

STATE ROUTE 665

KNISELY ASSOCIATES LTD.  
100.073 ACRES  
O.R. 79 PAGE 373

224

N 67°42'54" E 458.95'  
437.95'

V.M.S. 5046  
V.M.S. 3844

GLADE RUN ROAD (40' R/W)

HOUSE

6.4061± ACRES

N 22°25'01" W 611.73'

GRAVEL

METAL BARN

DEED REFERENCE

DOROTHY H. GANTZ  
167 & 3/4 ACRES (FIRST TRACT)  
VOL. 287 PAGE 787

143  
144

LEGEND

- 3/4" IRON PIN (FOUND)
- ☆ MONUMENT BOX (FOUND)
- RAIL ROAD SPIKE (SET)
- MAG NAIL (FOUND)
- 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)

ALL MONUMENTS FOUND OR SET ARE IN GOOD  
CONDITION UNLESS OTHERWISE NOTED.

○ TAX MAP PARCEL NUMBER

442.41'  
S 65°38'25" W 466.31'



I HEREBY CERTIFY THAT THIS PLAT DEPICTS  
AN ACTUAL FIELD SURVEY PERFORMED BY  
JAMES R. COTTRILL P.S. #6858

DATE: 7-30-03

**JAMES R. COTTRILL P.S.**

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

6.4061± ACRES, V.M.S. 3844,  
UNION TOWNSHIP, MADISON COUNTY,  
STATE OF OHIO.  
SURVEYED FOR TOM GEYER

DATE DRAWN:  
07/25/03  
JOB #S030712  
F. B. #33

SCALE : 1"=60'  
60' 30' 0 60'

CREW: MW, NC  
DWN. BY: MW  
CK. BY: RC



Description of a 6.4061 Acre Tract  
Surveyed for Tom Geyer

The following described 6.4061 acres is situated in the State of Ohio, Madison County, Union Township, V.M.S. 3844, and being part of a 167 and  $\frac{3}{4}$  Acre Tract (First Tract) conveyed to Dorothy H. Gantz by Volume 287 Page 787, and being more particularly described as follows;

Beginning at a  $\frac{3}{4}$  inch diameter iron pin found in the centerline of Glade Run Road (County Road 70) (40 foot right-of-way) at the northernmost corner of said 167 and  $\frac{3}{4}$  acres, said iron pin also being at the easternmost corner of a 100.073 Acre Tract conveyed to Knisely Associates Ltd. By Official Record 79 Page 373, said iron pin also bears South 23 degrees 07 minutes ten seconds East a distance of 1275.83 feet from a monument box found at the centerline intersection of said Glade Run Road and State Route 665;

Thence, with said centerline of Glade Run Road, South 23 degrees 06 minutes 00 seconds East, passing a magnetic nail found at 589.08 feet, a total distance of 594.91 feet to a railroad spike set;

Thence, with a new line across said 167 and  $\frac{3}{4}$  acres, the following two (2) courses:

- 1) South 65 degrees 38 minutes 25 seconds West, passing an iron pin and cap set at 23.90 feet, a total distance of 466.31 feet to an iron pin and cap set
- 2) North 22 degrees 25 minutes 01 seconds West a distance of 611.73 feet to a iron pin and cap set in the south line of said 100.073 acres

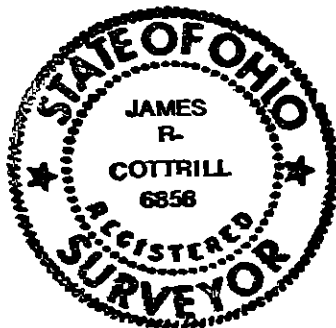
Thence, with said south line, North 67 degrees 42 minutes 54 seconds East, passing an iron pin and cap set at 437.95 feet, a total distance of 458.95 feet, returning to the point of beginning, containing 6.4061 acres more or less.

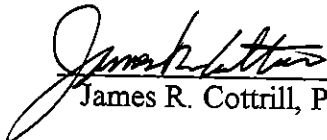
Bearings are based on the centerline of Glade Run Road (North 23 degrees 06 minutes West) as described in Volume 287 Page 787

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  $\frac{5}{8}$  inch diameter rebar with yellow plastic caps stamped "Cottrill 6858."

This description is based on a field survey performed 07/25/03 by James R. Cottrill registration #6858. (Job #S030712)



  
James R. Cottrill, P.S.