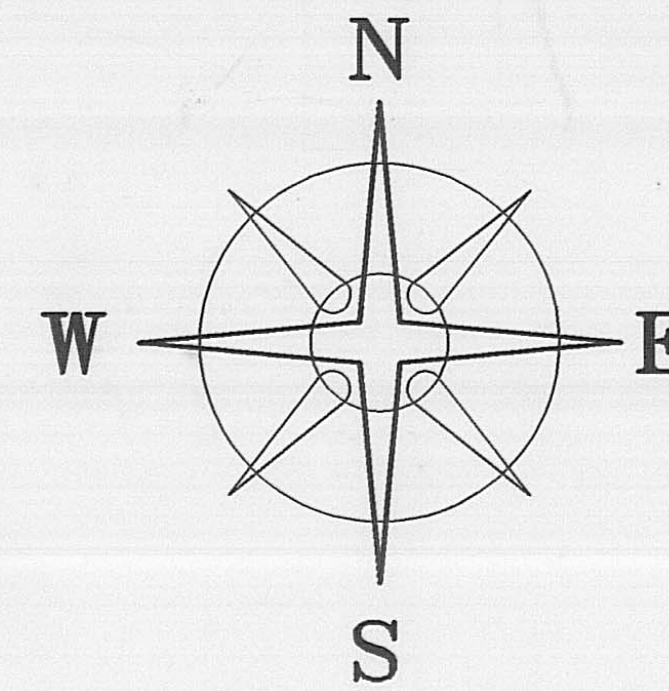
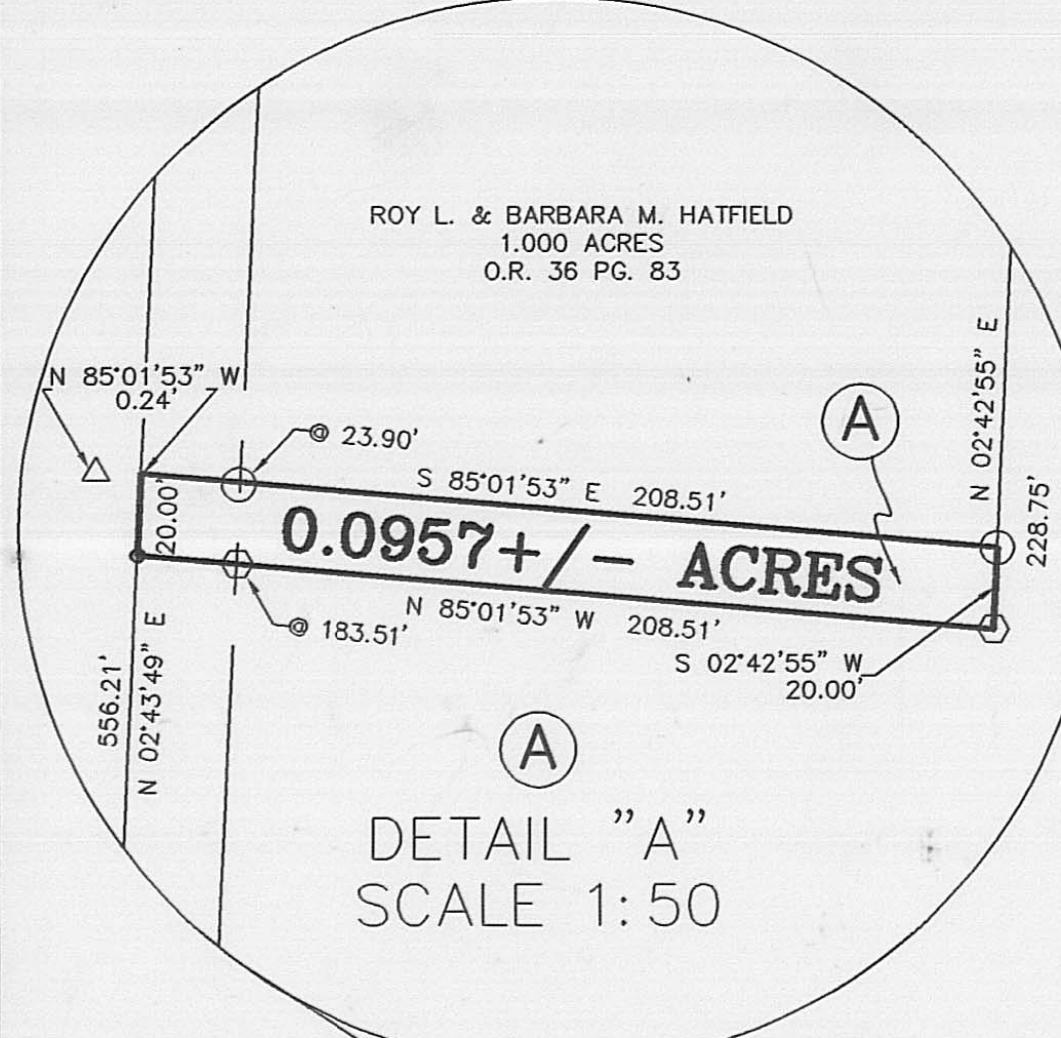


BEARINGS ARE BASED ON THE NORTH LINE OF MAST'S  
60.69 ACRE TRACT (PARCEL TWO) (N 85° W)  
AS DESCRIBED IN VOL. 213 PG. 23



**DEED REFERENCE**

0.0957± ACRE TRACT IS TO BECOME PART OF AND  
CONTINGENT TO HATFIELD'S 1.000 ACRE TRACT.

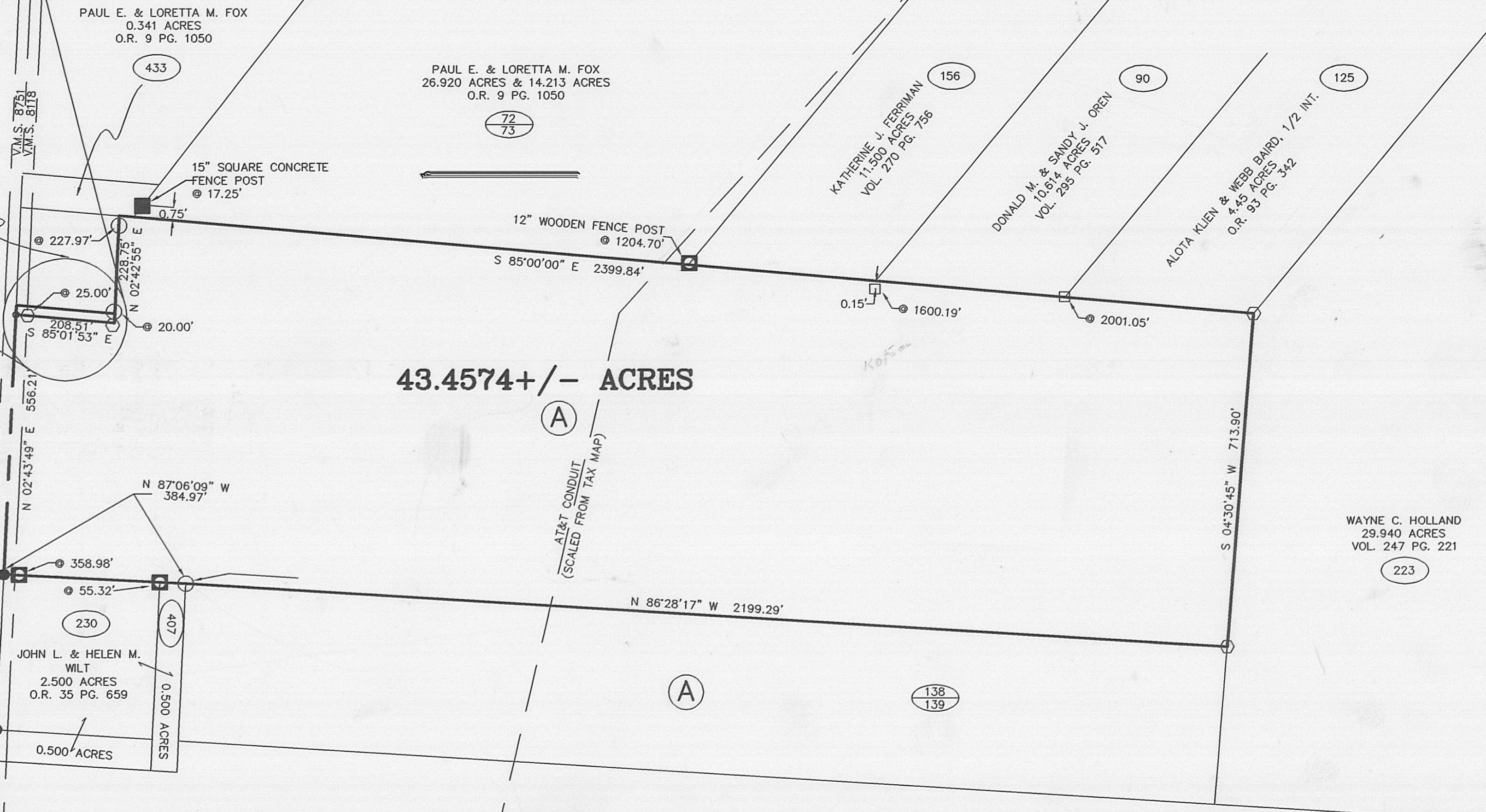


DETAIL "A"  
SCALE 1:50

VAN WAGENER RD. (48' R/W) (C - 84)

43.4574± ACRES

DEED REFERENCE  
JOHN & SARAH MAST  
60.69 ACRES  
(PARCEL TWO)  
VOL. 213 PG. 23



**LEGEND**

- 6"  $\phi$  WOODEN FENCE POST
- 5/8"  $\phi$  REBAR (FOUND)
- 3/4"  $\phi$  IRON PIPE (FOUND)
- △ 1/2"  $\phi$  IRON PIN (FOUND)
- RAIL ROAD SPIKE (FOUND)
- MAGNETIC NAIL (SET)
- 5/8"  $\phi$  REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)

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

○ TAX MAP PARCEL NUMBER



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

*James R. Cottrill* DATE: 12-20-99

6-2000

**JAMES R. COTTRILL P.S.**

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

0.0957± ACRE & 43.4574 ACRES,  
V.M.S. 8118, OAK RUN TOWNSHIP,  
MADISON COUNTY, STATE OF OHIO,  
SURVEYED FOR JOHN MAST

DATE DRAWN: 12/15/99	SCALE : 1"=200' 200' 100' 0 200'	CREW: EM, MW, JB
JOB #S991209		DWN. BY: EM
F. B. #24		CK. BY: JRC



The following described 43.4574 acre tract is situated in the State of Ohio, Madison County, Oak Run Township, V.M.S. 8118 and being part of a 60.69 acre tract (parcel two) conveyed to John and Sarah Mast by Volume 213 Page 23 and being more particularly described as follows;

Beginning at a rail road spike (found) in the centerline of Van Wagener Road (48 foot right-of-way) (County Road 84) said rail road spike being at the northwest corner of a 2.500 acre tract conveyed to John L. and Helen M. Wilt Official Record 35 Page 659

Thence, with the centerline of Van Wagener Road North 02 deg. 43 min. 49 sec. East a distance of 556.21 feet to a mag nail set in said centerline

Thence, across said 60.69 acre tract South 85 deg. 01 min. 53 sec. East passing an iron pin and cap set at 25.00 feet a total distance of 208.51 feet to an iron pin and cap set

Thence, continuing with the new line across said 60.69 acre tract North 02 deg. 42 min. 55 sec. East passing a 5/8" rebar (found) at the southeast corner of a 1.000 acre tract conveyed to Roy L. and Barbara M. Hatfield by Official Record 36 Page 83 at 20.00 feet and continuing along the east line of said 1.000 acre tract passing another 5/8" rebar (found) at 227.97 feet a total distance of 228.75 feet to a point in the south line of a 0.341 acre tract conveyed to Paul E. and Loretta M. Fox by Official Record 9 Page 1050

Thence, with the north line of said 60.69 acre tract South 85 deg. 00 min. 00 sec. East passing a 15" concrete fence post (found) 0.75 feet left of line at 17.25 feet and the southwest corner of a 26.920 acre tract conveyed to Paul E. and Loretta M. Fox by Official Record 9 Page 1050 also passing a 12" wood fence post (found) at the southwest corner of a 11.500 acre tract conveyed to Katherine J. Ferriman by Volume 270 Page 756 at 1204.70 feet also passing an iron pin (found) at the southwest corner of a 10.614 acre tract conveyed to Donald M and Sandy J. Oren by Volume 295 Page 517 0.15 right of line at 1600.19 feet, also passing a 3/4" iron pin (found) at the southwest corner of a 4.45 acre tract conveyed to Alota Klien and Webb Baird by Official Record 93 Page 342 at 2001.05 feet a total distance of 2399.84 feet to an iron pin and cap set corner to a 29.940 acre tract conveyed to Wayne C. Holland by volume 247 Page 221

Thence, with the west line of said 29.940 acre tract South 04 deg. 30 min. 45 sec. West a distance of 713.90 feet to an iron pin and cap set

Thence, with the new line across said 60.69 acre tract North 86 deg. 28 min. 17 sec. West a distance of 2199.29 feet to a 5/8" rebar (found) at the northeast corner of a 0.500 acre tract conveyed to John L. and Helen M. Wilt by Official Record 35 Page 659

Thence, with the north line of said 0.500 and said Wilt's 2.500 acre tract North 87 deg. 06 min. 09 sec. West passing a 6" dia. wood fence post (found) at the northern corner common to said 0.500 and said 2.500 acre tract at 55.32 feet also passing a 6" dia. wood fence post (found) at 358.98 feet a total distance of 384.97 feet returning to the point of beginning containing 43.4574 more or less acres

Bearings are based on the north line of said Mast's 60.69 acre tract (parcel two) (North 85 deg. West) as described in Volume 213 Page 23

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 December 15, 1999 by James R. Cottrill registration #6858.

Handwritten notes: 3, 0.0957, CS

Description of a 0.0957 acre tract  
Surveyed for John Mast

The following described 0.0957 acre tract is situated in the State of Ohio, Madison County, Oak Run Township, V.M.S. 8118 and being part of a 60.69 acre tract (parcel two) conveyed to John and Susan Mast by Volume 213 Page 23 and being more particularly described as follows, SARAH

Beginning at point in the centerline of Van Wagener Road (48 foot right-of-way) (County Road 84) said point being the southwest corner of 1.000 acre tract conveyed to Roy L. and Barbara M. Hatfield by Official Record 36 Page 83 said point also being corner to said 60.69 acre tract said point bears South 85 deg. 01 min. 53 sec. East a distance of 0.24 feet from an iron pin (found)

Thence, with the south line of said 1.000 acre tract South 85 deg. 01 min. 53 sec. East passing a 5/8" rebar (found) at 23.90 feet a total distance of 208.51 feet to 5/8" rebar (found) at southeast corner of said 1.000 acre tract

Thence, across 60.69 acre tract the following two new courses:

- 1.) South 02 deg. 42 min. 55 sec. West a distance of 20.00 feet to an iron pin and cap set
- 2.) North 85 deg. 01 min. 53 sec. West being parallel to south line of said 1.000 acre tract passing an iron pin and cap set at 183.51 a total distance of 208.51 feet to mag nail set in the centerline of Van Wagener Road

Thence, with said centerline North 02 deg. 43 min. 49 sec. East a distance of 20.00 feet returning to the point of beginning containing 0.0957 more or less acres the here-in-above described 0.0957 acres is to become part of and contingent to Hatfield's 1.000 acre tract

Bearings are based on the north line of said Mast 60.69 acre tract (North 85 deg. West) as described in Volume 213 Page 23

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 December 15, 1999 by James R. Cottrill registration #6858.

  
James R. Cottrill, P.S.