

## SURVEY FOR RPM PARTNERSHIP

State of Ohio, County of Madison, Township of Darby, Village of Plain City, V.M.S. 7758 - 7830, being part of RPM Partnership, an Ohio Partnership's original 24.579 acre tract described in Deed Volume 294, page 380.

I hereby certify that this plat was prepared from an actual field survey made under my supervision and that monuments were placed as indicated hereon.

*Paul R. Clapsaddle*  
Paul R. Clapsaddle, R.S. #6140

Reference deeds shown hereon.

Bearings indicated hereon are based on an assumed meridian with all others based on angles turned.



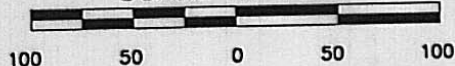
Reference Beginning

PLAT APPROVED

*Charles A. Dodge*



SCALE IN FEET



Paul R. Clapsaddle  
and Associates

REGISTERED ENGINEERS AND SURVEYORS

19019 WEST DARBY ROAD, MARYSVILLE OHIO 43040  
(513) 747-2599  
(800) 745-2599

Paul R. Clapsaddle, P.E., P.S.

FILENAME: RPM2oc97.DWG  
SCALE: 1" = 100'  
DATE: 4/3/97  
Revised 8/27/97

The following described tract of land situated in the State of Ohio, County of Madison, Township of Darby, Village of Plain City, V.M.S. 7758-7830, being part of RPM, an Ohio Partnership's original 24.579 acre tract described in Deed Volume 294, page 380, and being more particularly described as follows:

Beginning for reference at a railroad spike found at the intersection of the centerline of Perry Pike (C.R. #40, 50 feet wide) with the centerline of U.S. Route #42 (60 feet wide);

thence North 03°24'18" East (assumed bearing) 940.87 feet, following said centerline of U.S. Route #42 and east line of said original 24.579 acre tract, passing at 286.87 feet a railroad spike found, to a railroad spike set and marking the place of beginning;

thence North 86°35'42" West 337.05 feet, departing the centerline of U.S. Route #42 and entering said original 24.579 acre tract, passing at 30.00 feet an iron pin set, to an iron pin set;

thence North 03°24'18" East 378.12 feet, passing at 348.12 feet an iron pin set, to a point in the centerline of Sweeney Run and in the north line of said original 24.579 acre tract;

thence South 69°56'11" East 143.53 feet, following the north line of said original 24.579 acre tract and the centerline of Sweeney Run, to a point;

thence South 03°24'18" West 146.98 feet, departing the centerline of Sweeney Run and entering said 24.579 acre tract, passing at 30.19 feet an iron pin found with no cap, thereafter following the west line of a tract under lease to Cellular One as described in Deed Volume 19, page 837, to an iron pin found with no cap;

thence South 86°35'42" East 200.00 feet, following the south line of said leased tract and passing at 40.00 feet an iron pin found with cap marked "CLAPSADDLE RS 6140" at the southwest corner of the Village of Plain City's 0.408 acre tract described in Deed Volume 211, page 82, thereafter following the south line of said 0.408 acre tract and north line of said original 24.579 acre tract, also passing at 170.00 feet an iron pin found with no cap, to a railroad spike found in the centerline of U.S. Route #42.

thence South 03°39'24" West 103.59 feet, following said centerline and east line of said original 24.579 acre tract, to a railroad spike found;

thence South 03°24'18" West 86.41 feet, following said centerline and east line of said original 24.579 acre tract, to the place of beginning, containing 2.000 acres, more or less, and subject to all valid easements and restrictions of record.

The above description was prepared from an actual field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor #6140, during the month of April, 1997. Iron pins set are 5/8" by 30" reinforcing rods with caps marked "CLAPSADDLE R.S. #6140." Bearings indicated hereon are based on an assumed meridian and are to denote angles only.

Subject to the following easement for ingress and egress reserved by Grantor for the benefit of Grantor and its assigns, and also for the benefit of Columbus Cellular Telephone Company. Said easement is specifically described as follows:

The following described ingress-egress easement situated in the State of Ohio, County of Madison, Township of Darby, Village of Plain City, V.M.S. 7758-7830, being part of RPM, Partnership's original 24.579 acre tract described in D.V. 294, page 380, and being more particularly described as follows:

Beginning for reference at a railroad spike found at the intersection of the centerline of Perry Pike (C.R. #40, 50 feet wide) with the centerline of U.S. Route #42 (60'),

thence North 03°24'18" East (assumed bearing) 1027.28 feet, following the centerline of U.S. Route #42, passing at 286.87 feet a railroad spike found and passing at 940.87 feet a railroad spike set, to a railroad spike found,

thence North 03°39'24" East 73.59 feet to a point marking the place of beginning;

thence North 86°35'42" West 199.87 feet to a point;

thence North 03°24'18" East 30.00 feet, to an iron pin found with no cap at the southwest corner of a tract under lease to Cellular One as described in Deed Volume 19, page 837;

thence South 86°35'42" East 200.00 feet, following the south line of said leased tract and passing at 40.00 feet the southwest corner of the Village of Plain City's 0.408 acre tract described in Deed Volume 211, page 82, thereafter following the south line of said 0.408 acre tract and north line of said original 24.579 acre tract, also passing at 170.00 feet an iron pin found with no cap, to a railroad spike found in the centerline of U.S. Route #42;

thence South 03°39'24" West 30.00 feet, following said centerline and east line of said original 24.579 acre tract, to the place of beginning.

The above description was prepared from an actual field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor #6140, during the month of April, 1997. Iron pins set are 5/8" by 30" reinforcing rods with caps marked "CLAPSADDLE R.S. #6140." Bearings indicated hereon are based on an assumed meridian and are to denote angles only.