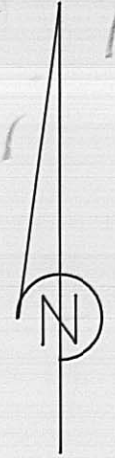


BEARINGS BASED ON THE NORTHEASTERN LINE OF WITBECK'S 197.03 ACRE TRACT (N 39°15'W) AS DESCRIBED IN D.B. 200 PG. 37 RECORDED IN MADISON COUNTY.



COUNTY STONE
FD. NORTH OF
US 40

GLADYS L. ACERMAN
DB 147 PG 480
(MADISON CO.)
DB 433 PG 612
(CLARK CO.)
144.29 AC.

MARY JANE CLINE
D.B. 143 PG. 442
106.98 AC.

WILLIAM H. DLINGER
D.B. 119 PG. 334
151.77 AC.

JOHN W. & VIOLET MASON
D.B. 511 PG. 480
57.25 AC.

18313 AC.
CLARK COUNTY

HAROLD T. & ROSEMARY
MARKLEY
D.B. 247 PG. 871
(MADISON CO.)
D.B. 754 PG. 75
(CLARK CO.)
35.755 AC.

IVORY TERRY
D.B. 264 PG. 585
31.5 AC.

DEED REFERENCES

JOHN W. & VIOLET L. MASON
D.B. 205 PG. 513
74.498 AC. (78.5146 AC. THIS SURVEY)

D.B. 205 PG. 184
63.395 AC. (63.1310 AC. THIS SURVEY)

FAYE GRACE WITBECK
D.B. 200 PG. 37
197.03 AC.

DETAIL "A"

N.T.S.

DETAIL "B"

N.T.S.

DETAIL "C"

N.T.S.



I HEREBY CERTIFY THAT THIS PLAT
DEPICTS AN ACTUAL FIELD SURVEY
PERFORMED BY JAMES R. COTTRILL P.S. #6858
James R. Cottrill DATE 6-20-91

LEGEND

- 3/8" DIA. SOLID IRON PIN (FOUND)
- △ CORNER STONE WITH CUT 'X' (FOUND)
- RAIL ROAD SPIKE (SET)
- 1/2" DIA. IRON PIPE (FOUND)
- ◇ STONE COUNTY MONUMENT
- 5/8" DIA. REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)
- ⊙ 5/8" DIA. REBAR SET OVER 5/8" DIA. SOLID IRON PIN FOUND 1' DEEP

JAMES R. COTTRILL P.S.		
8256 S.R.207 N.E. MT. STERLING, OHIO 43143 PH. (614) 869-3811		
PLAT OF		
141.6455 ACRES, VMS 4214, UNION & SOMERFORD TOWNSHIPS, MADISON COUNTY, & HARMONY TOWNSHIP, CLARK COUNTY, STATE OF OHIO		
DATE:	SCALE: 1"=300'	120-98
6-20-91	300' 150' 0 300'	

Description of 141.6455 Acre Tract

Situated in the State of Ohio, Clark and Madison Counties, Union, Somerford, and Harmony Townships, and being all of a 74.498 acre tract (78.5146 by this survey) conveyed to John W. and Violet L. Mason by Deed Book 205 Page 513 and also being all of a 63.395 acre tract (63.1310 acres by this survey) as described in Deed Book 205 Page 184 also conveyed to John W. and Violet L. Mason by Deed Book 205 Page 184 and being more particularly described as follows:

Beginning at a 5/8 inch diameter rebar set over a 5/8 diameter solid iron pin found 12 inches deep in the centerline of Markley Road (40 foot right-of-way) said iron pin is in the Northeast line of the original 197.03 acre tract conveyed to Fay Grace Whitbeck by Deed Book 200 Page 37 and the Southern most corner of 106.98 acre tract conveyed to Mary Jane Cline by Deed Book 143 Page 442;

Thence, with the Southwest line of said 106.98 acre tract and the Northeast line of original 197.03 acre tract North 39 deg. 15 min. 00 sec. West passing an iron pin and cap set at 20.00 feet and the East corner common to said 74.498 acre and 63.395 acre tracts at 782.66 feet a total distance of 2295.12 feet to a 1/2 inch iron pipe found at the Western most corner of said 106.98 acre tract and the Northern most corner of said 63.395 acre tract said 1/2 inch iron pin is also in the Southeast line of 144.29 acre tract conveyed to Gladys L. Ackerman by Deed Book 147 Page 480 in Madison County and Deed Book 433 Page 612 in Clark County;

Thence, with the Southeast line of said 144.29 acre and the Southeast line of 151.77 acre tract conveyed to William H. Olinger by Deed Book 119 Page 334 in Clark County South 50 deg. 56 min. 11 sec. West passing the Madison-Clark County Line at 357.13 feet and also passing the Southeast corner common to said 144.29 acre tracts and 151.77 acre tract at 440.08 feet a total distance of 1934.20 feet to an iron pin and cap set at the Northern most corner of 57.25 acre tract conveyed to John W. and Violet Mason by Deed Book 511 Page 480;

Thence, with the Northeast line of said 57.25 acre tract South 38 deg. 21 min. 04 sec. East passing said County line at 1198.61 feet a total distance of 1315.06 feet to a corner stone with a cut X on the top found at the Eastern most corner of said 57.25 acre tract and the Western corner common to Mason's 74.498 acre and 63.395 acre tracts said stone bears North 88 deg. 29 min. 54 sec. East a distance of 95.62 feet from a County Stone found at the corners of Somerford and Union Townships in Madison County;

Thence, with the Southeast line of 57.25 acre tract South 49 deg. 44 min. 34 sec. West passing the county line at 157.62 feet a total distance of 632.22 feet to an iron pin and cap set at the North corner of 35.755 acre tract conveyed to Harold T. and Rosemary Markley by Deed Book 247 Page 871 in Madison County and Deed Book 754 Page 75 in Clark County;

Thence, with the Northeast line of said 35.755 acre tract South 41 deg. 39 min. 01 sec. East passing said County Line again at 336.26 feet a total distance of 1651.45 feet a 1/2 inch iron pipe found in the Northwest line of a 31.5 acre tract conveyed to Ivory Terry by Deed Book 264 Page 585;

Thence, with the Northwest line of said 31.5 acre tract the following two courses:

1) North 50 deg. 33 min. 26 sec. East a distance of 588.90 feet to a corner stone with a cut X on top found

2) North 44 deg. 06 min. 39 sec. East passing an iron pin and cap set 693.53 feet a total distance of 719.84 feet to a railroad spike set in the West line of Lot 1 of Justin Knoll as shown on plat recorded in Madison County Slide 559 said spike is also near the centerline of Markley Road ;

Thence, with the following five courses of said Justin Knoll the first two courses not being with Markley Road

1) North 5 deg. 21 min. 54 sec. West a distance of 51.43 feet to an iron pin and cap set

2) North 10 deg. 01 min. 06 sec. East a distance of 199.47 feet to a 1/2 inch iron pipe found in the centerline of Markley Road

3) North 18 deg. 06 min. 18 sec. East with the centerline of Markley Road a distance of 658.56 feet to a 3/8 inch solid iron pin found at an angle point said Markley Road

4) North 41 deg. 42 min. 03 sec. East a distance of 392.48 feet to a 3/8 inch diameter solid iron pin found

5) North 51 deg. 01 min. 17 sec. East passing a 3/8 inch diameter solid iron pin found at 85.85 feet a total distance of 91.92 feet to the point of beginning containing 141.6455 acres more or less of which 23.5271 is in Clark County 118.1184 acres are in Madison County (61.6293 acres are in Somerford Township, 56.4892 acres are in Union Township).

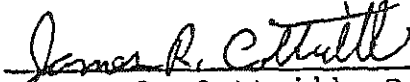
Bearings are based on the Northeast line of Whitbecks 197.03 acre tract (North 39 deg. 15 min. West) as described in Deed Book 200 Page 37 recorded in Madison County.

All as shown on the plat attached and made a part hereof.

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 ate 5/8 inch diameter rebar with yellow plastic caps stamped "Cottrill #6858."

This description is based on a field survey performed June 20, 1991 by James R. Cottrill Registration #6858.


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