

**PLAT OF SURVEY**  
 PART OF VIRGINIA MILITARY SURVEYS NO. 6497, 6084 AND 6498  
 PLEASANT TOWNSHIP, MADISON COUNTY, OHIO  
 RANGE TOWNSHIP, MADISON COUNTY, OHIO



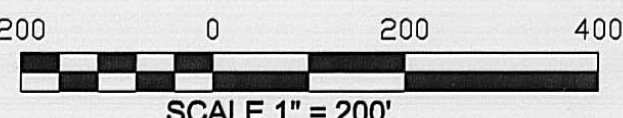
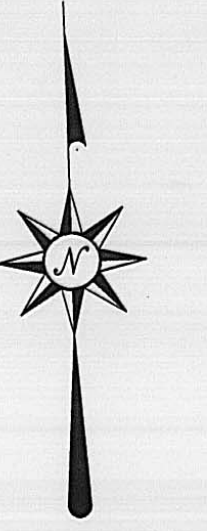
Bearings as shown on this plat are assumed, the existing legal description for this tract was on multiple bearings systems.

The undersigned hereby certifies that as of September 10, 2002, that this survey was actually made upon the ground; that it and the information, courses and distances shown thereon are accurate; that the title lines and lines of actual possession are the same; that the property description "closes" by engineering calculation; to the best of our knowledge and belief.

*David B. McCoy*  
 David B. McCoy  
 Registration Number 7632



- LEGEND:**
- = P.K. NAIL SET
  - ⊙ = IRON PIN SET
  - ⊕ = STEEL POST
  - = CONCRETE POST
  - = RAILROAD SPIKE FOUND



40/03

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Order No. 1665-2002





FEBRUARY 24, 2002

DESCRIPTION OF A 5.001 ACRE TRACT  
BEING PART OF A 76.434 ACRE PARCEL "C"

Situated in the Township of Pleasant, County of Madison, State of Ohio, located in part of Virginia Military Survey Number 6498, and being 5.001 acres out of a 76.434 acre tract (PARCEL "C") conveyed to Jean M. Krieger in Instrument Number \_\_\_\_\_ and being more particularly described as follows:

Commencing, for reference, at a railroad spike found in the centerline of Junk Road being in the easterly line of said V.M.S. 6498 and the northwesterly corner of a 13.988 acre tract conveyed to Edward Coughenour in O.R. 282, page 665;

Thence, North  $87^{\circ} 05' 38''$  West, along the centerline of said Junk Road, (passing a P.K. nail set at a distance of 2297.40 feet at the northeasterly corner of said 76.434 acre tract) a total distance of 2709.05 feet to a P.K. nail set, said P.K. nail set, being THE TRUE PLACE OF BEGINNING of the herein to be described parcel of land;

Thence, South  $02^{\circ} 04' 23''$  West, through said 76.434 acre tract, (passing an iron pin set at 25.00 feet), a total distance of 529.25 feet to an iron pin set;

Thence, North  $87^{\circ} 05' 38''$  West, continuing through said 76.434 acre tract, a distance of 411.65 feet to an iron pin set;

Thence, North  $02^{\circ} 04' 23''$  East, continuing through said 76.434 acre tract, (passing an iron pin set at 504.25 feet) a total distance of 529.25 feet to a P.K. nail set in the centerline of said Junk Road;

Thence, South  $87^{\circ} 05' 38''$  East, along the centerline of said Junk Road, a distance of 411.65 feet to THE PLACE OF BEGINNING.

Containing 5.001 acres of land, more or less.

Subject to all easements, restrictions, and rights-of-way of record.

Bearings as shown on this plat are assumed, the existing legal description for the parent tract has multiple bearing systems.

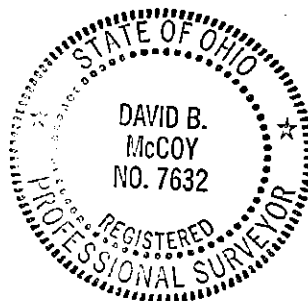
All iron pins set are  $3/4''$  inch iron pipe with a yellow plastic cap stamped "HOY SURV. - P.S. 7313".

All references are to records of the Recorder's Office, Madison County, Ohio.

David B. McCoy

Registered Professional Surveyor No. 7632

C:\SURV\WORK\LEGALDESC\mad-c2.WPS





FEBRUARY 24, 2002

DESCRIPTION OF A 71.433 ACRE TRACT  
BEING THE REMAINDER OF A 76.434 ACRE PARCEL "C"

Situated in the Township of Pleasant, County of Madison, State of Ohio, located in part of Virginia Military Survey Numbers 6498, 6497 and 6084, and being 71.433 acres out of a 76.434 acre tract (PARCEL "C") conveyed to Jean M. Krieger in Instrument Number and being more particularly described as follows:

Commencing, for reference, at a railroad spike found in the centerline of Junk Road being in the easterly line of said V.M.S. 6498 and the northwesterly corner of a 13.988 acre tract conveyed to Edward Coughenour in O.R. 282, page 665;

Thence, North  $87^{\circ} 05' 38''$  West, along the centerline of said Junk Road, a distance of 2297.40 feet to a P.K. nail set, said P.K. nail set, being THE TRUE PLACE OF BEGINNING of the herein to be described parcel of land;

Thence, South  $02^{\circ} 04' 23''$  West, along the westerly line of said 76.434 acre tract, passing an iron pin set at 25.00 feet, a total distance of 1163.14 feet to an iron pin set

Thence, South  $87^{\circ} 37' 30''$  East, continuing along the westerly line of said 76.434 acre tract, a distance of 373.89 feet to an iron pin set;

Thence, South  $02^{\circ} 50' 17''$  West, continuing along the westerly line of said 76.434 acre tract, a distance of 1184.01 feet to an iron pin set at the southwesterly corner of said 76.434 acre tract, being in the northerly line of a 121.269 acre tract conveyed to Robert and Permilla Myers in O.R. 255, page 704;

Thence, North  $87^{\circ} 12' 34''$  West, along the northerly line of said 121.269 acre tract, a distance of 1593.02 feet to an iron pin set at the southeasterly corner of said 76.434 acre tract;

Thence, North  $02^{\circ} 04' 23''$  East, along the easterly line of said 76.434 acre tract and along the easterly line of a 10.00 acre tract conveyed to Kevin and Melissa Reid in O.R. 298, page 367, passing an iron pin set at 1684.64 feet at the southeasterly corner of said 10.00 acre tract and an iron pin set at 2322.02 feet, a total distance of 2347.02 feet to a P.K. nail set in the centerline of said Junk road at the northeasterly corner of said 10.00 acre tract;

Thence, South  $87^{\circ} 05' 38''$  East, along the centerline of said Junk Road, a distance of 411.65 feet to a P.K. nail set at the northeasterly corner of a 5.001 acre tract;

Thence, South  $02^{\circ} 04' 23''$  West, along the easterly line of said 5.001 acre tract, (passing an iron pin set at 25.00 feet) a total distance of 529.25 feet to an iron pin set at the southeasterly corner of said 5.001 acre tract;

Thence, South  $87^{\circ} 05' 38''$  East, along the southerly line of said 5.001 acre tract, a distance of 411.65 feet to an iron pin set at the southwesterly corner of said 5.001 acre tract;

Thence, North  $02^{\circ} 04' 23''$  East, along the westerly line of said 5.001 acre tract, (passing an iron pin set at 504.25 feet) a total distance of 529.25 feet to a P.K. nail set at the northwesterly corner of said 5.001 acre tract, being in the centerline of said Junk Road;

Thence, South  $87^{\circ} 05' 38''$  East, along the centerline of said Junk Road, a distance of 411.65 feet to THE PLACE OF BEGINNING.

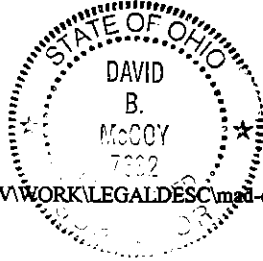
Containing 71.433 acres of land, more or less, of which 5.154 acres in V.M.S. 6084, 25.950 acres in V.M.S. 6497 and 40.329 acres in V.M.S. 6498.

Subject to all easements, restrictions, and rights-of-way of record.

Bearings as shown on this plat are assumed, the existing legal description for the parent tract has multiple bearing systems.

All iron pins set are 3/4" inch iron pipe with a yellow plastic cap stamped "HOY SURV. - P.S. 7313".

All references are to records of the Recorder's Office, Madison County, Ohio.



A handwritten signature in black ink that reads "David B. McCoy".

David B. McCoy  
Registered Professional Surveyor No. 7632

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