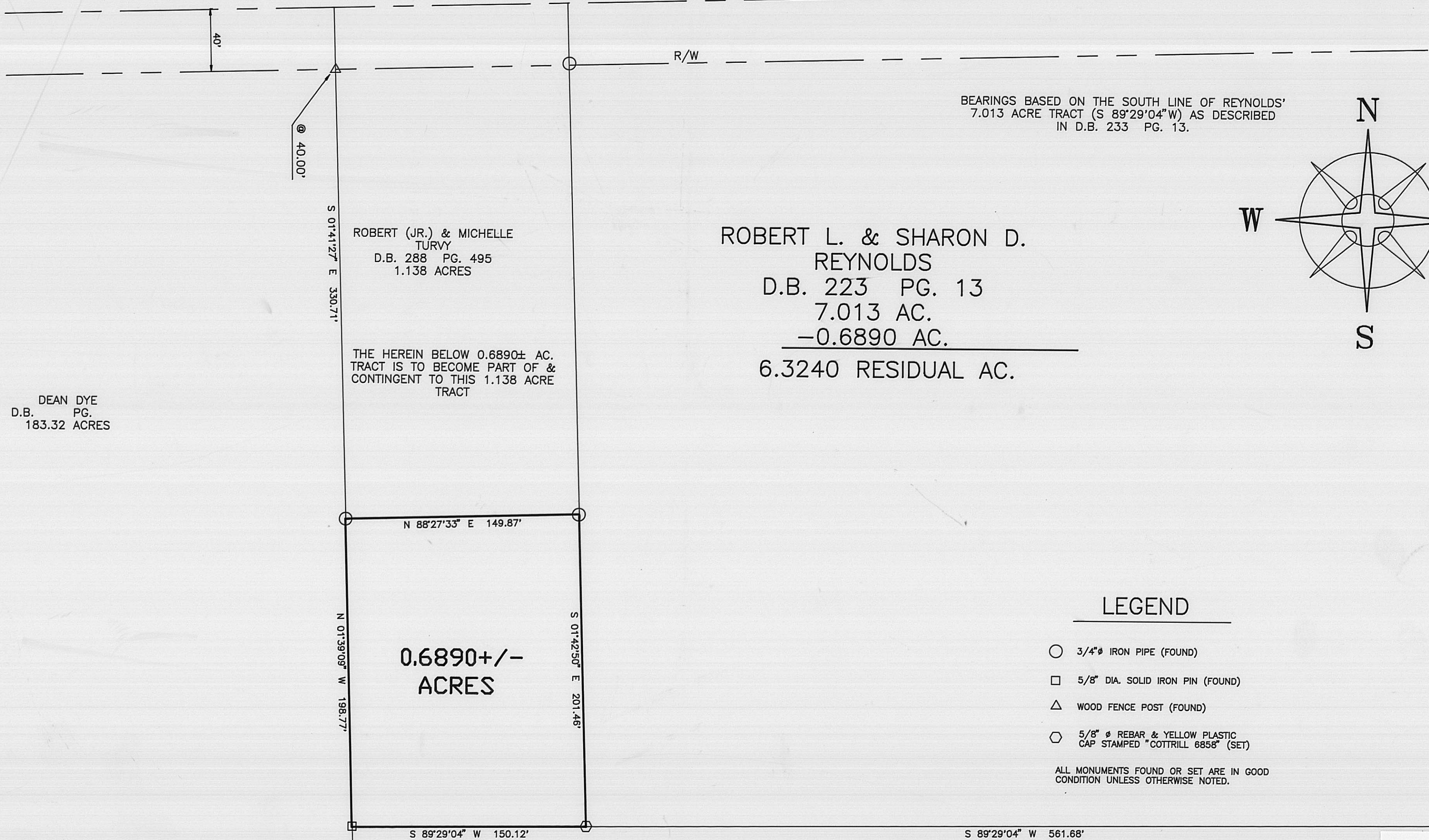
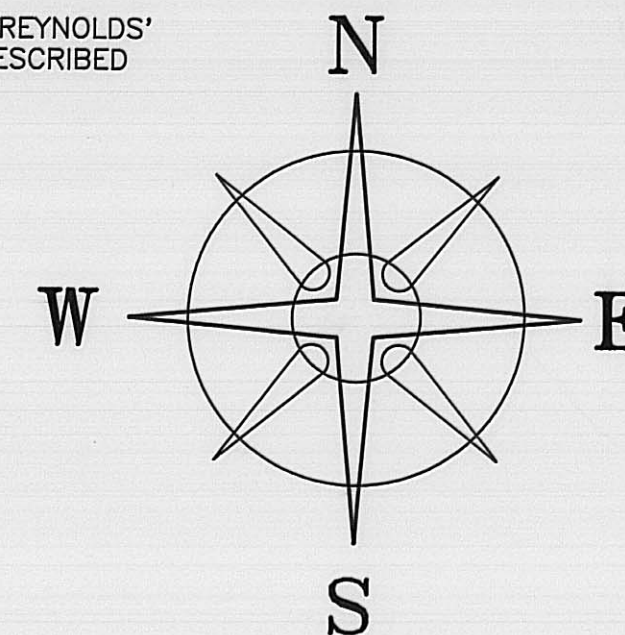


☉ OF EAST BOUND LANE OF U.S. 40



BEARINGS BASED ON THE SOUTH LINE OF REYNOLDS' 7.013 ACRE TRACT (S 89°29'04\"W) AS DESCRIBED IN D.B. 233 PG. 13.



ROBERT (JR.) & MICHELLE TURVY
D.B. 288 PG. 495
1.138 ACRES

ROBERT L. & SHARON D. REYNOLDS
D.B. 223 PG. 13
7.013 AC.
-0.6890 AC.
6.3240 RESIDUAL AC.

THE HEREIN BELOW 0.6890± AC. TRACT IS TO BECOME PART OF & CONTINGENT TO THIS 1.138 ACRE TRACT

0.6890+/- ACRES

DEAN DYE
D.B. PG. 183.32 ACRES

MARGARET ROBERTS
D.B. 227 PG. 640
104.128 ACRES

LEGEND

- 3/4" IRON PIPE (FOUND)
- 5/8" DIA. SOLID IRON PIN (FOUND)
- △ WOOD FENCE POST (FOUND)
- ⊙ 5/8" REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)

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

75/98



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

James R. Cottrill DATE: 6-5-98

JAMES R. COTTRILL P.S.

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

0.6890± ACRES, VMS 8374/8792, DEER CREEK TOWNSHIP, MADISON COUNTY, STATE OF OHIO. SURVEYED FOR ROB TURVY.

DATE DRAWN: 5-29-98
JOB #S980516
F. B. # 19

SCALE: 1" = 50'
50' 25' 0 50'

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

The following described 0.6890 acre tract is situated in the State of Ohio, Madison County, Deercreek Township, V.M.S. 8374/8792 and being part of a 7.013 acre tract conveyed to Robert L. and Sharon D. Reynolds by Deed Book 223 Page 13 and being more particularly described as follows:

Beginning at point in the centerline of the East bound lane of U.S. 40 said point being the Northwest corner of a 1.138 acre tract conveyed to Robert (Jr.) And Michelle Turvy by Deed Book 288 Page 495 said point also being the northeast corner of a 183.32 acre tract conveyed to Dean Dye by Deed Book____Page_____;

Thence, with the West line of said Turvy's 1.138 acre tract South 01 deg. 41 min. 27 sec. East, passing a wood fence post found a 40.00 feet, a total distance of 330.71 feet to a 3/4 inch iron pipe found at the southwest corner of said Turvy's 1.138 acre tract also being the true point of beginning;

Thence, with the South of said 1.138 acre tract North 88 deg. 27 min. 33 sec. East a distance of 149.87 feet to a 3/4 inch iron pipe found at the southeast corner of said 1.138 acre tract;

Thence, across said 7.013 acre tract South 01 deg. 42 min. 50 sec. East a distance of 201.46 feet to a point in the north line of a 104.128 acre tract conveyed to Margaret Roberts by Deed Book 227 Page 640;

Thence, with said North line South 89 deg. 29 min. 04 sec. West a distance of 150.12 feet to a 5/8 inch diameter solid iron pin found at the southwest corner of said 7.013 acre tract also being in the East line of said Dye's 183.32 acre tract;

Thence, with the line between said tracts North 01 deg. 39 min. 09 sec. West a distance of 198.77 feet returning to the true of beginning containing 0.6890 acres more or less.

The here-in-above described 0.6890 acre tract is to become part of a contingent to Turvy's 1.138 acre tract.

Bearings are based on the South line of Reynold's 7.013 acre tract (South 89 deg. 29 min. 04 sec. West) as described in Deed Book 233 Page 13.

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 May 29, 1998 by James R. Cottrill registration # 6858.