

WEST JEFFERSON KIOUSVILLE ROAD
(C.R.#22)

OLMSTEAD ROAD (C.R.#51)(50')

REFERENCE DEEDS SHOWN
HEREON.

BEARINGS INDICATED HEREON
ARE BASED ON AN ASSUMED
MERIDIAN WITH ALL OTHERS
BASED ON ANGLES TURNED.



- 6" IRON POST FOUND
- 5/8" IRON PIN SET WITH CAP
MARKED "CLAPSADDLE RS 6140"
- 5/8" IRON PIN FOUND WITH CAP
MARKED "CLAPSADDLE RS 6140"
OR AS NOTED

LOT #1
SOUTHAMPTON
ESTATES III
SLIDE #642
MADISON CO. RECORDER

LOT #2
SOUTHAMPTON
ESTATES III
SLIDE #642
MADISON CO. RECORDER

LOT #3
SOUTHAMPTON
ESTATES III
SLIDE #642
MADISON CO. RECORDER

LOT #4
SOUTHAMPTON
ESTATES III
SLIDE #642
MADISON CO. RECORDER

ROBERT L. BRADFIELD, SR.'S
ORIG. 44.53 ACRE TRACT
D.V. 193, PG. 34

0.904 ACRES

PART OF REBECCA LOU BRADFIELD, NANCY L.
SMITH AND ROBERT L. BRADFIELD, SR.'S ORIG.
44.53 ACRE TRACT DESCRIBED IN D.V. 193
PAGE 34.

PLACE OF
BEGINNING
FOR 0.904
ACRE TRACT
REFERENCE
BEGINNING
FOR DRAINAGE
EASEMENT "A"

PLACE OF
BEGINNING
FOR EASE.
"A"

DRAINAGE
EASEMENT
"A"

DRAINAGE
EASEMENT
"C"

REFERENCE
BEGINNING
FOR DRAINAGE
EASEMENT "B" & "C"
PLACE OF
BEGINNING
FOR 1.272
ACRE TRACT

PLACE OF
BEGINNING
FOR DRAINAGE
EASEMENT "B" & "C"

1.272 ACRES

PART OF ROBERT L. BRADFIELD, SR.'S
AND NANCY L. SMART'S
ORIGINAL 31.512 ACRE
TRACT DESCRIBED IN
D.V. 236, PG. 81

DRAINAGE
EASEMENT
"B"

ROBERT L. BRADFIELD, SR. AND
NANCY L. SMART'S 31.512 ACRES
D.V. 236, PAGE 81

JOHN H. AND BETTY J. KING, ORIGINAL 11.94 ACRE TRACT, D.V. 148, PG. 620

JAMES E. AND LINDA L.
WEBBER, 0.778 ACRES
D.V. 247, PG. 21

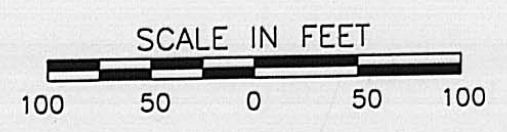
JOHN H. AND BETTY J. KING
ORIGINAL 11.94 ACRES, D.V. 148, PG. 620

SURVEY FOR BOB BRADFIELD

STATE OF OHIO, COUNTY OF MADISON, TOWNSHIP OF JEFFERSON, V.M.S.
8480, BEING PART OF REBECCA LOU BRADFIELD, NANCY L. SMITH, AND
ROBERT L. BRADFIELD, SR.'S ORIGINAL 44.53 ACRE TRACT DESCRIBED
IN DEED VOLUME 193, PAGE 34, AND PART OF ROBERT L. BRADFIELD, SR.
AND NANCY L. SMART'S ORIGINAL 31.512 ACRE TRACT DESCRIBED IN DEED
VOLUME 236, PAGE 81.

I HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL
FIELD SURVEY MADE UNDER MY SUPERVISION AND THAT MONUMENTS
WERE PLACED AS INDICATED.

Paul R. Clapsaddle
PAUL R. CLAPSADDLE R.S. #6140



**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.

FILE NAME: BRADF895
DATE: 10/25/95
SCALE: 1" = 100'
F.B. 10, PG. 50

**1.272 ACRES
MARCH 16, 1996**

The following described tract of land is situated in the State of Ohio, County of Madison, Township of Jefferson, V.M.S. 8480, being part of Nancy L. Smart and Robert L. Bradfield, Sr.'s original 31.512 acre tract described in deed volume 236, page 81, and being more particularly described as follows;

Beginning at a 5/8" iron pin found with cap marked "CLAPSADDLE RS 6140" at the east corner of Lot #3 of Southampton Estates III recorded on Slide #642 of the Madison County Recorder, said Southampton Estates III formerly part of said 31.512 acre tract, said iron pin marking the place of beginning;

thence North 33°49'44" West (assumed bearing) 95.87 feet, following the northeast line of said Lot #3, to an iron pin set in the northwest line of said 31.512 acre tract and in the southeast line of Rebecca Lou Bradfield, Nancy L. Smith and Robert L. Bradfield, Sr.'s original 44.53 acre tract described in deed volume 193, page 34;

thence North 40°08'30" East 422.75 feet, following the northwest line of said 31.512 acre tract and the southeast line of said 44.53 acre tract, to a 6" iron post found in the southwest line of John H. and Betty J. King's original 11.94 acre tract described in deed volume 148, page 620;

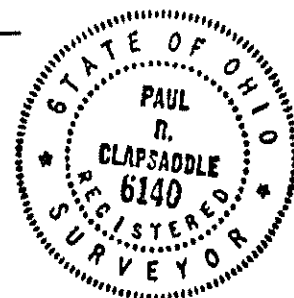
thence South 34°07'09" East 61.29 feet, continuing along the west line of said 11.94 acre tract and the east line of said 31.512 acre tract, to a 5/8" iron pin found with cap marked "survey marker ps 5969" at the west corner of James E. and Linda L. Webber's 0.778 acre tract described in deed volume 247, page 21;

thence South 32°53'54" East 116.00 feet, following the west line of said 0.778 acre tract and the east line of said 31.512 acre tract, to an iron pin set;

thence South 51°11'01" West 406.28 feet, entering said 31.512 acre tract, to the place of beginning, containing 1.272 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 August, 1995. Iron pins set are 5/8" by 30" reinforcing rods with caps marked "CLAPSADDLE, R.S. #6140." Bearings indicated herein are based on an assumed meridian and are to denote angles only.

ATTEST: Paul R. Clapsaddle
Paul R. Clapsaddle, Registered Surveyor #6140
19019 West Darby Road
Marysville, Ohio 43040
(513) 747-2599



0.904 ACRES
MARCH 16, 1996

The following described tract of land is situated in the State of Ohio, County of Madison, Township of Jefferson, V.M.S. 8480, being part of Rebecca Lou Bradfield, Nancy L. Smith and Robert L. Bradfield, Sr.'s original 44.53 acre tract described in deed volume 193, page 34, and being more particularly described as follows;

Beginning at a 5/8" iron pin found with cap marked "CLAPSADDLE RS 6140" at the north corner of Lot #3 of Southampton Estates III recorded on Slide #642 of the Madison County Recorder, said Southampton Estates III formerly part of said 44.53 acre tract, said iron pin marking the place of beginning;

thence North 46°08'39" East (assumed bearing) 414.63 feet, crossing the remainder of said 44.53 acre tract, to an iron pin set in the west line of John H. and Betty J. King's original 11.94 acre tract described in deed volume 148, page 620;

thence South 32°18'17" East 74.62 feet, following the west line of said 11.94 acre tract and the east line of said 44.53 acre tract, to a 6" iron post found at the north corner of Robert L. Bradfield, Sr. and Nancy L. Smart's 31.512 acre tract described in deed volume 236, page 81;

thence South 40°08'30" West 422.75 feet, following the southeast line of said 44.53 acre tract and the northwest line of said 31.512 acre tract, to an iron pin set in the northeast line of said Lot #3;

thence North 33°49'44" West 119.13 feet, following the east line of said Lot #3, to the place of beginning, containing 0.904 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 August, 1995. Iron pins set are 5/8" by 30" reinforcing rods with caps marked "CLAPSADDLE, R.S. #6140." Bearings indicated herein are based on an assumed meridian and are to denote angles only.

ATTEST:

Paul R. Clapsaddle

Paul R. Clapsaddle, Registered Surveyor #6140
19019 West Darby Road
Marysville, Ohio 43040
(513) 747-2599



DRAINAGE EASEMENT "B"
MARCH 16, 1996

The following described tract drainage easement is situated in the State of Ohio, County of Madison, Township of Jefferson, V.M.S. 8480, being over part of Robert L. Bradfield, Sr. and Nancy L. Smart's original 31.512 acre tract described in deed volume 236, page 81, and being more particularly described as follows;

Beginning for reference at a 5/8" iron pin found with cap marked "CLAPSADDLE RS 6140" at the east corner of Lot #3 of Southampton Estates III recorded on Slide #642 of the Madison County Recorder, said Southampton Estates III formerly part of said 31.512 acre tract;

thence North 51°11'01" East (assumed bearing) 228.55 feet, entering said 31.512 acre tract, to a point marking the place of beginning;

thence North 51°11'01" East 10.97 feet to a point;

thence South 63°05'19" East 213.28 feet to a point;

thence North 70°24'30" East 60.24 feet to a point in the northeast line of said 31.512 acre tract and the southwest line of John H. and Betty J. King's original 11.94 acre tract described in deed volume 148, page 620, said point being South 32°53'54" East 215.41 feet, from an iron pin set in the northeast line of said 31.512 acre tract;

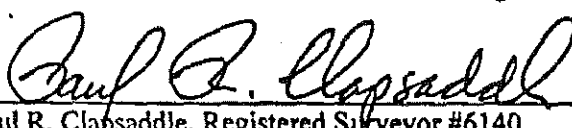
thence South 32°53'54" East 10.28 feet, following the northeast line of said 31.512 acre tract and the southwest line of said 11.94 acre tract, to a point;

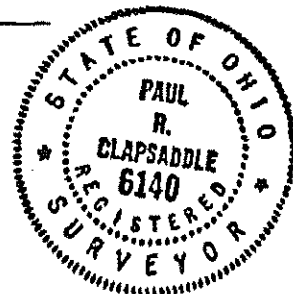
thence South 70°24'30" West 66.90 feet, entering said 31.512 acre tract, to a point;

thence North 63°05'19" West 222.08 feet to the place of beginning. The above described drainage easement is subject to all valid existing 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 August, 1995. Iron pins set are 5/8" by 30" reinforcing rods with caps marked "CLAPSADDLE, R.S. #6140." Bearings indicated herein are based on an assumed meridian and are to denote angles only.

ATTEST:


Paul R. Clapsaddle, Registered Surveyor #6140
19019 West Darby Road
Marysville, Ohio 43040
(513) 747-2599



DRAINAGE EASEMENT "C"
MARCH 16, 1996

The following described tract drainage easement is situated in the State of Ohio, County of Madison, Township of Jefferson, V.M.S. 8480, being over part of Robert L. Bradfield, Sr. and Nancy L. Smart's original 31.512 acre tract described in deed volume 236, page 81, and being more particularly described as follows;

Beginning for reference at a 5/8" iron pin found with cap marked "CLAPSADDLE RS 6140" at the east corner of Lot #3 of Southampton Estates III recorded on Slide #642 of the Madison County Recorder, said Southampton Estates III formerly part of said 31.512 acre tract;

thence North 51°11'01" East (assumed bearing) 228.55 feet, entering said 31.512 acre tract, to a point marking the place of beginning;

thence North 63°05'19" West 43.82 feet, to a point;

thence South 87°55'23" West 114.24 feet to a point;

thence South 58°36'51" West 27.32 feet to a point in the northwest line of said 31.512 acre tract and in the southeast line of Rebecca Lou Bradfield, Nancy L. Smith, and Robert L. Bradfield, Sr.'s original 44.53 acre tract described in deed volume 193, page 34;

thence North 40°08'30" East 31.56 feet, following the northwest line of said 31.512 acre tract and the southeast line of said 44.53 acre tract, to a point;

thence North 87°55'23" East 119.44 feet, entering said 31.512 acre tract, to a point;


thence South 63°05'19" East 50.91 feet, to a point;

thence South 51°11'01" West 10.97 feet to the place of beginning.

The above described drainage easement is subject to all valid existing 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 October, 1995. Iron pins set are 5/8" by 30" reinforcing rods with caps marked "CLAPSADDLE, R.S. #6140." Bearings indicated herein are based on an assumed meridian and are to denote angles only.

ATTEST:


Paul R. Clapsaddle, Registered Surveyor #6140
19019 West Darby Road
Marysville, Ohio 43040
(513) 747-2599

