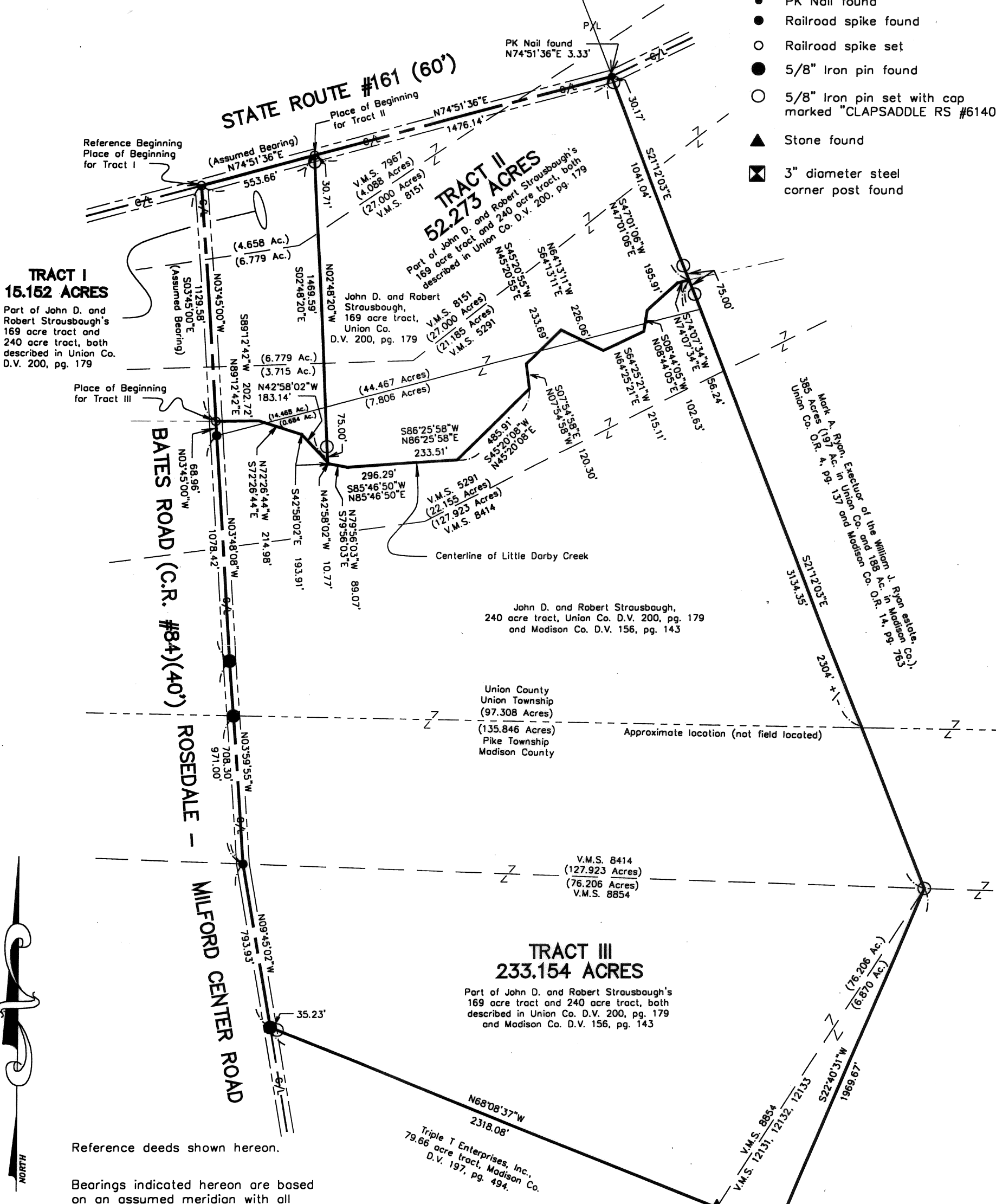


# SURVEY FOR ROBERT STRAUSBAUGH

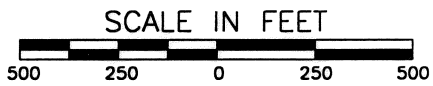
State of Ohio, Counties of Union and Madison, Townships of Union and Pike, V.M.S. 7967, V.M.S. 8151, V.M.S. 5291, V.M.S. 8414, V.M.S. 8854, and V.M.S. 12131, 12132 & 12133, and being part of John D. and Robert Strausbaugh's 169 acre tract and all of their 240 acre tract described in Union Co. Deed Volume 200, page 179, and Madison County Deed Volume 156, page 143.

- PK Nail found
- Railroad spike found
- Railroad spike set
- 5/8" Iron pin found
- 5/8" Iron pin set with cap marked "CLAPSADDLE RS #6140"
- ▲ Stone found
- ⊠ 3" diameter steel corner post found



Reference deeds shown hereon.

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



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



**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: Stros198.dwg  
Scale: 1" = 500'  
Date: 1/19/98

The following described tract of land is situated in the State of Ohio, Counties of Union and Madison, Townships of Union and Pike, VMS 5291, VMS 8414, VMS 8854, and VMS 12131 - 12132 - 12133, being part of John D. and Robert Strausbaugh's 169 acre tract and 240 acre tract both described in Union County Deed Volume 200, page 179, and Madison County Deed Volume 156, page 143, and being more particularly described as follows:

Beginning for reference at a railroad spike set at the intersection of the centerline of State Route #161 (60 feet wide) with the centerline of Bates Road (C.R. #84, 40 feet wide), said railroad spike being at an angle point in the west line of said 169 acre tract:

thence **South 03°45'00" East (assumed bearing) 1129.58 feet**, following the centerline of Bates Road and entering said 169 acre tract, to a railroad spike set over the centerline of Little Darby Creek, said railroad spike marking the **place of beginning**;

thence **North 89°12'42" East 202.72 feet**, departing from the centerline of Bates Road and the west line of said 169 acre tract, following the centerline of Little Darby Creek, to a point;

thence **South 72°26'44" East 214.98 feet**, continuing along the centerline of Little Darby Creek, to a point;

thence **South 42°58'02" East 193.91 feet**, continuing along the centerline of Little Darby Creek, to a point;

thence **South 79°56'03" East 89.07 feet**, continuing along the centerline of Little Darby Creek, to a point;

thence **North 85°46'50" East 296.29 feet**, continuing along the centerline of Little Darby Creek, to a point;

thence **North 86°25'58" East 233.51 feet**, continuing along the centerline of Little Darby Creek, to a point;

thence **North 45°20'08" East 485.91 feet**, continuing along the centerline of Little Darby Creek, to a point;

thence **North 07°54'58" West 120.30 feet**, continuing along the centerline of Little Darby Creek, to a point;

thence **North 45°20'55" East 233.69 feet**, continuing along the centerline of Little Darby Creek, to a point;

thence **South 64°13'11" East 226.06 feet**, continuing along the centerline of Little Darby Creek, to a point;

thence **North 64°25'21" East 215.11 feet**, continuing along the centerline of Little Darby Creek, to a point;

thence **North 08°44'05" East 102.63 feet**, continuing along the centerline of Little Darby Creek, to a point;

thence **North 47°01'06" East 195.91 feet**, continuing along the centerline of Little Darby Creek, to a point;

thence **North 74°07'34" East 56.24 feet**, continuing along the centerline of Little Darby Creek, to a point in the southwest line of Mark A. Ryan, executor of the William J. Ryan estate's 385 acre tract (197 Acres in Union County and 188 Acres in Madison County) described in Union County Official Record Volume 4, page 137, and in Madison County Official Record Volume 14, page 763, said point also being in the northeast line of said 169 acre tract;

thence **South 21°12'03" East 3134.35 feet**, following the southwest line of said 385 acre tract, the northeast line of said 169 acre tract, and the northeast line of said 240 acre tract, passing at 75.00 feet an iron pin set, entering Madison County at approximately 2304 feet, to an iron pin set in the south line of VMS 8414, and at the northeast corner of VMS 8854 and at the northwest corner of VMS 12131-12132-12133;

thence **South 22°40'31" West 1969.67 feet**, following the westerly line of said 385 acre tract and the easterly line of said 240 acre tract, entering said VMS 12131-12132-12133, to a 3" diameter steel corner post found at the northeast corner of Triple T Enterprises, Inc.'s 79.66 acre tract described in Madison County Deed Volume 197, page 494;

thence **North 35°04'59" West 359.25 feet**, following the northerly line of said 79.66 acre tract and the southerly line of said 240 acre tract, to a stone found;

thence **North 68°08'37" West 2318.08 feet**, following the northerly line of said 79.66 acre tract and the southerly line of said 240 acre tract, passing at 2282.85 feet an iron pin set, to a 5/8" iron pin found in the centerline of Rosedale - Milford Center Road;

thence **North 09°45'02" West 793.93 feet**, following the centerline of Rosedale - Milford Center Road and the westerly line of said 240 acre tract, to a railroad spike found;

thence **North 03°59'55" West 971.00 feet**, following the centerline of Rosedale - Milford Center Road and the westerly line of said 240 acre tract, passing at 708.30 feet a 5/8" iron pin found in the north line of Madison County and in the south line of Union County, said iron pin being the northernmost terminus of Rosedale - Milford Center Road and the

southernmost terminus of Bates Road, following the centerline of Bates Road thereafter, to a 5/8" iron pin found;

thence **North 03°48'08" West 1078.42 feet**, following the centerline of Bates Road and the westerly line of said 240 acre tract, to a railroad spike found at the southwest corner of said 169 acre tract;

thence **North 03°45'00" West 68.96 feet**, following the centerline of Bates Road and the westerly line of said 169 acre tract, to the **place of beginning, containing 233.154 acres**, more or less, and subject to all valid easements and restrictions of record.

Of the above described 233.154 acre tract, 97.308 acres are within Union County, Union Township, and 135.846 acres are within Madison County, Pike Township. Of the above described 233.154 acre tract, 22.155 acres are within VMS 5291, 127.923 acres are within VMS 8414 (75.153 acres within Union County, 52.77 acres within Madison County), 76.206 acres are within VMS 8854, and 6.870 acres are within VMS 12131-12132-12133;

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 January 1998. Iron pins set are 5/8" by 30" reinforcing rods with caps marked "CLAPSADDLE RS #6140." Bearings indicated hereon are based on an assumed meridian and are to denote angles only.

ATTEST:

*Paul R. Clapsaddle*

Paul R. Clapsaddle, RS #6140  
19019 West Darby Road  
Marysville, Ohio 43040  
(937) 747-2599

