



Scale 1" = 200'  
April 26, 2001

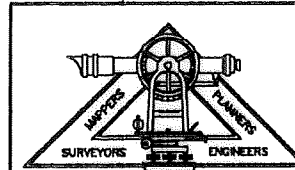
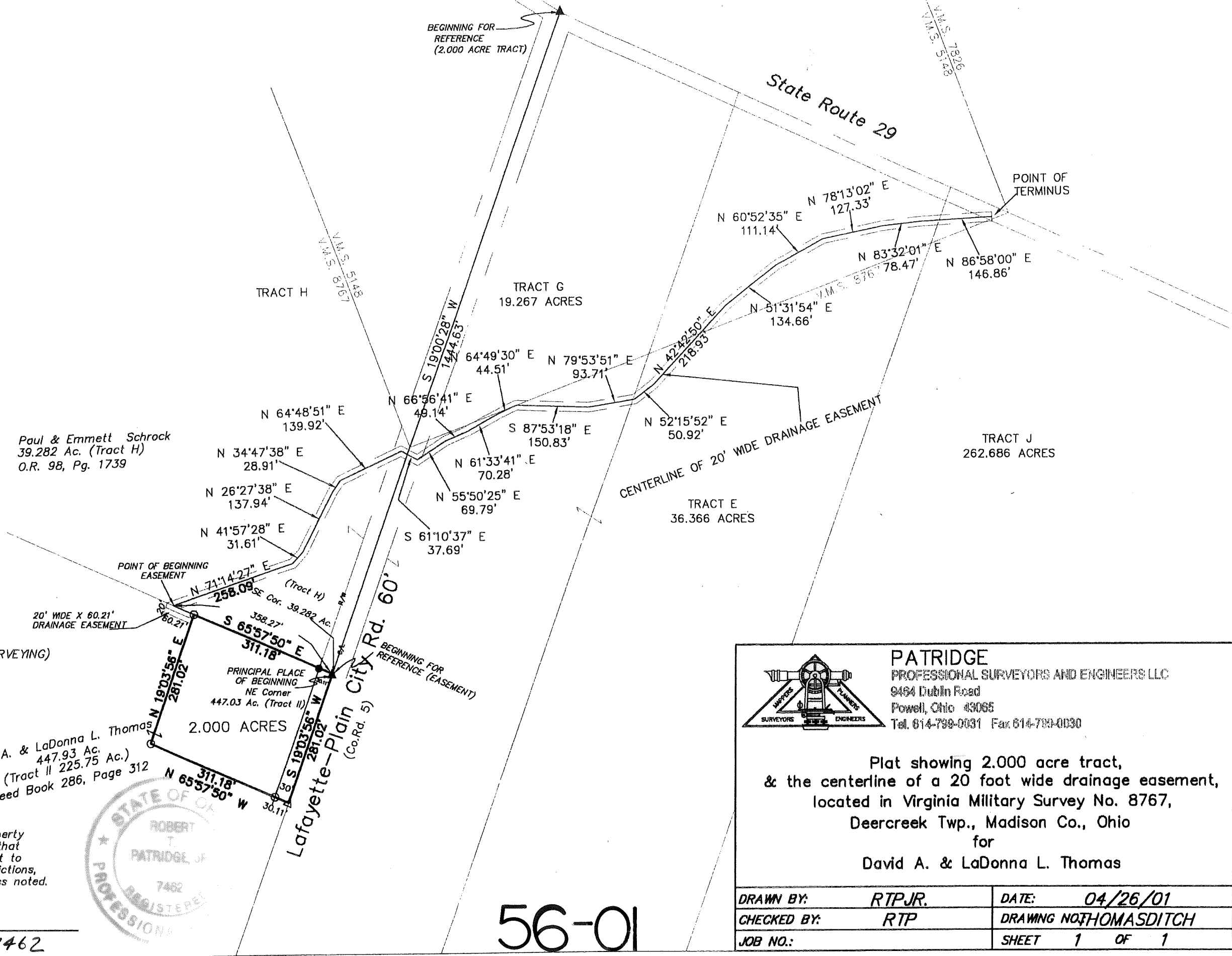
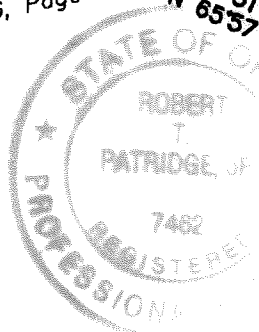
Basis of bearings from  
O.R. 98, Pg. 1739  
Centerline of Lafayette-Plain City Rd.

**LEGEND**

- found iron pin
- set iron pin (capped PATRIDGE SURVEYING)
- ▲ found railroad spike
- △ set railroad spike

I hereby certify that I have surveyed the property described in the foregoing title caption, and that said survey and plat are accurate and correct to the best of my knowledge. Easements, restrictions, utilities, and rights-of-way not located, unless noted.

*Robert J. Patridge, Jr.*  
Professional Surveyor No. 7462

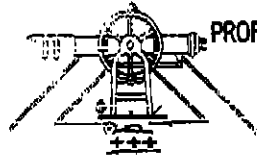


**PATRIDGE**  
PROFESSIONAL SURVEYORS AND ENGINEERS LLC  
9464 Dublin Road  
Powell, Ohio 43065  
Tel. 614-799-0031 Fax 614-799-0030

Plat showing 2.000 acre tract,  
& the centerline of a 20 foot wide drainage easement,  
located in Virginia Military Survey No. 8767,  
Deercreek Twp., Madison Co., Ohio  
for  
David A. & LaDonna L. Thomas

DRAWN BY:	RTPJR.	DATE:	04/26/01
CHECKED BY:	RTP	DRAWING NO.:	THOMASDITCH
JOB NO.:		SHEET	1 OF 1

56-01



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## LEGAL DESCRIPTION OF 2.000 ACRE TRACT

Situated in the State of Ohio, County of Madison, Township of Deercreek, located in Virginia Military Survey Number 8767 and being part of (Tract II) (225.75 acre tract) 447.93 acre tract conveyed to David A. and LaDonna L. Thomas (Deed Book 286, Page 312, Madison County Recorder's Office), and being more particularly described as follows;

Beginning for reference at an iron pin found at the intersection of the centerlines of Lafayette-Plain City Road (C.R. 5) and State Route 29, marking the northeast corner of 39.282 (Tract H) conveyed to Paul and Emmett Schrock in Official Record 98, Page 1739 and the northwest corner of 19.267 (Tract G);

Thence South 19° 00' 28" West 1444.63 feet, in the centerline of Lafayette-Plain City Road, to a railroad spike found at the northeast corner of said 447.93 acre tract, (Tract II), the southeast corner of said 39.282 acre tract, marking the Principal Place of Beginning, of the herein described tract;

Thence South 19° 03' 56" West 281.02 feet, in the centerline of Lafayette-Plain City Road, to a railroad spike set;

thence North 65° 57' 50" West 311.18 feet, across said 447.93 feet, (Tract II) and parallel with the north line of said 447.93 feet, (Tract II) to an iron pin set (passing and iron pin set at 30.11');

thence North 19° 03' 56" <sup>EAST</sup> West 281.02 feet, across said 447.93 feet, (Tract II) and parallel with the centerline of Lafayette-Plain City Road, to an iron pin set in the north line of said 447.93 feet, (Tract II) and in the south line of said 39.282 acre tract (Tract H);

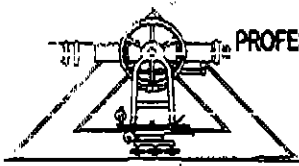
thence South 65° 57' 50" East 311.18 feet, in the north line of said 447.93 feet, (Tract II) and in the south line of said 39.282 acre tract (Tract H) (passing an iron pin found at 281.07 feet), to the place of beginning containing 2.000 acres, more or less.

Basis of Bearings is from Official Record 98, Page 1739, based on the centerline of Lafayette-Plain City Road. All deed references are on file at the Madison Co. Recorder's Office, London Ohio. A survey of this property was made by Robert T. Patridge Jr. P.S. #7462 in April 2001, 1994. All iron pins set capped PATRIDGE SURVEYING.

Also a 20 foot wide by 60.21 foot long, drainage tile easement located west of the northwesterly most corner of the above described 2 acre tract as shown on the attached plat and made part thereof.

DTHOMAS-01  
04/30/01

Registered in Colorado, Indiana, Kentucky, Maryland, Ohio, Pennsylvania, Virginia, & West Virginia



**PATRIDGE  
PROFESSIONAL SURVEYORS AND ENGINEERS L.L.C.**

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**DESCRIPTION OF CENTERLINE OF A 20 FOOT WIDE DRAINAGE EASEMENT**

Situated in the State of Ohio, County of Madison, Township of Deercreek, located in Virginia Military Survey Numbers 5148 & 8767 and being in part of Tract H (39.282 acre tract) and Tract G (19.267 acre tract) and Tract E (36.366 acre tract) and Tract J (262.686 acre tract) conveyed to Paul and Emmett Schrock in Official Record 98, Page 1739 as delineated on a Survey Plat done by Paul R. Clapsaddle and Associates, dated 01/06/99 on file at the Madison County Recorder's Office London, Ohio, and being more particularly described as follows;

Being the centerline of a 20 wide easement, 10 feet on each side of the centerline of an existing 10 inch tile as shown on the attached plat and made part thereof and being more particularly described as follows;

Beginning for Reference at the southeasterly corner of the said Tract H (39.282 acre tract) also being the northeast corner of a 447.93 acre tract (Tract II) conveyed to David A. and LaDonna L. Thomas in Deed Book 286, Page 312;

Thence North  $65^{\circ} 57' 50''$  West 358.27 feet, in the south line of said 39.282 acre tract (Tract H), and in the north line of said 447.03 acre tract (Tract II) the Principal Place of Beginning;

Thence the following nineteen courses across said Schrock property, Tract H, Tract G, Tract E and Tract J;

North  $71^{\circ} 14' 27''$  East 258.09 feet to a point

North  $41^{\circ} 57' 28''$  East 31.61 feet to a point;

North  $26^{\circ} 27' 38''$  East 137.94 feet to a point;

North  $34^{\circ} 47' 38''$  East 28.91 feet to a point;

North  $64^{\circ} 48' 51''$  East 139.92 feet to a point;

South  $61^{\circ} 10' 37''$  East 37.89 feet to a point;

North  $55^{\circ} 50' 25''$  East 69.79 feet to a point;

North  $66^{\circ} 56' 41''$  East 49.14 feet to a point;

North  $61^{\circ} 33' 41''$  East 70.28 feet to a point;

North  $84^{\circ} 49' 30''$  East 44.51 feet to a point;

South  $87^{\circ} 53' 18''$  East 150.83 feet to a point;

North  $79^{\circ} 53' 51''$  East 93.71 feet to a point;

North  $52^{\circ} 15' 52''$  East 50.92 feet to a point;

North  $42^{\circ} 42' 50''$  East 218.93 feet to a point;

North  $51^{\circ} 31' 54''$  East 134.86 feet to a point;

North  $60^{\circ} 52' 35''$  East 111.14 feet to a point;

North  $78^{\circ} 13' 02''$  East 127.33 feet to a point;

North  $83^{\circ} 32' 01''$  East 78.47 feet to a point;

North  $86^{\circ} 58' 00''$  East 171.86 feet to the terminus point in the ditch on the south side of State Route 29.

schrock  
04/30/01