



571 (54.00 AC.)
572 (21.00 AC.)

JOHN R. DUNKLE
D.B. 292, P. 543
57.22 AC.

567

N 85° 15' 00" E
1127.63'

STEEL
POST

S 85° 53' 48" E 1082.89'

566 (28.24 AC.)
569 (2.61 AC.)

STONE FD.

S 03° 40' 00" W
658.15'

57.350 Ac.

573

574

V.M.S. 4513
(34.61 Ac.)

V.M.S. 8742
(22.74 Ac.)

STEEL
POST

S 69° 29' 00" W
14.00'

N 03° 33' 54" E
1530.00'

2410.65'

100' R/W

S 68° 33' 30" W
U.S. 42

GRANTOR: John R. Dunkle
Deed Book 288, page 279
57.350 Ac. from an Original 117.00 Ac. Tract
Union Twp., Madison County, Ohio

I HERBY CERTIFY THAT THE HEREON PLATTED PROPERTY
WAS PREPARED FROM AN ACTUAL SURVEY.

William W. Browning
WILLIAM W. BROWNING P.E. 377

APRIL - 1994

73-94

BROWNING SURVEYING
4444 S.R. 187
LONDON, OHIO 43140
(614) 852-4444

The following description is for a parcel of land in the State of Ohio, County of Madison, Township of Union, Virginia Military Survey Numbers 4531 & 8742, and is part of a 117.00 acre tract recorded in the name of John R. Dunkle in Deed Book 288, page 279, said parcel being more particularly described as follows:

Beginning at a point in the centerline of U.S. 42 R/W, said point being in the westerly line of 117.00 acre tract and in the easterly line of a 75.00 acre tract recorded in the name of John R. Dunkle in Deed Book 294, page 543; Thence N 03 deg 33' 54" E, passing found steel post at 48.01 feet, a total distance of 1530.00 feet to a found steel post at the northwest corner of the abovementioned 117.00 acre tract and at the southwesterly corner of a 57.22 acre tract recorded in the name of John R. Dunkle in Deed Book 294, page 543; Thence, with the line of the abovementioned 117.00 acre tract and said 57.22 acre tract for the following two calls, N 85 deg 15' 00" E 1127.63 to a found steel post at the southeasterly corner of the aforesaid 57.22 acre tract and the southwesterly corner of a 30.85 acre tract recorded in the name of John R. Dunkle in Deed Book 294, page 543; Thence, with the line between said 30.85 acre tract and the abovementioned 117.00 acre tract and the southerly line of said 30.85 acre tract, S 85 deg 53' 48" E 1082.89 feet to a found stone; Thence S 03 deg 40' 00" W, passing a found steel post at 615.27 feet, a total distance of 658.15 feet to a point in the centerline of U.S. 42; Thence, with said centerline, S 69 deg 29' 00" W 14.00 feet to a point; Thence, continuing with said centerline, S 68 deg 33' 30" W 2410.65 feet to the point of beginning.

The above described parcel contains 57.350 acres. Being 34.61 acres in V.M.S. 4513 and 22.74 acres in V.M.S. 8742. The original plat of this survey is on permanent file in the Madison County Tax Map Department. Surveyed by William W. Browning, P.S. 7377, during April of 1994.