

○ = I.P. IRON PIPE
 RR. = RAILROAD SPIKE
 R. = PROPERTY BOUNDARY - LINE
 --- = FENCE
 LA: Limited Access No Access Rights
 RW: Right of Way
 STANDARD HIGHWAY EASEMENT: DOES HAVE RIGHTS OF ACCESS
 ← = SAME OWNERSHIP LAND HOOK



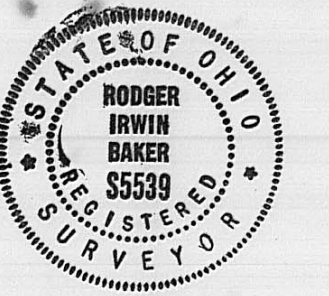
PLAT FOR TRANSFER AND RECORD FILE REVISED NOV. 18, 1996 - R.T. BAKER

ALL OF TAX MAP PARCEL 26, PARTS OF TAX MAP PARCELS 23 AND 25

109 - 96

I CERTIFY THAT THIS PLAT HAS BEEN PREPARED FROM A FIELD PERIMETER SURVEY MADE IN 1996. PIPES SET ARE 3/4" CAPPED R.I. BAKER S. 5539 BEARINGS BASED ON COURT & STATE HIGHWAY RECORDS FOR MAD-1,000.00 (I-71 HIGHWAY)
Rodger Irwin Baker P.S.
 NOV. 18, 1996
 RODGER IRWIN BAKER OHIO P.S. N°S. 005539
 1300 PLAIN CITY GEORGESVILLE ROAD (SOUTH)
 GALLOWAY, OHIO 43119 TEL. 614.879.6004

PLAT OF SURVEYED 220.000 ACRES
IN RANGE CIVIL TOWNSHIP, MADISON COUNTY
STATE OF OHIO
D.B. 250 PG. 459-460 TAX PARCEL 21.00011.000
PART OF 310.929 ACRES TRANSFERRED FEB. 1, 1980
STEPHEN R. ANTHONY AND PATRICIA J. ANTHONY
PORTION OF VMS 6391, 7894, 9651, 9697, 6824, 7112, 7612,
AND VMS 5456



Being portions of VMS 6391, 7894, 9651, 9697, 6824, 7112, 7612 and 5456 combined.

The following is a correct boundary description of 220.000 acres of land situated in Range Civil Township, Madison County, State of Ohio..being 47.616 acres shown as Tract # 6 in D.B. 250 at Pg. 459, being 13.043 acres a part of Tract # 5 as described in D.B. 250 at Pg. 459 and being 159.341 acres out of Tract # 4 as described in D.B. 250 at Pg. 459....said deed being a Quit Claim Deed from Marvel Anthony conveying to Stephen R. Anthony and Patricia J. Anthony as joint tenants (husband and wife) the total appearing on the tax duplicate being 310.929 acres permanent parcel # 21-00011.000 said property transferred February 1 st., 1980 and recorded February 6 th., 1980, said 220.000 acres being bounded and more particularly described as follows:

Commence as a point of starting reference at the middle of relocated State Route 323 and at Interstate # 71 centerline station 260+00.00 (S.R.323 station 25+00.00), then along I-71 centerline S 71 deg 39 min 44 sec W 10.000 feet to a point, then at a right angle S 18 deg 20 min 16 sec E 170.000 feet to a concrete monument found at 170.00 feet right of I-71 station 259+90.00 and hereafter called the true point of beginning:

- Thence: With the southerly line of relocated and existing State Route # 323 highway easement (D.B. 161 Pg. 218 Parcel 813) passing through lands of said Anthony....S 61 deg 15 min 38 sec E 389.810 feet to a set 3/4 inch pipe;
- Thence: Continue with aforesaid easement boundary S 77 deg 01 min 07 sec E 162.060 feet to a set 3/4 inch pipe;
- Thence: Again with said highway easement S 79 deg 40 min 29 sec E 263.620 feet to a set 3/4 inch pipe;
- Thence: With said easement boundary and through land of Anthony...N 87 deg 02 min 53 sec E 390.840 to a set pipe in the common boundary between Anthony and lands of Jean Ellen Moats $\frac{1}{2}$ et al $\frac{1}{2}$ of record in OR27 Pg. 330 and is the most northeasterly corner of the herein described 220.00 acres;
- Thence: Following a wire fence and the common boundary between Anthony and Moats (passing a metal end post at 2380.266 feet) S 01 deg 31 min 20 sec W a total distance of 3564.690 feet to a metal corner post at a fence junction and corner to 50.00 acres described in D.B.262 at Pg. 834 in the name of John M. Chenoweth $\frac{1}{2}$ and John L. Chenoweth $\frac{1}{2}$ (aerial parcel # 124);
- Thence: Following a wire fence and common boundary between Anthony and Chenoweth N 89 deg 21 min 19 sec W 1082.983 feet to a set 3/4 inch pipe;
- Thence: Through lands of said Anthony N 01 deg 31 min 20 sec E 1187.342 feet to a set 3/4 inch pipe;
- Thence: Passing through a set 3/4 inch pipe at 294.080 feet...N 89 deg 12 min 03 sec W 1910.647 feet to a set 3/4 inch pipe in a wire fence the easterly boundary of 128.542 acres of record in D.B.138 at Pg.377 in the name of Cecil S. Ridenour et al;
- Thence: Following said common boundary between Anthony and Ridenour (a wire fence) N 02 deg 16 min 58 sec E 865.705 feet to a found railroad spike in the top of a wood corner post and angle in said wire fence line;
- Thence: Again with said fence and common boundary between Anthony and Ridenour... N 85 deg 28 min 38 sec W 1284.335 feet to a found steel rod with a cap stamped **COTTRILL 6858**;
- Thence: Again with Ridenour and Anthony (a wire fence) N 28 deg 30 min 22 sec W (crossing North Fork of Paint Creek) 577.010 feet to a found steel pin and cap stamped **COTTRILL** at a point on the southeasterly limited access right of way boundary for I-71 at a point 150.00 feet right of centerline station 223+84.83;
- Thence: With the aforementioned limited access right of way boundary N 71 deg 39 min 43 sec E 1415.170 feet to a found steel pin 150.00 feet right of centerline station 238+00.00;
- Thence: Continue with said limited access right of way line N 73 deg 05 min 40 sec E 320.100 feet to a set 3/4 inch iron pipe at a point 158.00 feet right of centerline station 241+20.00;
- Thence: Continue with said right of way line (D.B. 175 Pg. 245) N 32 deg 14 min 04 sec E 58.260 feet to a found steel rod 121.000 feet right of centerline station 241+65.00;
- Thence: Again with the limited access line N 71 deg 39 min 44 sec E 614.200 feet to a pin found, being 121.00 feet right of station 247+79.20;
- Thence: N 71 deg 39 min 44 sec E 1220.800 feet to a pin 121.00 feet right of station 260+00.00;
- Thence: N 80 deg 07 min 16 sec E 252.750 feet to a pin on said limited access line;
- Thence: S 69 deg 03 min 35 sec W 260.270 feet to the true point of beginning.

Containing within said bounds 220.00 acres of land. Pipes set are 3/4 inch diameter with caps stamped R.I.Baker S-005539. Bearings adapted to I-71 centerline P.B. 1 Pg.461 and D.B. 161 Pg. 221. Being all of aerial parcel # 26 and 13.043 acres of aerial parcel # 23 and containing 159.341 acres in aerial parcel # 25 as per tax map 78 of 107.

Rodger Irwin Baker P.S.

November 17, 1996

Rodger Irwin Baker Ohio Surveyor # S-005539
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Galloway, Ohio 43119

Phone 614-879-6004

