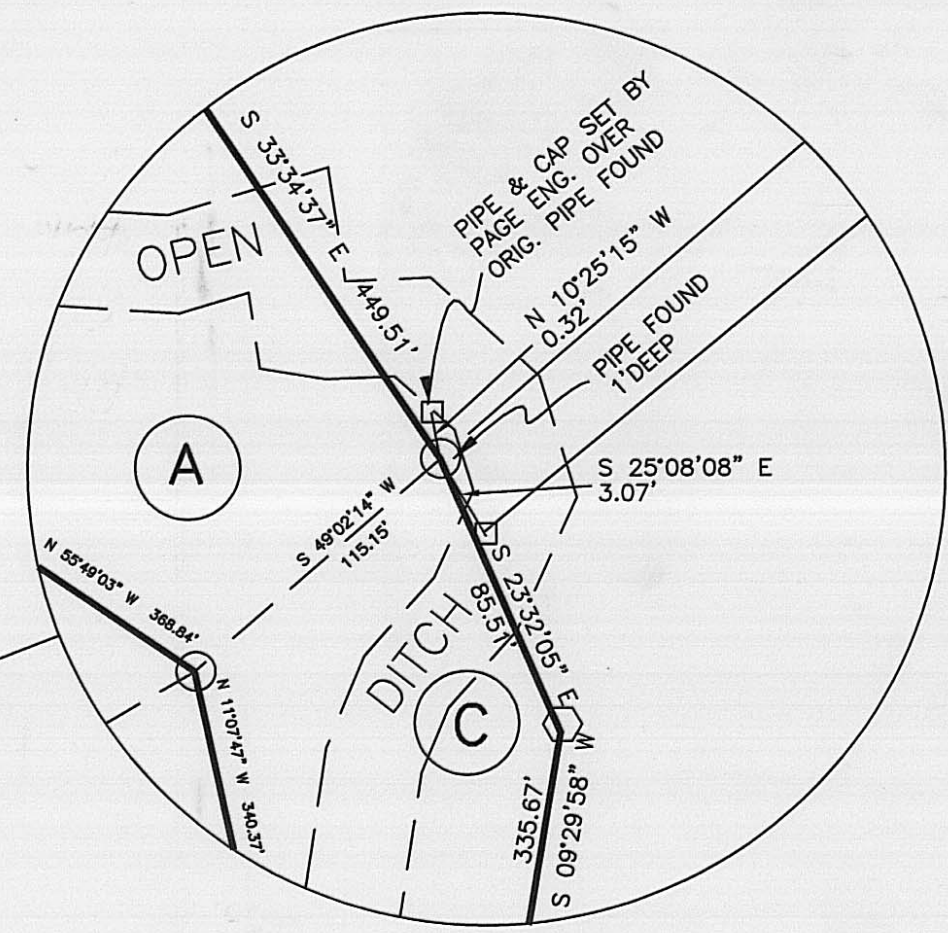
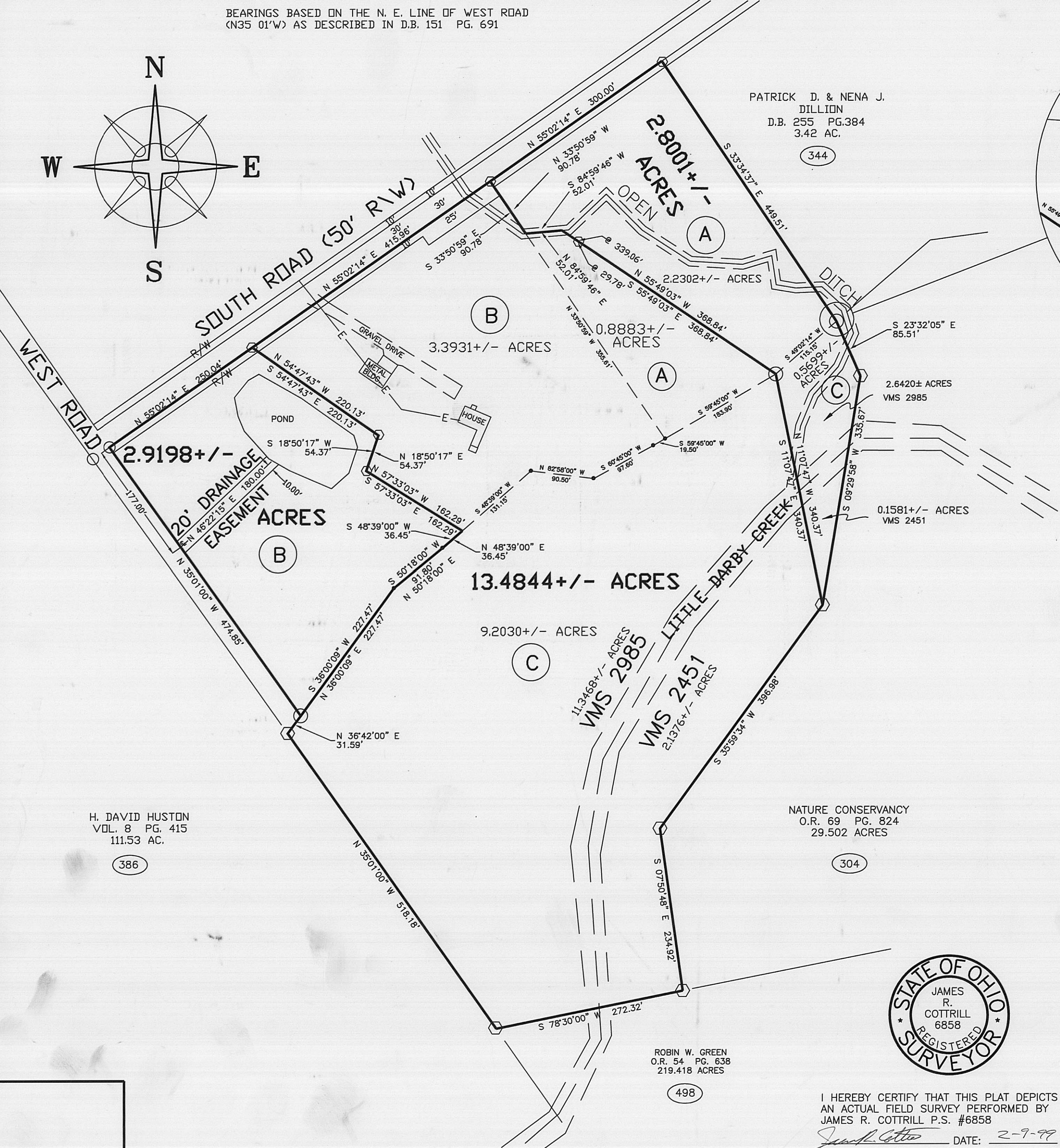
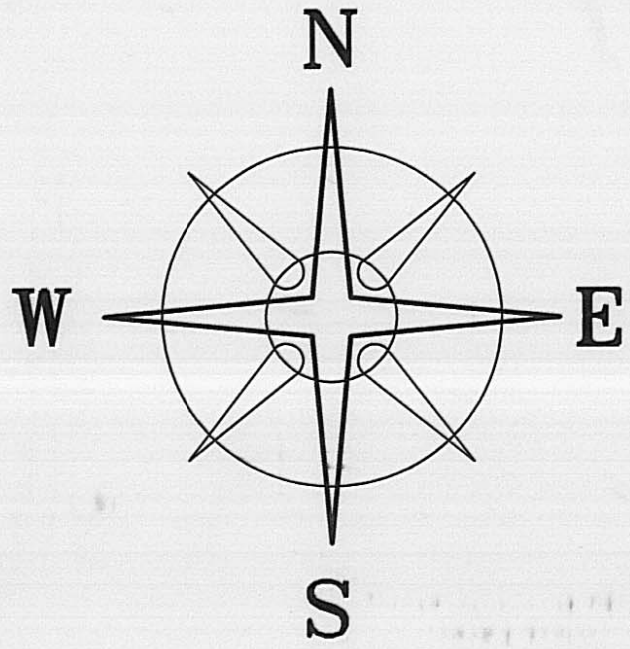


BEARINGS BASED ON THE N. E. LINE OF WEST ROAD  
(N35 01'W) AS DESCRIBED IN D.B. 151 PG. 691



PATRICK D. & NENA J. DILLION  
D.B. 255 PG.384  
3.42 AC.  
344

**DEED REFERENCE**

- (A) WENDELL I. LILLY SR.  
O.R. 44 PG. 925  
3.15 AC. (427)
- (B) WENDELL I. LILLY SR.  
O.R. 44 PG. 925  
6.36 AC. (438)
- (C) WENDELL I. LILLY SR.  
O.R. 44 PG. 925  
9.7729 AC. (1459)

**LEGEND**

- IRON PIPE (FOUND)
- 3/4" IRON PIPE & YELLOW PLASTIC CAP STAMPED "#6034" (FOUND)
- ⬡ 5/8" ⌀ REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)
- ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE NOTED.
- TAX MAP PARCEL NUMBER

H. DAVID HUSTON  
VOL. 8 PG. 415  
111.53 AC.  
386

NATURE CONSERVANCY  
O.R. 69 PG. 824  
29.502 ACRES  
304

ROBIN W. GREEN  
O.R. 54 PG. 638  
219.418 ACRES  
498



I HEREBY CERTIFY THAT THIS PLAT DEPICTS AN ACTUAL FIELD SURVEY PERFORMED BY JAMES R. COTTRILL P.S. #6858

DATE: 2-9-99

REVISED 2-08-99  
REVISED 11-03-98

105/98

**JAMES R. COTTRILL P.S.**

8256 S.R. 207 N.E. MT. STERLING, OHIO 43143 PH. (740) 869-3811

LOT SPLITS, VMS 2985 & 2451,  
JEFFERSON TOWNSHIP, MADISON  
COUNTY, STATE OF OHIO.  
SURVEYED FOR WENDELL LILLY.

DATE DRAWN:  
10-24-98  
JOB # S981015  
F. B. # 20

SCALE : 1" = 100'  
100' 50' 0 100'

CREW: RC., MW  
DWN. BY: RC  
CK. BY:

The following described 13.4844 acre tract is situated in the State of Ohio, Madison County, Jefferson Township, V.M.S. 2985 and 2451, and being part of a 3.15 acre tract, also being part of a 6.36 acre tract and part of a 9.7729 acre tract, all three tracts conveyed to Wendell I. Lilly Sr. by Official Record 44 page 925 and being more particularly described as follows:

Beginning at an iron pin and cap set on the Southeast original right-of-way line of South Road said iron pin and cap is at the northwest corner of said 3.15 acre tract and the northeast corner of said 6.36 acre tract,

Thence, with the line between said tracts South 33 deg. 50 min. 59 sec. East a distance of 90.78 feet, to a point in the centerline of an open ditch;

Thence, with said ditch North 84 deg. 59 min. 46 sec. East a distance of 52.01 feet to a point in said ditch;

Thence, across said 3.15 acre tract South 55 deg. 49 min. 03 sec. East, passing an iron pin and cap set at 29.78 feet, a total distance of 368.84 feet, to an iron pipe found in the north line of said 9.7729 acre tract;

Thence, across said 9.7729 acre tract South 11 deg. 07 min. 47 sec. East a distance of 340.37 feet to an iron pin and cap previously set in the West line of a 29.502 acre tract conveyed to Nature Conservancy by Official Record 69 Page 824;

Thence, with the East line of said tract the following two courses:

- 1) South 35 deg. 59 min. 34 sec. West a distance of 396.98 feet to an iron pin and cap set
- 2) South 07 deg. 50 min. 48 sec. East a distance of 234.92 feet to an iron pin and cap set in the North line of a 219.418 acre tract conveyed to Robin W. Green by Official Record 54 Page 638;

Thence, with said North line South 78 deg. 30 min. 00 sec. West a distance of 272.32 feet to an iron pin and cap set in the East line of a 111.53 acre tract conveyed to H. David Huston by Volume 8 Page 415;

Thence, with said line North 35 deg. 01 min. 00 sec. West a distance of 518.18 feet to an iron pin and cap previously set at the southeast corner of West Road;

Thence, with the South line of West Road North 36 deg. 42 min. 00 sec. East a distance of 31.59 feet to a iron pipe found at the southern most corner of said 6.36 acre tract;

Thence, with the South line of said 6.36 acre tract the following three courses:

- 1) North 36 deg. 00 min. 09 sec. East a distance of 227.47 feet
- 2) North 50 deg. 18 min. 00 sec. East a distance of 91.80 feet
- 3) North 48 deg. 39 min. 00 sec. East a distance of 36.45 feet

Thence, across said 6.36 acre tract the following three new courses:

- 1) North 57 deg. 33 min. 03 sec. West a distance of 162.29 feet to an iron pin and cap set
- 2) North 18 deg. 50 min. 17 sec. East a distance of 54.37 feet to an iron pin and cap set
- 3) North 54 deg. 47 min. 43 sec. West a distance of 220.13 feet to an iron pin and cap set in the original North line of said 6.36 acre tract and the original South line of said South Road;


Thence, with said South line North 55 deg. 02 min. 14 sec. East a distance of 415.96 feet returning to the point of beginning containing 13.4844 acres more or less, of which 3.3931 acres is part of said 6.36 acre tract, 0.8883 acres is part of said 3.15 acre tract, 9.2030 acres is part of said 9.7729 acre tract, also 2.1376 acres is in V.M.S. 2451 and 11.3468 acres is in V.M.S. 2985.

Bearings are based on the Northeast line of West Road (North 35 deg. 01 min. West) as described in Deed Book 151 Page 691;

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 October 24, 1998 by James R. Cottrill registration #6858.

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

The following described 2.9198 acre tract is situated in the State of Ohio, Madison County, Jefferson Township, V.M.S. 2985, and being part of a 6.36 acre tract conveyed to Wendell I. Lilly Sr. by Official Record 44 Page 925 and being more particularly described as follows:

Beginning at an iron pipe found at the intersection of the original southeast line of South Street, and the northeast line of West Street said pipe also being the northwest corner of said 6.36 acre tract;

Thence, with the original South line of South Road and also being the North line of said 6.36 acre tract North 55 deg. 02 min. 14 sec. East a distance of 250.04 feet, to an iron pin and cap set

Thence, across said 6.36 acre tract the following three new courses:

- 1) South 54 deg. 47 min. 43 sec. East a distance of 220.13 feet, to an iron pin and cap set
- 2) South 18 deg. 50 min. 17 sec. West a distance of 54.37 feet to an iron pin and cap set
- 3) South 57 deg. 33 min. 03 sec. East a distance of 162.29 feet to a point in the North line of a 9.7729 acre tract conveyed to Wendell I. Lilly Sr. by Official Record 44 Page 925;

Thence, with said North line the following three courses:

- 1) South 48 deg. 39 min. 00 sec. West a distance of 36.45 feet
- 2) South 50 deg. 18 min. 00 sec. West a distance of 91.80 feet
- 3) South 36 deg. 00 min. 09 sec. West a distance of 227.47 feet to a ¼ inch iron pipe found at the southeast corner of said West Road;


Thence, with the Northeast line of West Road North 35 deg. 01 min. 00 sec. West a distance of 474.85 feet returning to the point of beginning containing 2.9198 acres more or less.

Bearings are based on the Northeast line of West Road (North 35 deg. 01 min. West) as described in Deed Book 151 Page 691;

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 October 24, 1998 by James R. Cottrill registration #6858.

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

The following described 2.8001 acre tract is situated in the State of Ohio, Madison County, Jefferson Township, V.M.S. 2985 and 2451, and being part of a 3.15 acre tract, also being part of a 9.7729 acre tract, both tracts conveyed to Wendell I. Lilly Sr. by Official Record 44 Page 925 and being more particularly described as follows:

Beginning at an iron pin and cap set in the original Southeast line of South Road said iron pin and cap also being the Northwest corner of said 3.15 acre tract and the Northeast corner of a 6.36 acre tract, also conveyed to Wendell I. Lilly Sr. by Official Record 44 Page 925;

Thence, with the original South line of South Road and the North line of said 3.15 acre tract North 55 deg. 02 min. 14 sec. East a distance of 300.00 feet to an iron pin and cap set at the Northwest corner of a 3.42 acre tract conveyed to Patrick D. and Nena J. Dillion by Deed Book 255 Page 384,

Thence, with the Southwest line of said 3.42 acre tract South 33 deg. 34 min. 37 sec. East a distance of 449.51 feet to a ¼ inch iron pipe found corner to said 3.15 acre and 3.42 acre tracts;

Thence, with the East line of a 9.7729 acre tract the following two courses:

- 1) South 23 deg. 32 min. 05 sec. East a distance of 85.51 feet, to an iron pin and cap previously set
- 2) South 09 deg. 29 min. 58 sec. West passing Little Darby Creek a total distance of 335.67 feet to an iron pin and cap set

Thence, across said 9.7729 acre tract North 11 deg. 07 min. 47 sec. West a distance of 340.37 feet to an iron pipe found corner to said 3.15 acre tract and 9.7729 acre tracts

Thence, across said 3.15 acre tract the following two courses:

- 1) North 55 deg. 49 min. 03 sec. West, passing an iron pin and cap set at 339.06 feet, a total distance of 368.84 feet to a point in the centerline of an open ditch
- 2) South 84 deg. 59 min. 46 sec. West a distance of 52.01 feet to a point in the line between said 3.15 acre tract and 6.36 acre tracts

Thence, with said line North 33 deg. 50 min. 59 sec. West a distance of 90.78 feet returning to the point of beginning containing 2.8001 acres more or less, of which 2.2302 acre is part of said 3.15 acre tract and 0.5699 acres is part of said 9.7729 acre tract;

Bearings are based on the Northeast line of West Road (North 35 deg. 01 min. West) as described in Deed Book 151 Page 691;

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 October 24, 1998 by James R. Cottrill registration #6858.

  
James R. Cottrill, P.S.