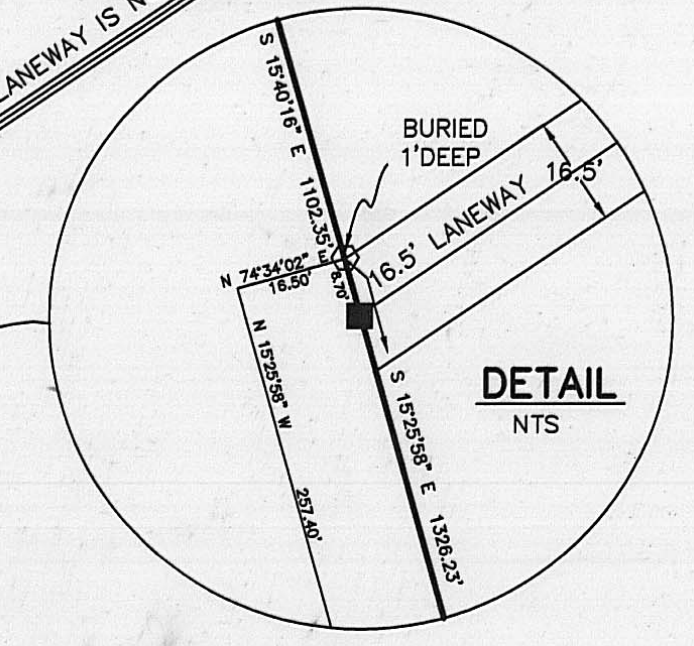
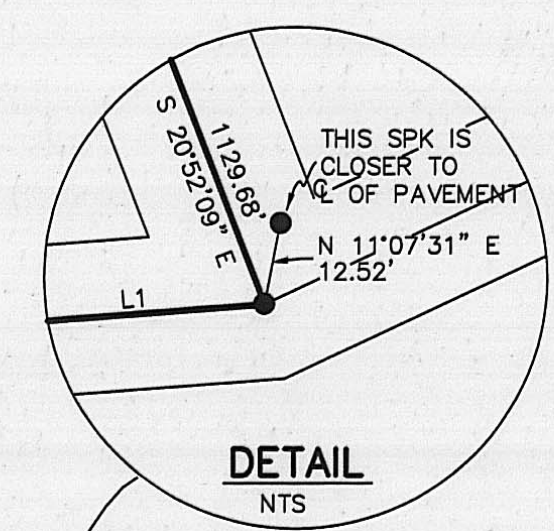
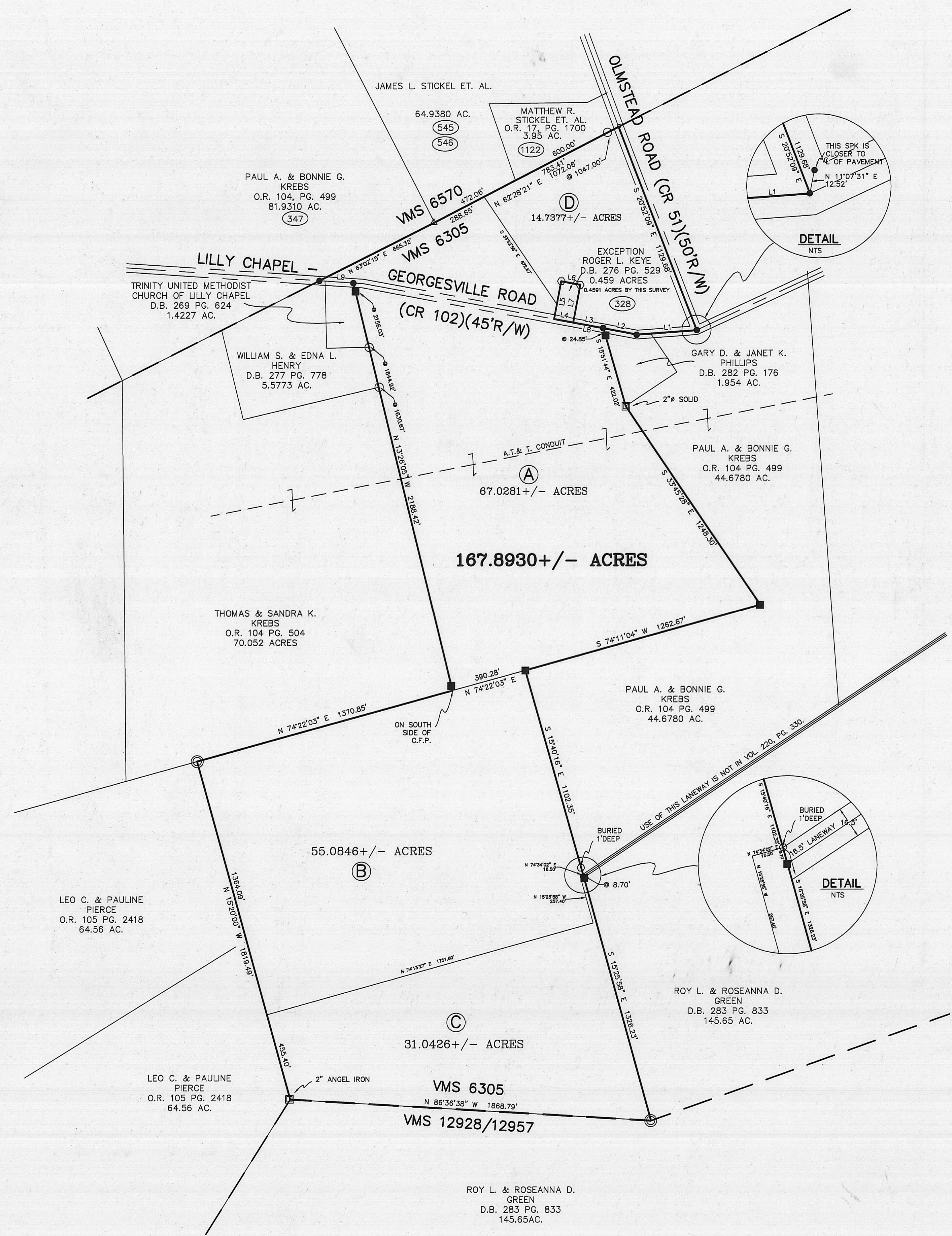


BEARINGS BASED ON THE WEST LINE OF KEYE'S 54.9 ACRE TRACT (N15°20'W) AS DESCRIBED IN D.B. 220, PG. 330.



DEED REFERENCE

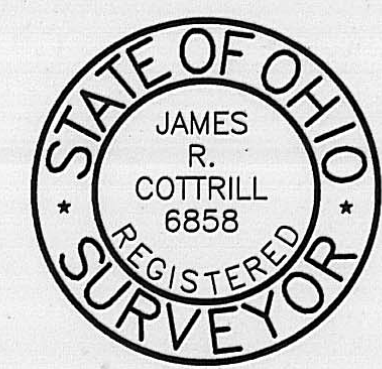
ROGER L. KEYE ET.AL.
D.B. 220 PG. 330

- (A) 67.141 ACRES (322)
- (B) 54.9 ACRES (323)
- (C) 30.85 ACRES (324) (325)
- (D) 14.671 ACRES (326)

LEGEND

- ☒ MAG NAIL (SET)
- IRON FENCE POST (FOUND)
- 18" SQ. CONCRETE FENCE POST (FOUND)
- IRON PIPE (FOUND)
- ⊙ 10" WOOD FENCE POST (FOUND)
- IRON PIN (FOUND)
- △ RECORD CORNER STONE (FOUND)
- RAIL ROAD SPIKE (FOUND)
- P K NAIL (FOUND)
- 5/8" REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)
- ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE NOTED.
- TAX MAP PARCEL NUMBER

LINE	BEARING	DISTANCE
L1	S 85°40'58" W	307.21'
L2	N 79°09'43" W	179.56'
L3	N 79°22'05" W	158.30'
L4	N 79°22'05" W	100.00'
L5	N 10°37'55" E	200.00'
L6	S 79°22'05" E	100.00'
L7	S 10°37'55" W	200.00'
L8	S 79°22'05" E	158.30'
L9	N 85°54'29" W	173.74'



I HEREBY CERTIFY THAT THIS PLAT DEPICTS AN ACTUAL FIELD SURVEY PERFORMED BY JAMES R. COTTRILL P.S. #6858
DATE: 12-11-00

JAMES R. COTTRILL P.S.
8256 S.R. 207 NE MT. STERLING, OHIO 43143 PH. (740) 869-3811

PLAT OF
167.8930± ACRES, VMS 6305,
FAIRFIELD TOWNSHIP, MADISON COUNTY, STATE OF OHIO.
SURVEYED FOR DARWIN B. KEYE

DATE DRAWN: 11-30-00	SCALE: 1" = 300' 300' 150' 0' 300'	CREW: MW, JB
JOB#S001113		DWN. BY: RC
F.B. # 26		CK. BY:

122-2000

Description of a 167.8930 acre tract
Surveyed for Darwin B. Keye

The following described 167.8930 acre tract is situated in the State of Ohio, Madison County, Fairfield Township, V.M.S. 6305 and being all a 67.141, 54.9, 30.85, and 14.671 acre tract all tracts conveyed to Roger L. Keye Et. Al by Deed Book 220 Page 330 and being more particularly described as follows:

Beginning at a rail road spike (found) at the centerline intersection of Olmstead Road (County Road 51) (50 foot right-of-way) with the centerline of Lilly Chapel - Georgesville Road (County Road 102) (45 foot right-of-way) said spike is also at the southeast corner of said 14.671 acre tract and bears South 11 deg. 07 min. 31 sec. West a distance of 12.52 feet from a rail road spike (found) representing the centerline of the pavement of said roads

Thence, with the centerline of Lilly Chapel - Georgesville Road the following tow courses:

- 1.) South 85 deg. 40 min. 58 sec. West a distance of 307.21 feet to a rail road spike (found)
- 2.) North 79 deg. 09 min. 43 sec. West a distance of 179.56 feet to a rail road spike (found) at the northwest corner of a 1.954 acre tract conveyed to Gary D. and Janet K. Phillips by Deed Book 282 Page 176

Thence, with west line of said 1.954 acre tract South 15 deg. 51 min. 44 sec. East passing a 18" square concrete fence post (found) at 24.85 feet a total distance of 422.02 feet to a 2" diameter iron fence post (found) at the southwest corner of said 1.954 acre tract also being corner to a 44.6780 acre tract conveyed to Paul A. and Bonnie G. Krebs by Official Record 104 Page 499

Thence, with said 44.6780 acre tract the following three courses:

- 1.) South 33 deg. 45 min. 28 sec. East a distance of 1248.30 feet to a 18" square concrete fence post (found)
- 2.) South 74 deg. 11 min. 04 sec. West a distance of 1262.67 feet to a 18" square concrete fence post (found)
- 3.) South 15 deg. 40 min. 16 sec. East a distance of 1102.35 feet to an iron pin and cap set (buried 1' deep) at the northwest corner of a 16.5 foot lane way said iron pin and cap also being at the northeast corner of said 30.85 acre tract

Thence, with the east line of said 30.85 acre tract South 15 deg. 25 min. 58 sec. East passing a 18" square concrete fence post (found) at the northwest corner of a 145.65 acre tract conveyed to Roy L. and Roseanna D. Green by Deed Book 283 Page 833 at 8.70 feet a total distance of 1326.23 feet to 10" diameter wood fence post (found) at the southeast corner of said 30.85 acre tract and in the line between V.M.S. 6305 and 12928/12957

Thence, with said V.M.S. line and the north line of said 145.65 acre tract North 86 deg. 36 min. 38 sec. West a distance of 1868.79 feet to a 2" angel iron fence post (found) in the southeast corner of 64.56 acre tract conveyed to Leo C. and Pauline Pierce by Official Record 105 page 2418

Thence, with the east line of said 64.56 acre tract North 15 deg. 20 min. 00 sec. West (being the bases of bearing of this survey) passing the western corner common to said 30.85 and said 54.9 acre tracts at 455.40 feet a total distance of 1819.49 feet to a 10" diameter wood fence post (found) in the south line of a 70.052 acre tract conveyed to Thomas and Sandra K. Krebs by Official Record 104 Page 504

Thence, with said 70.052 acre tract North 74 deg. 22 min. 03 sec. East a distance of 1370.85 feet to a point of the south line of a 18" square concrete fence post (found)

1

Thence, with the east line of said 70.052 acre tract North 13 deg. 26 min. 05 sec. West passing a iron pipe (found) at the southeast corner of a 5.5773 acre tract conveyed to William S. and Edna L. Henry by Deed Book 277 Page 778 at 1630.67 feet also passing a iron pipe (found) at the southeast corner of a 1.4227 acre tract conveyed to Trinity United Methodist Church of Lilly Chapel by Deed Book 269 Page 624 at 1844.92 feet also passing a 18" square concrete fence post (found) at 2156.03 feet a total distance of 2188.42 feet to a rail road spike (found) in the centerline of Lilly Chapel - Georgesville Road

Thence, with said centerline North 85 deg. 54 min. 29 sec. West a distance of 173.74 feet to a rail road spike (found) at the southern corner of a 81.9310 acre tract conveyed to Paul A. and Bonnie G. Krebs by Official Record 104 Page 499

Thence, with the southeast line of said 81.9310 acre tract North 63 deg. 02 min. 15 sec. East a distance of 665.32 feet to a corner stone (found) at the southern corner of a 64.9380 acre tract conveyed to James L. Stickel Et. Al.

Thence, continuing with the southeast line of said 64.9380 acre tract North 62 deg. 28 min. 21 sec. East passing the southwest corner of a 3.95 acre tract conveyed to Matthew R. Stickel Et. Al. by Official Record 17 Page 1700 at 472.06 feet also passing an iron pipe (found) at 1047.00 feet a total distance of 1072.06 feet to a PK nail (found) in the centerline of Olmstead Road

Thence, with said centerline South 20 deg. 52 min. 09 sec. East a distance of 1129.68 feet returning to the point of beginning containing 168.3521 more or less acres of which 67.0281 acres is all of said 67.141 acre tract, 55.0846 acres is all of said 54.9 acre tract, 31.0426 acres is all of said 30.85 acre tract, and 14.7377 acres is all of said 14.671 acre tract

With the exception of a 0.459 acre tract situated in the State of Ohio, Madison County, Fairfield Township, V.M.S. 6305 and being all of a 0.459 acre tract conveyed to Roger L. Keye by Deed Book 276 Page 529 and being more particularly described as follows:

Beginning at a rail road spike (found) at the centerline intersection of Olmstead Road (County Road 51) (50 foot right-of-way) with the centerline of Lilly Chapel - Georgesville Road (County Road 102) (45 foot right-of-way) said spike is also at the southeast corner of said 14.671 acre tract and bears South 11 deg. 07 min. 31 sec. West a distance of 12.52 feet from a rail road spike (found) representing the centerline of the pavement of said roads

Thence, with the centerline of Lilly Chapel - Georgesville Road the following three courses:

- 1.) South 85 deg. 40 min. 58 sec. West a distance of 307.21 feet to a rail road spike (found)
- 2.) North 79 deg. 09 min. 43 sec. West a distance of 179.56 feet to a rail road spike (found) at the northwest corner of a 1.954 acre tract conveyed to Gary D. and Janet K. Phillips by Deed Book 282 Page 176
- 3.) North 79 deg 22 min. 05 sec. West a distance of 158.30 feet to a mag nail set to the true point of beginning

Thence, continuing with said centerline North 79 deg. 22 min. 05 sec. West a distance of 100.00 feet to a mag nail set

Thence, with said 14.671 acre tract the following three courses:

- 1.) North 10 deg. 37 min. 55 sec. East a distance of 200.00 feet to an iron pin and cap set
- 2.) South 79 deg. 22 min. 05 sec. East a distance of 100.00 feet to an iron pin and cap set

3.) South 10 deg. 37 min. 55 sec. West a distance of 200.00 feet to a mag nail set in the centerline of Lilly Chapel - Georgesville Road returning to the true point of beginning containing 0.4591 more or less acres by this survey

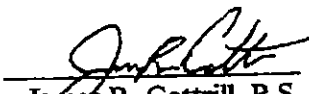
Total acreage in this survey after exception is 167.8930 more or less acres

Bearings are based on the west line of Keye's 54.9 acre tract (North 15 deg. 20 min. West) as described in Deed Book 220 Page 330

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 November 30, 2000 by James R. Cottrill registration #6858. (Job # S001113)


James R. Cottrill, P.S.