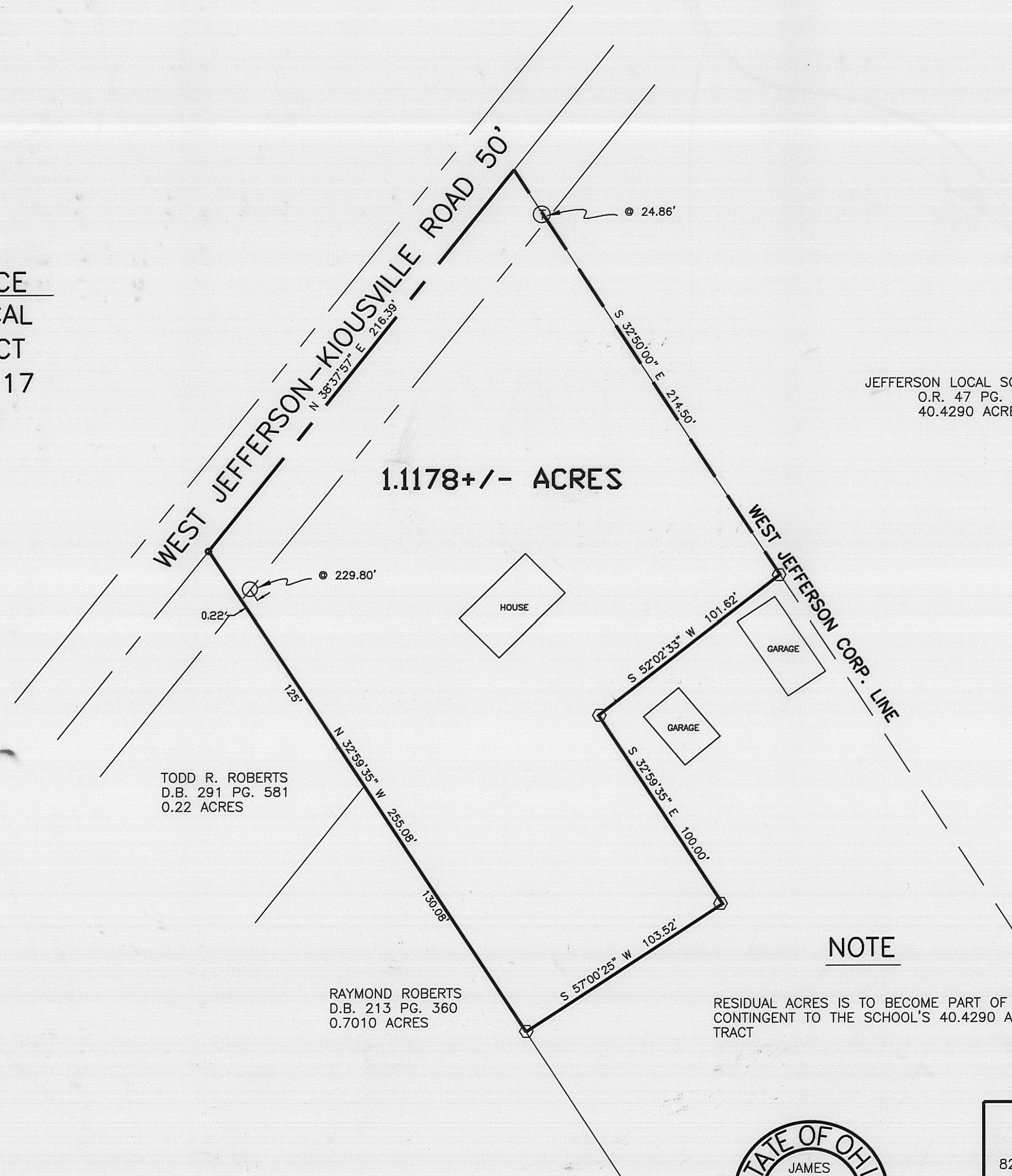


BEARINGS BASED ON N.E. LINE OF SAID 7.73 AC. TRACT (S32°50'E) AS DESCRIBED IN O.R. 47 PG. 1117

DEED REFERENCE
JEFFERSON LOCAL
SCHOOL DISTRICT
O.R. 47 PG. 1117
7.730 ACRES

JEFFERSON LOCAL SCHOOL DISTRICT
O.R. 47 PG. 1117
40.4290 ACRES



TODD R. ROBERTS
D.B. 291 PG. 581
0.22 ACRES

RAYMOND ROBERTS
D.B. 213 PG. 360
0.7010 ACRES

NOTE

RESIDUAL ACRES IS TO BECOME PART OF AND CONTINGENT TO THE SCHOOL'S 40.4290 ACRE TRACT

LEGEND

- Ⓣ 3/4" IRON TEE BAR & CAP (FOUND)
- P K NAIL (FOUND)
- ⊕ 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)

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



I HEREBY CERTIFY THAT THIS PLAT DEPICTS AN ACTUAL FIELD SURVEY PERFORMED BY JAMES R. COTTRILL P.S. #6858
James R. Cottrill DATE: 7-15-98

JAMES R. COTTRILL P.S.

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

SURVEY OF 1.1178± ACRES, VMS 8480,
JEFFERSON TOWNSHIP, MADISON COUNTY,
STATE OF OHIO.
SURVEYED FOR MICHELLE ANDERS

| | | |
|------------------------|------------------|--------------|
| DATE DRAWN: 7-10-98 | SCALE : 1" = 40' | CREW: JJ, MW |
| JOB # S980706 | 40' 20' 0 40' | DWN. BY: JJ |
| F. B. # 19 | | CK. BY: |

The following described 1.1178 acre tract is situated in the State of Ohio, Madison County, Jefferson Township, V.M.S. 8480, and being part of a 7.730 acre tract conveyed to the Jefferson Local School District by Official Record 47 Page 1117 and being more particularly described as follows:

Beginning at a PK nail found in the centerline of West Jefferson-Kiousville Road (50 foot right-of-way) said PK nail being at the northwest corner of said 7.730 acre tract, also being the northern most corner of a 0.22 acre tract conveyed to Todd R. Roberts by Deed Book 291 Page 581;

Thence, with the centerline of West Jefferson-Kiousville Road North 38 deg. 37 min. 57 sec. East a distance of 216.39 feet to the northwest corner of a 40.4290 acre tract conveyed to Jefferson Local School District by Official Record 47 Page 1117 said point also being corner to the corporation of the Village of West Jefferson;

Thence, with said corporation line and the line between said 40.4290 and 7.730 acre tract South 32 deg. 50 min. 00 sec. East a distance of 214.50 feet, to an iron pin and cap set in said line;

Thence, across said 7.730 acre tract the following three courses:

- 1) South 52 deg. 02 min. 33 sec. West a distance of 101.62 feet to an iron pin and cap set
- 2) South 32 deg. 59 min. 35 sec. East a distance of 100.00 feet to an iron pin and cap set
- 3) South 57 deg. 00 min. 25 sec. West a distance of 103.52 feet, to an iron pin and cap set in the north east line of 0.7010 acre tract conveyed to Raymond Roberts by Deed Book 213 Page 360;

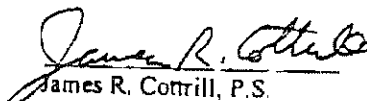
Thence, with said northeast line also the northeast line of said Roberts 0.22 acre tract, North 32 deg. 59 min. 35 sec. West, passing the eastern corner common to said tracts at 130.08 feet, also passing an iron pipe found 0.22 feet right-of-line of 229.80 feet, a total distance of 255.08 feet returning to the point of beginning containing 1.1178 acres more or less.

Bearings are based on the northeast line of said 7.730 acre tract (South 32 deg. 50 min. East) as described in Official Record 47 Page 1117.

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

This description is based on a field survey performed July 10, 1998 by James R. Cottrill registration #6858.


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