



6.763 Acres

Situated in the State of Ohio, County of Madison, partly in the Township of Jefferson partly in the Village of West Jefferson, Virginia Military Survey No. 8480, being part of the 14.074 Acre tract conveyed to Mary Esther Brooke and George E. Brooke, Jr. as shown of record in Deed Book 155, Page 175, Recorder's Office, Madison County, Ohio (all references to recorded documents are on file in said Recorder's Office unless otherwise noted) and being more particularly described as follows:

Beginning at a found 1 1/2" iron pipe at the southeast corner of said 14.074 Acre tract, and the southerly most corner of Virginia Military Survey No. 2836;

Thence, along the southerly line of said 14.074 Acre tract and part of a northerly line of the Riverwood Investments L.L.C. 174.307 Acre tract (Official Record 89, Page 541), South 58 degrees 47 minutes 00 seconds West, 349.20 feet to the southwest corner of said 13.694 Acre tract and the southeast corner of the Board of Education, Jefferson Local School District 40.429 Acre tract (Deed Book 168, Page 282);

Thence, along the westerly line of said 14.074 Acre tract, easterly line of said 40.429 Acre tract, North 34 degrees 56 minutes 45 seconds West, 2,033.00 feet to a set MAG nail in the centerline of West Jefferson - Kiousville Road (50 feet wide) at the northwest corner of said 13.694 Acre tract, and the northeast corner of said 40.429 Acre tract (passing found iron pipes at 0.48 feet and 2,010.48 feet, respectively);

Thence, along said centerline and part of the northerly line of said 14.074 Acre tract, North 39 degrees 32 minutes 00 seconds East, 45.54 feet to a set MAG nail;

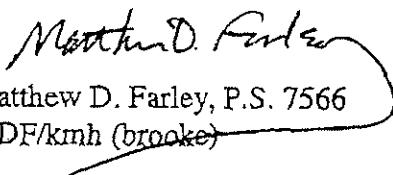
Thence, across said 14.074 Acre tract, South 35 degrees 14 minutes 00 seconds East, 1,362.02 feet to a set iron pipe (passing a set iron pipe in the southerly right-of-way of said road at 25.89 feet);

Thence, continuing across said 14.074 Acre tract, North 81 degrees 20 minutes 00 seconds East, 373.00 feet to a set iron pipe in the easterly line of said 14.074 Acre tract and a westerly line of said 174.307 Acre tract;

Thence, along part of the easterly line of said 14.074 Acre tract and part of a westerly line of said 174.307 Acre tract, South 31 degrees 03 minutes 45 seconds East, 542.00 feet to the place of beginning **CONTAINING 6.763 ACRES** subject however, to all legal highways, easements, leases and restrictions of record and of records in the respective utility offices.

The foregoing description was prepared as a result of a field survey made by Myers Surveying Company, Inc. in November 2000. Iron pins set are 30" X 1" O.D. with an orange plastic cap inscribed "P.S.6579". Basis of bearings is the southerly line of said 40.429 Acre tract held as North 58 degrees 47 minutes 00 seconds East.

MYERS SURVEYING COMPANY, INC.

  
Matthew D. Farley, P.S. 7566  
MDF/kmh (brooke)

