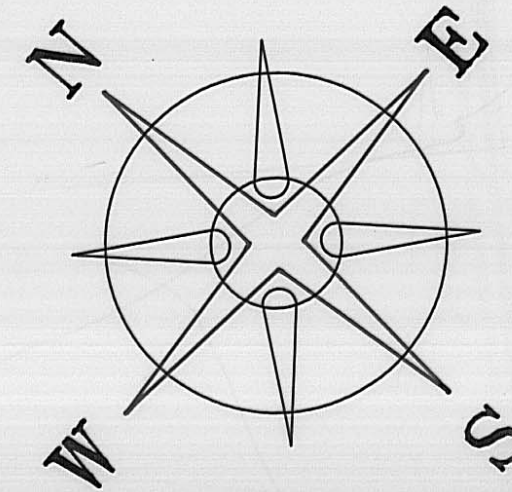


NOTE

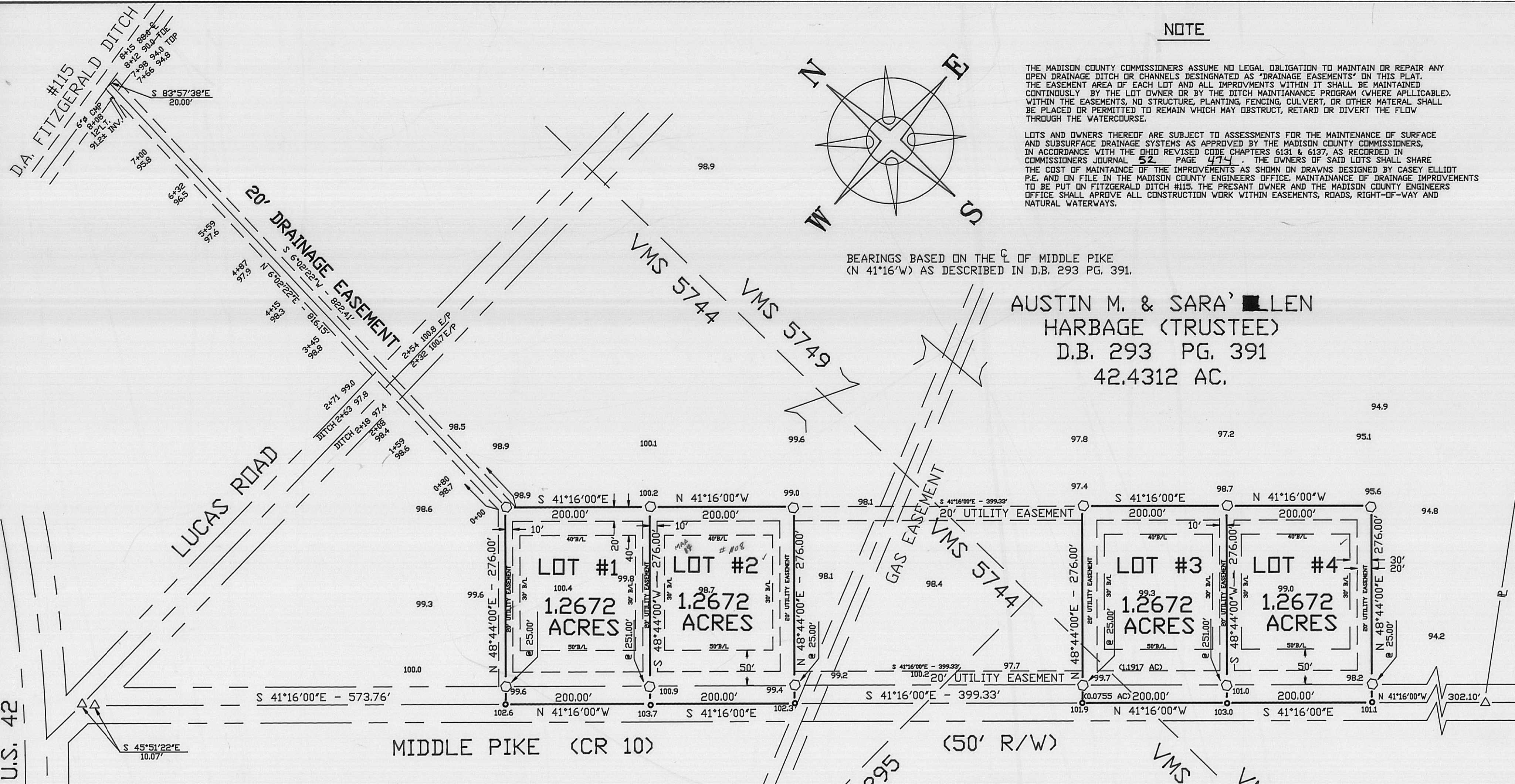
THE MADISON COUNTY COMMISSIONERS ASSUME NO LEGAL OBLIGATION TO MAINTAIN OR REPAIR ANY OPEN DRAINAGE DITCH OR CHANNELS DESIGNATED AS "DRAINAGE EASEMENTS" ON THIS PLAT. THE EASEMENT AREA OF EACH LOT AND ALL IMPROVMENTS WITHIN IT SHALL BE MAINTAINED CONTINUOUSLY BY THE LOT OWNER OR BY THE DITCH MAINTENANCE PROGRAM (WHERE APPLICABLE). WITHIN THE EASEMENTS, NO STRUCTURE, PLANTING, FENCING, CULVERT, OR OTHER MATERIAL SHALL BE PLACED OR PERMITTED TO REMAIN WHICH MAY OBSTRUCT, RETARD OR DIVERT THE FLOW THROUGH THE WATERCOURSE.

LOTS AND OWNERS THEREOF ARE SUBJECT TO ASSESSMENTS FOR THE MAINTENANCE OF SURFACE AND SUBSURFACE DRAINAGE SYSTEMS AS APPROVED BY THE MADISON COUNTY COMMISSIONERS, IN ACCORDANCE WITH THE OHIO REVISED CODE CHAPTERS 6131 & 6137, AS RECORDED IN COMMISSIONERS JOURNAL 52 PAGE 474. THE OWNERS OF SAID LOTS SHALL SHARE THE COST OF MAINTENANCE OF THE IMPROVEMENTS AS SHOWN ON DRAWNS DESIGNED BY CASEY ELLIOT P.E. AND ON FILE IN THE MADISON COUNTY ENGINEERS OFFICE. MAINTENANCE OF DRAINAGE IMPROVEMENTS TO BE PUT ON FITZGERALD DITCH #115, THE PRESENT OWNER AND THE MADISON COUNTY ENGINEERS OFFICE SHALL APPROVE ALL CONSTRUCTION WORK WITHIN EASEMENTS, ROADS, RIGHT-OF-WAY AND NATURAL WATERWAYS.



BEARINGS BASED ON THE \bar{C} OF MIDDLE PIKE (N 41°16'W) AS DESCRIBED IN D.B. 293 PG. 391.

AUSTIN M. & SARA ELLEN
HARBAGE (TRUSTEE)
D.B. 293 PG. 391
42.4312 AC.



LEGEND

- △ IRON PIN FOUND
- P K NAIL
- 5/8" ϕ REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)

ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE NOTED.

VMS LINES SCALED FROM TAX MAPS

SITUATED IN V.M.S. 5744, VMS 10295, AND VMS 5749, CANAAN TOWNSHIP, MADISON COUNTY, STATE OF OHIO, AND BEING THE REMAINING PART OF THE HEREDON SHOWN PART OF 42.4312 ACRES, LOTS 1, 2, AND 3. THE UNDERSIGNED, BEING THE OWNER OF THE ABOVE MENTIONED PARCELS, DO HEREBY VOLUNTARILY CONSENT TO THE EXECUTION OF THE SAID PLAT AND DEDICATE THE DRAINAGE EASEMENTS SHOWN ON THIS PLAT FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR, REPLACEMENT OR REMOVAL OF STORM SEWERS, AND DRAINS, STORM WATER DISPOSAL, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS TO THE FREE USE OF SAID EASEMENTS AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER. UTILITY EASEMENTS SHOWN ON THIS PLAT ARE FOR THE CONSTRUCTION, OPERATION, MAINTENANCE, REPAIR, REPLACEMENT OR REMOVAL OF WATER LINES, SEWER, GAS, ELECTRIC, TELEPHONE OR OTHER UTILITY LINES OR SERVICES, AND FOR THE EXPRESS PRIVILEGE OF REMOVING ANY AND ALL TREES OR OTHER OBSTRUCTIONS, FOR THE USE OF SAID FACILITIES AND FOR PROVIDING INGRESS AND EGRESS TO THE PROPERTY FOR SAID PURPOSES AND ARE TO BE MAINTAINED AS SUCH FOREVER.

Austin M. Harbage Sara Ellen Harbage 4/5/95
AUSTIN M. HARBAGE SARA ELLEN HARBAGE DATE

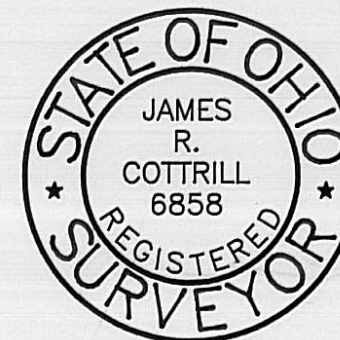
Dana L. Spears BY _____
WITNESS
Bridget J. Shodys BY _____
WITNESS

STATE OF OHIO, Madison COUNTY, SS
BE IT REMEMBERED THAT ON THIS 5th DAY OF April 1995, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME AUSTIN M. & SARA ELLEN HARBAGE WHO ACKNOWLEDGE THE SIGNING OF THE FOREGOING INSTRUMENT TO BE HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES HEREIN EXPRESSED.
IN TESTIMONY WHEREOF I HAVE SET MY HAND AND NOTARY SEAL ON THE DAY AND DATE ABOVE WRITTEN.

CONNIE E. EADES
Notary Public, State of Ohio
My Commission Expires June 2, 1998

Connie E. Eades
NOTARY PUBLIC IN AND FOR
Madison COUNTY, OHIO

I HEREBY CERTIFY THAT THIS PLAT DEPICTS AN ACTUAL FIELD SURVEY PERFORMED BY JAMES R. COTTRILL P.S. #6858
James R. Cottrill DATE: 3-30-95

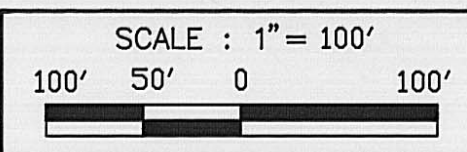


JAMES R. COTTRILL P.S.

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

LOTS 1-4 (1.2672 ACRES TYP.), VMS 5744, 10295, & 5749, CANAAN TOWNSHIP, MADISON COUNTY, STATE OF OHIO, SURVEYED FOR AUSTIN M. HARBAGE.

DATE DRAWN:
9-28-94
JOB # S94049
F. B. # 8



SITUATED IN THE STATE OF OHIO, COUNTY OF MADISON, TOWNSHIP OF CANAAN TOWNSHIP, V.M.S. 5744, LOT 1, AND BEING PART OF A 42.4312 ACRE TRACT CONVEYED TO AUSTIN M. AND SARA'LEN HARBAGE (TRUSTEE) BY DEED BOOK 293, PAGE 391 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN IRON PIN FOUND AT THE CENTERLINE INTERSECTION OF MIDDLE PIKE (COUNTY ROAD 10) (50 FOOT RIGHT-OF-WAY) WITH THE CENTERLINE OF LUCAS ROAD, ALSO BEING THE NORTHWEST CORNER OF SAID 42.4312 ACRE TRACT;

THENCE WITH THE CENTERLINE OF MIDDLE PIKE THE FOLLOWING TWO COURSES:

- 1) SOUTH 45° 51' 22" EAST A DISTANCE OF 10.07 FEET TO AN IRON PIN FOUND;
- 2) SOUTH 41° 16' 00" EAST A DISTANCE OF 573.76 FEET TO A PK NAIL SET IN THE CENTERLINE OF MIDDLE PIKE AT THE TRUE POINT OF BEGINNING;

THENCE, WITH THE FOLLOWING THREE NEW LINES ACROSS SAID 42.4312 ACRE TRACT;

- 1) NORTH 48° 44' 00" EAST, PASSING AN IRON PIN AND CAP SET AT 25.00 FEET, A TOTAL DISTANCE OF 276.00 FEET TO AN IRON PIN AND CAP SET;
- 2) SOUTH 41° 16' 00" EAST, BEING PARALLEL TO THE CENTERLINE OF MIDDLE PIKE A DISTANCE OF 200.00 FEET TO AN IRON PIN AND CAP SET;
- 3) SOUTH 48° 44' 00" EAST, PASSING AN IRON PIN AND CAP SET AT 251.00 FEET, A TOTAL DISTANCE OF 276.00 FEET TO A PK NAIL SET IN THE CENTERLINE OF MIDDLE PIKE;

THENCE, WITH SAID CENTERLINE NORTH 41° 16' 00" WEST, A DISTANCE OF 200.00 FEET RETURNING TO THE TRUE POINT OF BEGINNING CONTAINING 1.2672 ACRES, MORE OR LESS.

Description of Lot 2(1.2672 Acre)
Surveyed for Austin Harbage

Said Lot 2, situated in the State of Ohio, Madison County, Cansan Township, V.M.S. 5744, and being part of a 42.4312 acre tract conveyed to Austin M. and Sara Ellen Harbage (Trustee) by Deed Book 293 Page 391 and being more particularly described as follows:

Commencing at a iron pin found at the centerline intersection of Middle Pike (County Road 10) (50 foot right-of-way) with the centerline of Lucas Road, also being the Northwest corner of said 42.4312 acre tract;

Thence, with the centerline of Middle Pike the following two courses:

1) South 45 deg. 51 min. 22 sec. East a distance of 10.07 feet to an iron pin found

2) South 41 deg. 16 min. 00 sec. East a distance of 773.76 feet to a PK nail set at the true point of beginning;

Thence, continuing with the centerline of said Middle Pike South 41 deg. 16 min. 00 sec. East a distance of 200.00 feet to a PK nail set in said centerline;

Thence, with the following three new courses across said 42.4312 acre tract:

1) North 48 deg. 44 min. 00 sec. East, passing an iron pin and cap set at 25.00 feet, a total distance of 276.00 feet to an iron pin and cap set

2) North 41 deg. 16 min. 00 sec. West, being parallel to the centerline of Middle Pike a distance of 200.00 feet to an iron pin and cap set


3) South 48 deg. 44 min. 00 sec. West, passing an iron pin and cap set at 251.00 feet, a total distance of 276.00 feet returning to the true point of beginning containing 1.2672 acres more or less.

Bearings are based on the centerline of Middle Pike (North 41 deg. 16 min. West) as described in Deed Book 293 Page 391.

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".

This description is based on a field survey performed Sept. 28, 1994 by James R. Cottrill registration #6858.


James R. Cottrill, P.S.,
Registration #6858

**Description of Lot 3 (1.2672 acres)
Surveyed for Austin Harbage**

Said Lot 3, situated in the State of Ohio, Madison County, Canaan Township, V.M.S. 5749 and 10295, and being part of a 42.4312 acre tract conveyed to Austin M. and Sara Ellen Harbage (Trustees) by Deed Book 293 Page 391 and being more particularly described as follows:

Commencing at a iron pin found at the centerline intersection of Middle Pike (County Road 10) (50 foot right-of-way) with the centerline of Lucas Road, also being the Northwest corner of said 42.4312 acre tract;

Thence, with the centerline of Middle Pike the following two courses:

- 1) South 45 deg. 51 min. 22 sec. East a distance of 10.07 feet to an iron pin found
- 2) South 41 deg. 16 min. 00 sec. East a distance of 1373.09 feet to a PK nail set in said centerline at the true point of beginning;

Thence, with the following three new line across said 42.4312 acre tract:

- 1) North 48 deg. 44 min. 00 sec. East, passing an iron pin and cap set at 25.00 feet, a total distance of 276.00 feet to an iron pin and cap set
- 2) South 41 deg. 16 min. 00 sec. East a distance of 200.00 feet to an iron pin and cap set
- 3) South 48 deg. 44 min. 00 sec. West, passing an iron pin and cap set at 251.00 feet, a total distance of 276.00 feet to a Pk nail set in the centerline of Middle Pike;

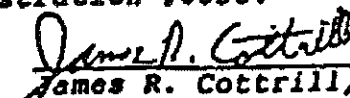
Thence, with said centerline North 41 deg. 16 min. 00 sec. West a distance of 200.00 feet returning to the true point of beginning containing 1.2672 acres more or less, of which 0.0755 acres is in V.M.S. 10295 and 1.1917 acres is in V.M.S. 5744.

Bearings are based on the centerline of Middle Pike (North 41 deg. 16 min. West) as described in Deed Book 293 Page 391.

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".

This description is based on a field survey performed Sept. 28, 1994 by James R. Cottrill registration #6858.


James R. Cottrill, P.S.,
Registration #6858
J.R.

Description of Lot 4 (1.2672 acres)
Surveyed for Austin Harbage

Said Lot 4, situated in the State of Ohio, Madison County, Canaan Township, V.M.S. 5749 and being part of a 42.4312 acre tract conveyed to Austin M. and Sara Ellen Harbage (Trustee) by Deed Book 293 Page 391 and being more particularly described as follows:

Commencing at a iron pin found at the centerline intersection of Middle Pike (County Road 10) (50 foot right-of-way) with the centerline of Lucas Road, also being the Northwest corner of said 42.4312 acre tract;

Thence, with the centerline of Middle Pike the following two courses:

- 1) South 45 deg. 51 min. 22 sec. East a distance of 10.07 feet to an iron pin found
- 2) South 41 deg. 16 min. 00 sec. East a distance of 1573.09 feet to a PK nail set in the centerline of Middle Pike at the true point of beginning

Thence, continuing with the centerline of Middle Pike South 41 deg. 16 min. 00 sec. East a distance of 200.00 feet to a Pk nail set;

Thence, with the following three new lines across said 42.4312 acre tract:

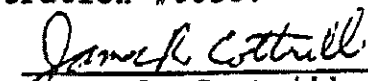
- 1) North 48 deg. 44 min. 00 sec. East, passing an iron pin and cap set at 25.00 feet, a total distance of 276.00 feet to an iron pin and cap set
- 2) North 41 deg. 16 min. 00 sec. West a distance of 200.00 feet to an iron pin and cap set
- 3) South 48 deg. 44 min. 00 sec. West, passing an iron pin and cap set at 251.00 feet, a total distance of 276.00 feet returning to the true point of beginning containing 1.2672 acres more or less.

Bearings are based on the centerline of Middle Pike (North 41 deg. 16 min. West) as described in Deed Book 293 Page 391.

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".

This description is based on a field survey performed Sept. 28, 1994 by James R. Cottrill registration #6858.


James R. Cottrill, P.S.,
Registration #6858