



TERRY J. WASSMUTH
O.R. 98, PG. 2486
9.45 AC.

80

BEARINGS BASED ON THE S.W. LINE OF BAUERLE'S 50.17 ACRE TRACT (S 36°30'E) AS DESCRIBED IN VOL. 108, PG. 1968.

0.3423± ACRES
N 53°05'05" E 378.18'
S 53°05'05" W 367.27'

DEED REFERENCE
WILLIAM C. & EMILY P.
BAUERLE (TRUSTEES)
O.R. 108, PG. 1968
50.17 AC.
(6 AC. IN VMS 4125)

31

NOTE

THE HERE-IN-ABOVE DESCRIBED 0.3423± AC. TRACT IS TO BECOME PART OF AND CONTINGENT TO WILLIAMSON'S 30.750 ACRE TRACT.

JAMES R. & JANN R.
WILLIAMSON
VOL. 265, PG. 183
30.750 ACRES

377
378
379

ROAD
R/W
VMS 5198
VMS 4125
(40'R/W)
(CR 110)

LEGEND

- IRON PIPE (FOUND)
 - ⊕ 3/4" IRON TEE BAR & CAP (FOUND)
 - DIA. SOLID IRON PIN (FOUND)
 - △ RECORD CORNER STONE (FOUND)
 - RAIL ROAD SPIKE
 - MAG NAIL (SET)
 - ⬡ 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

71/00



I HEREBY CERTIFY THAT THIS PLAT DEPICTS AN ACTUAL FIELD SURVEY PERFORMED BY JAMES R. COTTRILL P.S. #6858
James R. Cottrill DATE: 6-27-00

JAMES R. COTTRILL P.S.

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

0.3423± ACRES, VMS 4125,
SOMERFORD TOWNSHIP,
MADISON COUNTY, OHIO.
SURVEYED FOR JIM WILLIAMSON.

DATE DRAWN: 6-9-00	SCALE : 1" = 50' 50' 25' 0 50'	CREW: MW, JB, TW
JOB #S000605		DWN. BY: RC
F. B. # 25		CK. BY:

Description of a 0.3423 acre tract
Surveyed for Jim Williamson

The following described 0.3423 acre tract is situated in the State of Ohio, Madison County, Somerford Township, V.M.S. 4125 and being part of a 50.17 acre tract conveyed to William C. and Emily P. Bauerle (Trustees) by Official Record 108 Page 1968 and being more particularly described as follows:

Beginning at a corner stone (found) at the western most corner said 50.17 acre tract also being the northern most corner of a 30.750 acre tract conveyed to James R. and Jann R. Williamson by Volume 265 Page 183 said corner stone is also in the southeast line of a 9.45 acre tract conveyed to Terry J. Wassmuth by Official Record 98 Page 2486

Thence, with said southeast line North 53 deg. 05 min. 05 sec. East passing an iron pin and cap set at 352.18 feet a total distance of 378.18 feet to a rail road spike set in the centerline of Arbuckle Road (County Road 110) (40 foot right-of-way)

Thence, with said centerline and a new line across said 50.17 acre tract South 21 deg. 15min. 54 sec. East a distance of 41.54 feet to a mag nail set in said centerline

Thence, continuing with a new line across said 50.17 acre tract and leaving said Arbuckle Road South 53 deg. 05 min. 05 sec. West being parallel to a the first course passing an iron pin and cap set at 25.00 feet a total distance of 367.27 feet to an iron pin and cap set in the line between said 50.17 and said 30.750 acre tracts

Thence, with said line North 36 deg. 30 min. 00 sec. West a distance of 40.00 feet returning to the point of beginning containing 0.3423 more or less acres

The here-in-above described 0.3423 acre tract is to become part of and contingent to Williamson's 30.750 acre tract

Bearings are based on the southwest line of Bauerle's 50.17 acre tract (South 36 deg. 30 min. East) as described in Volume 108 Page 1968

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 June 09, 2000 by James R. Cottrill registration #6858.


James R. Cottrill, P.S.