

2740 East Main Street
Bexley, Ohio 43209-2577
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June 9, 2003

6.940 Acres

Situated in the State of Ohio, County of Madison, Village of Plain City, part of the Virginia Military Survey No. 7758 & 7830 and 7064, part of the Del Mar Concrete, LLC 6.945 Acre tract by survey (6.940 Acres by deed, Official Record 98, Page 2512, Recorder's Office, Madison County, Ohio, all references made are of said Recorder's Office unless otherwise noted) and being more particularly described as follows:

Commencing at an iron pin found at the intersection of the centerline of U.S. Route 42 with the south line of the abandoned Conrail R.R.;

Thence, along the centerline of said U.S. Route 42, South $05^{\circ} 27' 00''$ West, 532.93 feet to a railroad spike found;

Thence, across said U.S. Route 42, South $83^{\circ} 53' 30''$ East, 30.00 feet to a highway monument found in the east Right of Way of said U.S. Route 42, at P.T. 722 + 08.5 as shown on the Ohio Department of Transportation Right of Way plans for Delaware-London Road, S.H. 241 (U.S. Rte. 42), Section A-B(pt.), sheet 13/14, a northwesterly corner of the said 6.945 Acre tract, a southwesterly corner of the Gene P. and Christina M. Smart Original 18.526 Acre tract (Deed Book 228, Page 214) and being the **TRUE POINT OF BEGINNING** of the herein described tract;

Thence, along a northerly line of said 6.945 Acre tract and a southerly line of said Original 18.526 Acre tract, South $48^{\circ} 13' 20''$ East, 108.94 feet to an iron pin found;

Thence, continuing along a northerly line of said 6.945 Acre tract and a southerly line of said Original 18.526 Acre tract, South $60^{\circ} 57' 54''$ East, 610.05 feet to an iron pin found;

Thence, along a westerly line of said 6.945 Acre tract and an easterly line of the original 18.526 Acre tract, North $05^{\circ} 29' 14''$ East, 616.98 feet to an iron pin found in the south line of the Oral and Carol Stalnaker 1.378 Acre tract (Official Record 111, Page 277; formerly Conrail R.R.);

Thence, along the south line of said 1.378 Acre tract and a northerly line of said 6.945 Acre tract, South $66^{\circ} 10' 42''$ East, 214.43 feet to an iron pipe set at the northwest corner of the W of Ohio, Inc., an Ohio Corporation 3.82 Acre tract (Official Record 39, Page 299);

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Thence, along an easterly line of said 6.945 Acre tract and a westerly line of said 3.82 Acre tract, South 14° 33' 22" West, 290.98 feet to an iron pipe found;

Thence, along a northerly line of said 6.945 Acre tract and a southerly line of said 3.82 Acre tract, South 66° 01' 03" East, 389.84 feet to an iron pin found;

Thence, along a westerly line of said 3.82 Acre tract and an easterly line of said 6.945 Acre tract, South 23° 43' 12" West, 20.00 feet to an iron pin found at a northwesterly corner of the Ronald and Shirley Boggs 3.841 Acre tract (Deed Book 284, Page 886);

Thence, along an easterly line of said 6.945 Acre tract and a westerly line of said 3.841 Acre tract, South 05° 27' 55" West, 302.97 feet to an iron pin found in the centerline of Sweeney Run ditch, the north line of the John Emil Houchard 22.701 Acre tract (Official Record 119, Page 1175);

Thence, along a southerly line of said 6.945 Acre tract, the northerly line of said 22.701 Acre tract and the centerline of said Sweeney Run ditch, North 78° 40' 01" West, 362.94 feet to an iron pin found;

Thence, continuing along a southerly line of said 6.945 Acre tract, a northerly line of said 22.701 Acre tract, the centerline of said Sweeney Run ditch and a northerly line of the John Emil Houchard 6.518 Acre tract (Official Record 119, Page 1171), North 60° 57' 03" West, 681.92 feet to an iron pin found;

Thence, continuing along a southerly line of said 6.945 Acre tract, a northerly line of said 6.518 Acre tract, North 64° 15' 32" West, 188.02 feet to an iron pipe set at the southeast corner of Parcel No. 4WD as shown on the Ohio Department of Transportation Right of Way plans for MAD-42-25.08, sheet 28/28;

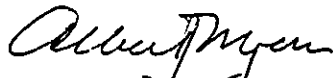
Thence, along the east line of said Parcel No. 4WD, across said 6.945 Acre tract, North 04° 52' 20" East, 48.45 feet to an iron pipe set;

Thence, along the north line of said Parcel No. 4WD, across said 6.945 Acre tract, North 84° 53' 10" West, 5.00 feet to an iron pipe set in the east Right of Way of said U.S. Route 42, in the westerly line of said 6.945 Acre tract;

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Thence, along the east Right of Way of said U.S. Route 42, the westerly line of said 6.945 Acre tract, along an arc to the right, having a radius and delta angle of 11,429.16 feet and $00^{\circ} 20' 38''$, with a chord bearing and distance of, North $05^{\circ} 16' 02''$ East, 68.59 feet to the place of beginning **CONTAINING 6.940 ACRES**, subject however to all legal highways, leases, agreements, easements, restrictions of record and of records in the respective utility offices. The following description was prepared from an actual survey made by Myers Surveying Co., Inc. in May 2003 in accordance with Chapter 4733-37 Ohio Administrative Code. Iron pipes set are 30" X 1" O.D. with an orange plastic cap inscribed "P.S. 6579". Basis of bearings is the centerline of U.S. Route 42 held as South $05^{\circ} 27' 00''$ West as per Ohio Department of Transportation Right of Way plans for Delaware-London Road, S.H. 241 (U.S. Rte. 42), Section A-B(pt.), sheet 13/14.

Myers Surveying Co., Inc.



Albert J. Myers, P.S. 6579
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