

BEARINGS BASED ON THE NORTHEAST LINE
OF MAPLE STREET (N 30°02'17"W) AS
DESCRIBED IN O.R. 21 PG 329.

Q OF CONRAIL RAILROAD (100')

Q MAPLE STREET (60'R/W)

LEASE
APT
OR 0045 PG. 0049
TOWER

STORAGE BLDGS.

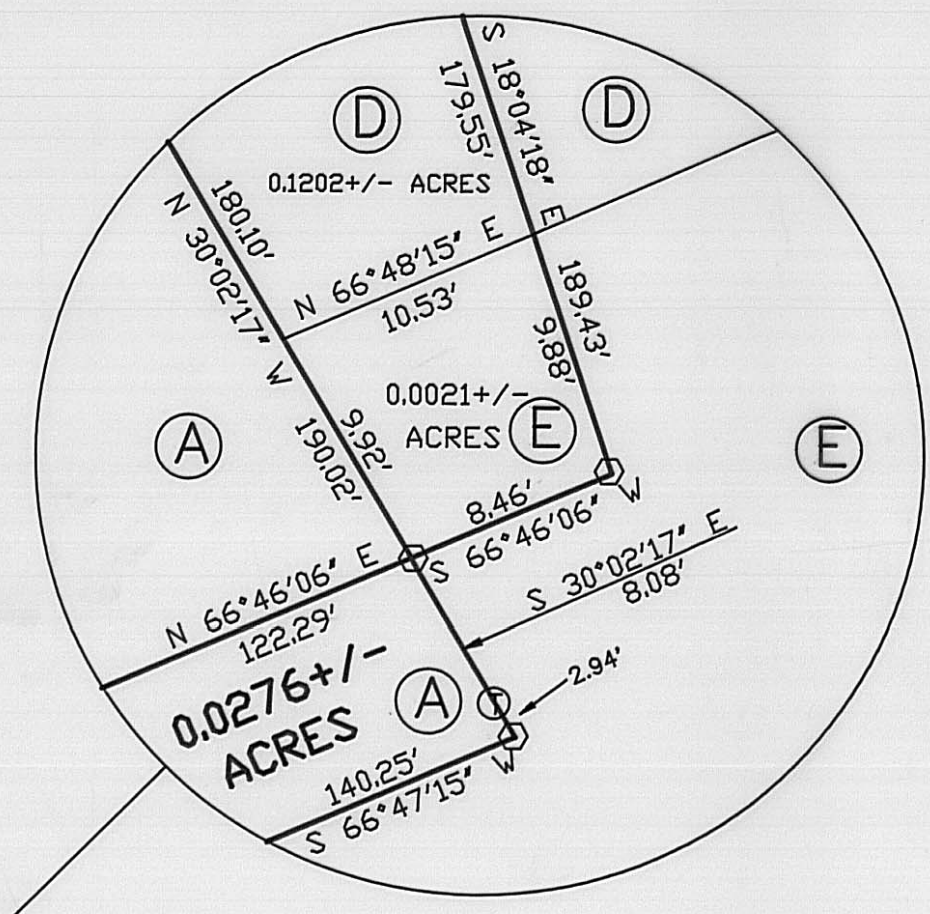
STORAGE BLDGS.

STORAGE BLDGS.

STORAGE BLDGS.

0.1223± ACRES

0.0276± ACRES



DEED REFERENCE

RICHARD MINNER
D.B. 238 PG. 58
0.20 AC.

(A)

(B)

(C)

0.20 AC.

D.B. 238 PG. 531
0.20 AC.

AMTEKO

D.B. 283 PG. 791
1.680 AC.

(D)

AMTEKO INDUSTRIES

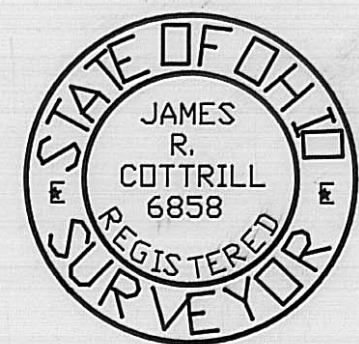
O.R. 21 PG. 329
0.22 AC.
0.1122 ac.

(E)

LEGEND

- △ IRON PIPE & CAP STAMPED 'ZANDE' (FOUND)
- ⊕ 3/4" IRON TEE BAR & CAP (FOUND)
- RAIL ROAD SPIKE
- 5/8" ϕ REBAR & YELLOW PLASTIC CAP STAMPED 'COTTRILL 6858' (SET)

ALL MONUMENTS FOUND OR SET ARE IN GOOD
CONDITION UNLESS OTHERWISE NOTED.



JAMES R. COTTRILL P.S.
8256 S.R. 207 N.E. MT. STERLING, OHIO 43143 PH. (614) 869-3811

0.1223± & 0.0276± ACRES,
CITY OF LONDON, MADISON CO.
STATE OF OHIO.
SURVEYED FOR RICHARD MINNER

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

DATE: 10-14-97

DATE DRAWN: 10-14-97	SCALE: 1" = 30'	CREW: JJ, EM.
JOB # S971003	30' 15' 0 30'	DWN. BY: RC
F. B. # FILE		CK. BY:

Description of 0.1223 acre tract
Surveyed for Richard Minner

The following described 0.1223 acre tract is situated in the State of Ohio, Madison County, City of London, and being part of a 1.680 acre tract conveyed to Amteko by Deed Book 283 Page 791 also being part of a 0.22 acre tract conveyed to Amteko Industries by Official Record 21 Page 329 and being more particularly described as follows:

Beginning at iron pin and cap previously set at the Northeast corner of a 0.20 acre tract conveyed to Richard Minner by Deed Book 238 Page 531 said iron pin and cap is in the southeast right-of-way line of Conrail (100 foot right-of-way) and bears North 66 deg. 47 min. 15 sec. East a distance of 140.25 feet from an iron pin and cap previously set at the northwest corner of said 0.20 acre tract being the intersection of the East right-of-way line of Maple Street (60 foot right-of-way) with the southeast right-of-way line of Conrail;

Thence, with said point of beginning with the southeast line of Conrail North 66 deg. 47 min. 15 sec. East a distance of 48.02 feet to a iron pipe and cap stamped Zande found at the northwest corner of leased area to ATP by Official Record 45 Page 49;

Thence, across said 1.680 acre tract and 0.22 acre tracts South 18 deg. 04 min. 18 sec. East, passing a iron pipe and cap stamped Zande found at 50.02 feet also passing the line between said tracts at 179.55 feet, a total distance of 189.43 feet to an iron pin and cap set

Thence, continuing with a new line across said 0.22 acre tract South 66 deg. 46 min. 06 sec. West a distance of 8.46 feet to an iron pin and cap set in the East line of a 0.20 acre tract conveyed to Richard Minner by Deed Book 238 Page 58;

Thence, with the East line of said 0.20 acre tract and also the East line of a 0.20 acre tract also conveyed to Richard Minner by Deed Book 238 Page 58 also the East line of a 0.20 acre tract also conveyed to Richard Minner by Deed Book 238 Page 531 North 30 deg. 02 min. 17 sec. West, passing the eastern corner common to said tracts 0.20 and 0.20 acre tracts at 57.92 feet, also passing the east corner common to said 0.20 and 0.20 acre tracts at 123.92 feet, a total distance of 190.02 feet returning to the point of beginning containing 0.1223 acres more or less, of which 0.1202 acres is part of said 1.680 acre tract and 0.0021 acres is part of said 0.22 acre tract;

Bearings are based on the Northeast line of Maple Street (North 30 deg. 02 min. 17 sec. West) as described in Official Record 21 Page 329.

The here-in-above described 0.1223 acre tract is to become part of contingent to Richard Minner's three 0.20 acre tracts.

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 Oct. 14, 1997 by James R. Cottrill registration #6858.

James R. Cottrill

Description of 0.0276 acre tract
Surveyed for Richard Minner

The following described 0.0276 acre tract is situated in the State of Ohio, Madison County, City of London, and being part of a 0.20 acre tract conveyed to Richard Minner by Deed Book 238 Page 58 and being more particularly described as follows:

Beginning at a railroad spike previously set at the southwest corner of said 0.20 acre tract said railroad spike is also being corner to a 0.1122 acre tract conveyed to Amteko Industries by Official Record 21 Page 329 said railroad spike being the the Northeast line of Maple Street (60 foot right-of-way)

Thence, with said right-of-way line North 30 deg. 02 min. 17 sec. West a distance of 16.97 feet to an iron pin and cap set

Thence, across said 0.20 acre tract the following two courses:

- 1) South 88 deg. 12 min. 24 sec. East a distance of 20.98 feet to an iron pin and cap set
- 2) North 66 deg. 46 min. 06 sec. East a distance of 122.29 feet to an iron pin and cap set in the line between said 0.20 acre and 0.22 acre tracts;

Thence, with said line the following two courses:

- 1) South 30 deg. 02 min. 17 sec. East passing a T bar and cap found at 5.14 feet, a total distance of 8.08 feet to an iron pin and cap set
- 2) South 66 deg. 47 min. 15 sec. West a distance of 140.25 feet returning to the point of beginning containing 0.0276 acres more or less.

The here in above described 0.0276 acres is to become part of an contingent to Amteko Industries 0.1122 acre tract.

Bearings are based on the Northeast line of Maple Street (North 30 deg. 02 min. 17 sec. West) as described in Official Record 21 Page 329.

The here-in-above described 0.1223 acre tract is to become part of contingent to Richard Minner's three 0.20 acre tracts.

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 July 22, 1997 by James R. Cottrill registration #6858.


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