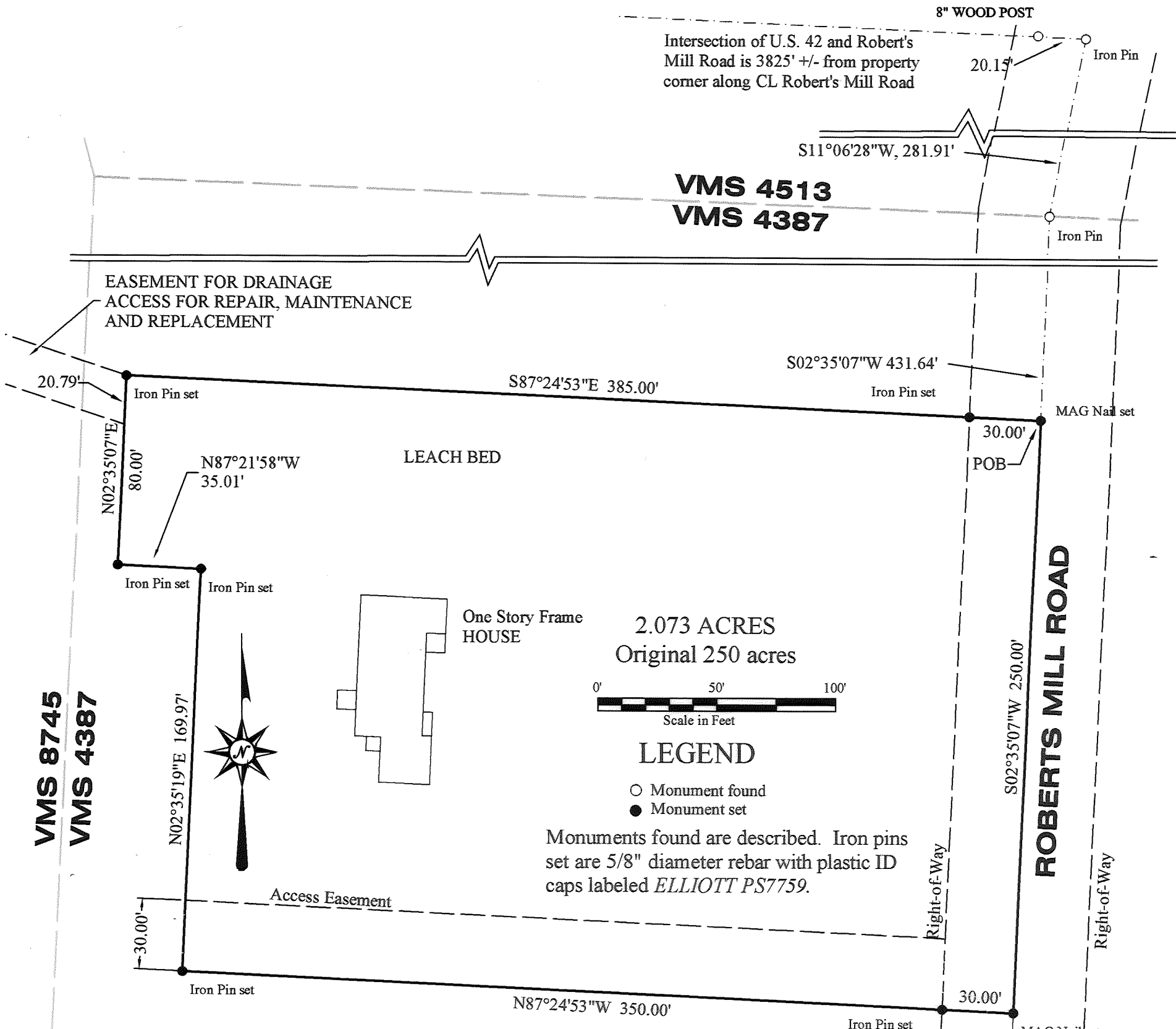


LOT SPLIT

of 2.073 Acres from 250 acres

In VMS 4387, Union Township, Madison County, Ohio
5260 Robert's Mill Road
London, Ohio 43140



LOCATION: Located 4550 feet south along the centerline of Robert's Mill Road from the intersection of U.S. 42 and Robert's Mill Road. Located in Virginia Military Survey 4387 in Union Township, Madison County, Ohio.

PRIOR DEED REFERENCE: Deed Book 287, Page 623, Madison County Recorder's Office.

OWNER: Bruce E. and Steven C. Stewart (1/2) and Betty C. Stewart (1/2)

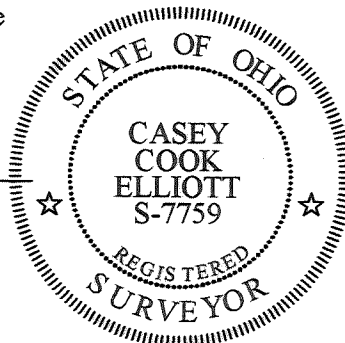
BASIS OF BEARING: Centerline of Robert's Mill Road as described in the previous deed reference..

SURVEYOR: Casey Elliott, PS 7759, State of Ohio
212 West High Street
London, Ohio 43140
(740)852-1300

CERTIFICATION: I certify that this plat and the description developed from it meets the MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN OHIO, as described in Chapter 4733-37 of the Ohio Administrative Code. This plat and the description were developed from an actual field survey performed May 2003.

Casey Elliott
Casey C. Elliott, PS 7759, State of Ohio

May 14, 2003



64.03

EXHIBIT A

Description Of a 2.073 Acre LOT Split From a 250 Acre Tract In VMS 4387, Union Township, Madison County, Ohio

This description is for a LOT Split of 2.073 acres from a 250 acre tract by in the name of Betty C. Stewart (1/2) and Steven C. and Bruce E. Stewart (1/2) (Deed Book 287, Page 623, Madison County Recorder's Office) located at 5620 Robert's Mill Road, on the west side of Robert's Mill Road in Virginia Military Survey 4387, Union Township, Madison County, Ohio, and further described as follows:

Beginning at an iron pin (located but not excavated) in the centerline of Robert's Mill Road approximately 3825 feet south of the intersection with U.S. 42, said point is 20.15 feet east of an 8" wood post on the north line of the said Stewart property;

Thence S11°06'28"W, 281.91 feet, along the centerline of Robert's Mill Road to an iron pin found (located but not excavated) on the line between VMS 4513 and 4387;

Thence S02°35'07"W, 431.64 feet, along the centerline of Robert's Mill Road to a MAG Nail set at the TRUE POINT OF BEGINNING;

Thence S02°35'07"W, 250.00 feet, along the centerline of Robert's Mill Road to a MAG Nail set;

Thence N87°24'53"W, 350.00 feet, into the said 250 acre tract to an iron pin set, passing an iron pin set at 30.00 feet;

Thence N02°35'19"E, 169.97 feet, to an iron pin set;

Thence N87°21'58"W, 35.01 feet; to an iron pin set;

Thence N02°35'07"E, 80.00 feet to an iron pin set;

Thence S87°24'53"E, 385.00 feet, passing an iron pin set at 355.00 feet, to the TRUE POINT OF BEGINNING.

DRAINAGE EASEMENT for the 2.073 acre lot for the purpose of providing a subsurface drainage outlet:

Beginning at the true point of beginning for the lot description:

Thence N87°24'53"W, 385.00 feet to an iron pin set at the BEGINNING OF THE DRAINAGE EASEMENT;

Thence N71°31'48"W, 428.69 feet, to a point;

Thence N89°15'22"W, 366.77 feet, to the center of the East Fork of Walnut Run;

Thence S00°44'38"W, 20.00 feet;

Thence S89°15'22"E, 363.65 feet;

Thence S71°31'48"E, 431.26 feet, to a point in the westernmost line of the 2.073 acre lot;

Thence N2°35'07"E, 20.79 feet, to the BEGINNING of the DRAINAGE EASEMENT.

The DRAINAGE EASEMENT is intended to be 20 feet wide, follow the existing drainage pattern and end at the East Fork of Walnut Run.

An ACCESS EASEMENT through the 2.073 acre lot is established to provide access to Robert's Mill Road for the residence west of the lot. This ACCESS EASEMENT shall consist of the southernmost 30.00 feet of the 2.073 acre LOT from the west line of the LOT to the Right-of-Way of Robert's Mill Road.

Said lot split contains 2.073 acres and is subject to all easements and rights-of-way of record. The BASIS OF BEARINGS is the centerline of Robert's Mill Road as described in the previous deed. All monuments set are 5/8 inch diameter steel rebar with plastic identification caps labeled *ELLIOTT PS7759*. This description is based on an actual survey performed in May 2003 by Casey Elliott, PS7759 State of Ohio. This survey and description meet the MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN OHIO, as described in Chapter 4733-37 of the Ohio Administrative Code.