

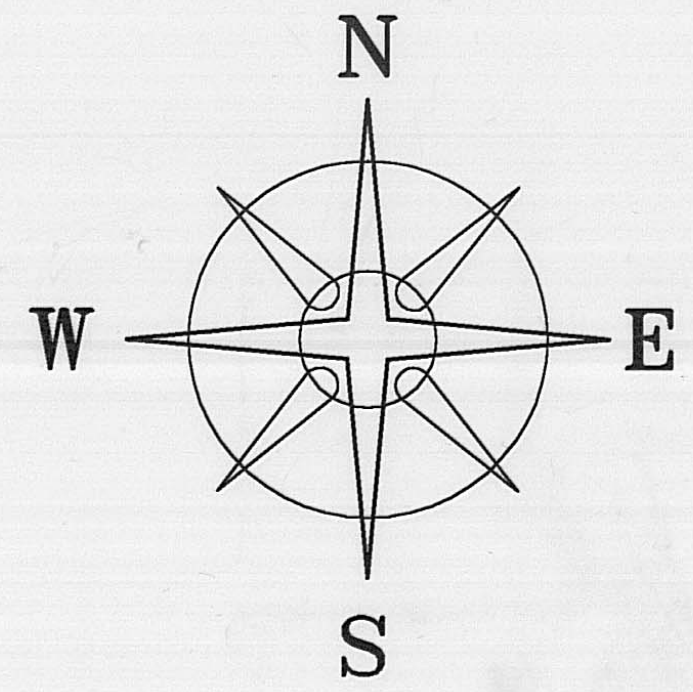
DEED REFERENCE
DOUBLE "E" FARMS
AN OHIO PARTNERSHIP
VOL. 271, PG. 705
158.600 ACRES (60)
 (FIRST PARCEL, FIRST TRACT)
400 ACRES (59) (175)
 (SECOND PARCEL)
VOL. 272, PG. 757
141.40 ACRES (177) (31)
 (PARCEL TWO, TRACT 1)
VOLUME 296 PAGE 832
9.917 ACRES (359)

ACREAGE BEAKDOWN

(A) 6.3730± ACRES
 (B) 18.1057± ACRES
 (C) 0.1907± ACRES
 (D) 0.4791± ACRES

FAIRFIELD TWP. - 5.0813± ACRES
 OAK RUN TWP. - 20.0672± ACRES
 V.M.S. 4193 - 2.5963± ACRES
 V.M.S. 4124 - 17.7900± ACRES
 V.M.S. 3973 - 2.2773± ACRES
 V.M.S. 7418 - 2.4849± ACRES

BEARINGS BASED ON CENTERLINE OF GLADE RUN RD.
 (N 14°55'00" E) AS DESCRIBED IN DEED VOL. 296 PAGE 832.



LEGEND

- 1/2" IRON PIPE (FOUND)
 - CONCRETE NAIL AND WASHER (SET)
 - △ IRON PIN (FOUND)
 - RAILROAD SPIKE SET IN TOP OF 8" WOODEN FENCE POST (FOUND) SET IN CONCRETE
 - P K 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



I HEREBY CERTIFY THAT THIS PLAT DEPICTS AN ACTUAL FIELD SURVEY PERFORMED BY JAMES R. COTTRILL P.S. #6858
 DATE: 12-2-02

12-03

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

25.1485± ACRES, V.M.S. 4124, 3973, 7418, AND 4193, OAK RUN AND FAIRFIELD TOWNSHIPS, MADISON COUNTY, STATE OF OHIO.
SURVEYED FOR E FARMS

DATE DRAWN:	SCALE : 1" = 200'	CREW: MW, EM
JOB #S021110	200' 100' 0 200'	DWN. BY: EM
F. B. #31		CK. BY: RC

25.1485 acres
Surveyed for Double "E" Farms

The following described 25.1485 acre tract is situated in the state of Ohio, Madison County, Oak Run and Fairfield Townships, V.M.S. 4124, 3973, 7418, and 4193, and being part of a 158.600 acre tract (first parcel, first tract) and part of a 400 acre tract (second parcel) both tracts conveyed to Double "E" Farms by Volume 271 Page 705, and part of a 141.40 acre tract conveyed to Double "E" Farms by Volume 272 Page 757, and also being part of a 9.917 acre tract conveyed to Double "E" Farms by Volume 296 page 832, and being more particularly described as follows:

Beginning at a PK nail previously set in the centerline of Glade Run Road (County Road 70)(40 ft. right-of-way) at the northwest corner of a 1.796 acre tract conveyed to Thomas R. Schnees by official record 147 Page 1928;

Thence, with said centerline the following two courses:

- 1) North 23 deg. 25 min. 05 sec. East a distance 17.11 feet to iron pin found
- 2) North 14 deg. 55 min. 00 sec. East a distance of 44.90 feet to a concrete nail and washer set;

Thence, across said 9.917 and said 400 acre tract, South 86 deg. 51 min. 37 sec. East, passing an iron pin and cap set at 25.00 feet, also passing the centerline of Glade run and the line between said tracts at 338.01 feet, a total distance of 683.49 feet to an iron pin and cap set;

Thence, across said 400 acre tract the following six courses:

- 1) South 03 deg. 24 min. 35 sec. East a distance of 634.03 feet to an iron pin and cap set
- 2) South 78 deg. 12 min. 18 sec. East a distance of 909.12 feet to an iron pin and cap set
- 3) South 74 degrees 40 min. 54 sec. East, passing the Oak Run and Fairfield Township line at 709.50 feet, a total distance of 960.44 feet to an iron pin and cap set
- 4) North 82 deg. 04 min. 35 sec. East a distance at 29.20 ft. to a railroad spike set in top of an 8 inch wood fence post found set concrete
- 5) South 78 deg. 46 min. 38 sec. East a distance of 266.10 feet to an iron pin and cap set
- 6) South 07 deg. 55 min. 37 sec. West a distance of 324.51 feet to an iron pin and cap set in the north line of said 141.40 acre tract;

Thence, with said north line, South 88 deg. 41 min. 42 sec. West, passing said township line at 629.47 feet, a total distance of 849.37 feet to an iron pin and cap set at the northwest corner of said 141.40 acre tract also being the northeast corner of said 158.600 acre tract;

Thence, across said 141.40 acre tract with a new line South 04 deg. 08 min. 15 sec. East, passing said township line at 422.39 feet, a total distance of 557.52 feet to a railroad spike set in top of an 8 inch wood fence post found set in concrete;

Thence, continuing with a new line across said 141.40 acre tract, North 80 deg. 16 min. 02 sec. West, passing the east line of said 158.600 acre tract at 30.69 feet, also passing said township line at 65.64 feet, a total distance of 629.15 feet to an iron pin and cap set;

Thence, continuing with a new line across said 158.600 and said 400 acre tracts, North 06 deg. 31 min. 08 sec. East, passing the line between said tracts at 440.49 feet, a total distance of 547.60 feet to an iron pin cap set;

Thence, continuing with the following three new courses across said 400 acre tract:

- 1) North 05 deg. 43 min. 40 sec. East a distance of 519.71 feet to iron pin and cap set
- 2) North 78 deg. 12 min. 18 sec. West a distance of 820.88 feet to an iron pin and cap set
- 3) North 03 deg. 24 min. 35 sec. West, passing an iron pin cap set at 62.21 feet, a total distance of 626.39 feet to an iron pin and cap set

Thence, continuing with a new line across said 400 and said 9.917 acre tract, North 86 deg. 51 min. 37 sec. West, passing the centerline of Glade run and the line between said tracts at 285.49 feet, also passing the northeast corner of said 1.796 acre tract at 392.74 feet, also passing an iron pin cap set at 625.07 feet, a total distance a 645.07 feet returning to the point beginning containing 25.1485 acres more or less, of which 6.3730 acres more or less is part of said 158.600 acre tract, 18.1057 acres more or less is part of said 400 acre tract, 0.1907 acres more or less is part of said 141.40 acre tract, and 0.4791 acres more or less is part of said 9.917 acre tract, also in Fairfield Township there is 5.0813 acres more or less and in the Oak run Township there is 20.0672 acres more or less.

Subject to and with the benefit of two 60 ft. ingress/egress easements describes separately.

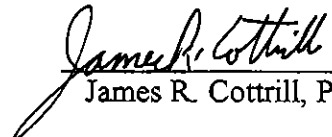
Bearings are based on the centerline of Glade Run Road (North 14 deg. 55 min. 00 seconds East) as described in Deed Book 296 Page 832.

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 29, 2002 by James R. Cottrill registration #6858. (Job # S021110).




James R. Cottrill, P.S.

60 ft. Ingress/Egress Easement
Surveyed for Double "E" Farms

The following described 60 ft. Ingress/Egress Easement is situated in the state of Ohio, Madison County, Oak Run and Fairfield Townships, V.M.S. 4124 & 3973, and part of a 400 acre tract (second parcel) conveyed to Double "E" Farms by Volume 271 Page 705, and being more particularly described as follows:

Said 60 ft. ingress/egress easement extends from the east right-of-way line of Glade Run Road to a west line of a 60 foot laneway leading to a 25.145 acre tract Surveyed November 29 2002 by this surveyor.

Said 60 ft. ingress egress easement is tangent to and 60 ft. right of the following baseline:

Beginning at a point in the centerline of Glade Run Road (County Road 70)(40 ft. right-of-way) at the southwest corner of a 1.286 acre tract conveyed to Bryan J. & Sharon J. Stonerock by official record 25 Page 128;

Thence, with the south line said 1.286 acre tract, South 71 degrees 14 min. 22 sec. East a distance of 20.07 feet to a point in the east right-of-way line of said Glade Run Road and **the true point of beginning** of said baseline;

Thence, continuing with said south line, South 71 degrees 14 min. 22 sec. East a distance of 313.70 feet to a half-inch iron pipe found of the southeast corner of said 1.286 acre tract;

Thence, across said 400 acre tract the following 3 courses:

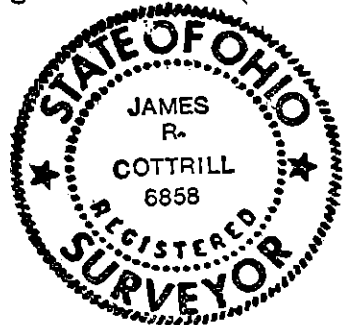
- 1) South 56 deg. 17 min. 35 sec. East a distance of 137.77 feet
- 2) South 88 deg. 36 min. 47 sec. East a distance of 263.28 feet
- 3) South 78 deg. 12 min. 18 sec. East a distance of 150.21 feet to an iron pin cap set at the eastern terminus of said 60 ft. Ingress/Egress Easement.

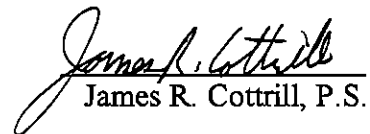
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This description is based on a field survey performed November 29, 2002 by James R. Cottrill registration #6858. (Job # S021110A).




James R. Cottrill, P.S.

60 ft. Ingress/Egress Easement
Surveyed for Double "E" Farms

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Beginning at a PK nail previously set in the centerline of Glade Run Road (County Road 70)(40 ft. right-of-way) at the northwest corner of a 1.796 acre tract conveyed to Thomas R. Schnees by official record 147 Page 1928;

Thence, with said centerline the following two courses:

- 1) North 23 deg. 25 min. 05 sec. East a distance 17.11 feet to iron pin found
- 2) North 14 deg. 55 min. 00 sec. East a distance of 44.90 feet to a concrete nail and washer set;

Thence, across said 9.917 and said 400 acre tract, South 86 deg. 51 min. 37 sec. East, passing an iron pin and cap set at 25.00 feet, also passing the centerline of Glade run and the line between said tracts at 338.01 feet, a total distance of 683.49 feet to an iron pin and cap set;

Thence, across said 400 acre tract the following five courses:

- 1) South 03 deg. 24 min. 35 sec. East a distance of 634.03 feet to an iron pin and cap set
- 2) South 78 deg. 12 min. 18 sec. East a distance of 775.01 feet to a point
- 3) South 11 deg. 47 min. 42 sec. West a distance of 60.00 feet to iron pin cap set
- 4) North 78 deg. 12 min. 18 sec. West a distance of 820.88 feet to an iron pin and cap set
- 5) North 03 deg. 24 min. 35 sec. West a distance of 626.39 feet to an iron pin and cap set

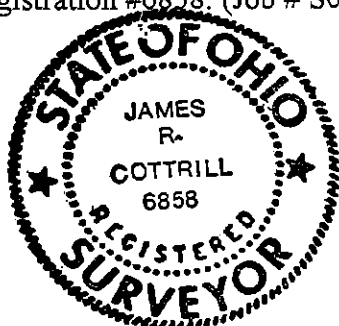
Thence, continuing with a new line across said 400 and said 9.917 acre tract, North 86 deg. 51 min. 37 sec. West, passing the centerline of Glade run and the line between said tracts at 285.49 feet, also passing the northeast corner of said 1.796 acre tract at 392.74 feet, also passing an iron pin cap set at 625.07 feet, a total distance a 645.07 feet returning to the point beginning.

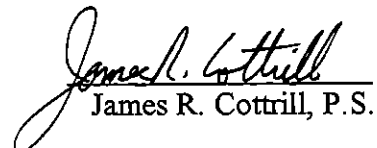
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This description is based on a field survey performed November 29, 2002 by James R. Cottrill registration #6858. (Job # S021110A).




James R. Cottrill, P.S.