30" iron re-bar with a yellow plastic cap stamped "EDWARDS P.S. 4792". The basis of bearings for the above described tract is the centerline of State Route 29 per ODOT Right-of-Way Plans (SH 188 SEC.D) (S-53°35'00"-E).

the following real estate, situate in the State of Ohio, County of Madison, Township of Somerford and being a part of Virginia Military Surveys 10608, 12172-12177-12236, 7404, 10953, 11031, 6350, and 10926, and being more particularly described as follows:

Beginning for reference at a P.K. nail found at the intersection of the centerlines of Thomas Road, 40 feet right-of-way, State Route 29, 60 feet right-of-way, and Tradersville-Brighton Road, 40 feet right-of-way, said P.K. nail being at Station 161+95 per the ODOT Right-Of-Way Plans; thence with the centerline of said State Route 29, N-53°35'00"-W, 22.00 feet to a P.K. nail set at the southeast corner of Stadlers' 751.14 acre tract of which the herein described parcel is a part of; thence with the northerly line of said Tradersville-Brighton Road, S-43°14'53"-W, 2412.50 feet to an iron bar set; thence S-48°16'36"-E, 22.00 feet to a 1" diameter iron bar found, 1.3 feet below grade, on the centerline of said Tradersville-Brighton Road; thence with the centerline of said Tradersville-Brighton Road, S-59°59'31"-W, 884.23 feet to a railroad spike with cross notch set at the PRINCIPLE PLACE OF BEGINNING for the tract hereinafter described; thence continuing with the centerline of said Tradersville-Brighton Road, S-59°59'31"-W, 859.60 feet to a 1" diameter iron bar found 0.6 feet below grade; thence N-52°23'07"-W, 22.00 feet to an iron bar set on the northerly line of said Tradersville-Brighton Road; thence with the northerly line of said Tradersville-Brighton Road, S-41°45'44"-W, 1180.00 feet to a 1" diameter iron pipe found 1.7 feet below grade; thence S-51°20'58"-E, 22.00 feet to a 1" diameter iron pipe found, 0.5 feet below grade, on the centerline of Tradersville-Brighton Road; thence with the centerline of said Tradersville-Brighton Road the following three (3) courses:

1. S-41°47'36"-W, 415.50 feet to a 1" diameter iron pipe found, 0.8 feet below grade;
2. S-22°35'54"-E, 128.13 feet to a 1" diameter iron pipe found, 0.6 feet below grade, at the intersection of the centerlines of Tradersville-Brighton Road and Green Lane;
3. S-66°44'41"-W, 2545.00 feet to a railroad spike with cross notch set, passing for reference a railroad spike found at 1425.00 feet and also passing for reference a railroad spike at 1725.00 feet;

thence S-67°54'01"-W, 1628.47 feet to a 1 1/2" diameter iron bar found 1.7 feet below grade at the southwest corner of Stadlers' 751.14 acre tract, said iron bar found being approximately 6 feet North of the

centerline of said Tradersville-Brighton Road, from said iron bar found a P.K. nail found bears S-13°30'24"-E, 5.43 feet, also a P.K. nail found bears S-82°32'40"-W, 2.12 feet, and also from said iron bar found a railroad spike found bears S-24°28'56"-E, 6.50 feet; thence with the easterly line of a tract owned by Kyle McGraw as recorded in Deed Volume 293, Page 498, N-14°42'28"-W, 562.62 feet to a 8"x6" boulder type stone found at the southeast corner of Virginia Military Survey 5861, 0.7 feet below grade, on the south side of a wood post, passing for reference an iron bar set at 30.00 feet; thence with the bounds of a tract owned by Beatrice Channell as recorded in Deed Volume 244, Page 419 the following four (4) courses:

1. N-4°59'23"-E, 2802.60 feet to an iron bar set;
2. S-85°53'34"-E, 2191.00 feet to an iron bar set;

3. N-19°44'24"-E, 105.50 feet to an 8"x8" flat top stone found 0.3 feet below grade;

4. N-21°21'57"-E, 1513.31 feet to a 7/8" diameter iron pipe found projecting 0.9 feet;

thence with the bounds of another tract owned by Beatrice Channell as recorded in Deed Volume 266, Page 568, N-21°08'22"-E, 657.00 feet to an iron bar set; thence S-52°04'01"-E, 3163.42 feet to the place of beginning, passing for reference a 42" diameter tree at 1098 feet and also passing for reference an iron bar set at 3143.42 feet; containing 321.820 acres (approximately 163.25 acres being in Virginia Military Survey 11031, approximately 117.2 acres being in Virginia Military Survey 6350, approximately 12.0 acres being in Virginia Military Survey 10926, approximately 2.3 acres being in Virginia Military Survey 10953, approximately 17.85 acres being in Virginia Military Survey 7404, approximately 6.4 acres being in Virginia Military Survey 10608, and approximately 2.82 acres being in Virginia Survey 12172-12177-12236), but being subject to the rights of all legal highways and all easements of record.

Being a part of the same premises conveyed to William R. Stadler and Charles E. Stadler by Deed recorded in Deed Volume 247, Page 528 of the Madison County Deed Records.

The foregoing description prepared by and in accordance with a field survey by William G. Edwards, Professional Surveyor No. 4792, March 17, 1994. All iron bars set are 5/8"x30" iron re-bar with a yellow plastic cap stamped "EDWARDS P.S. 4792". The basis of bearings for the above described tract is the centerline of State Route 29 per ODOT Right-of-Way Plans (SH 188 SEC.D) (S-53°35'00"-E).