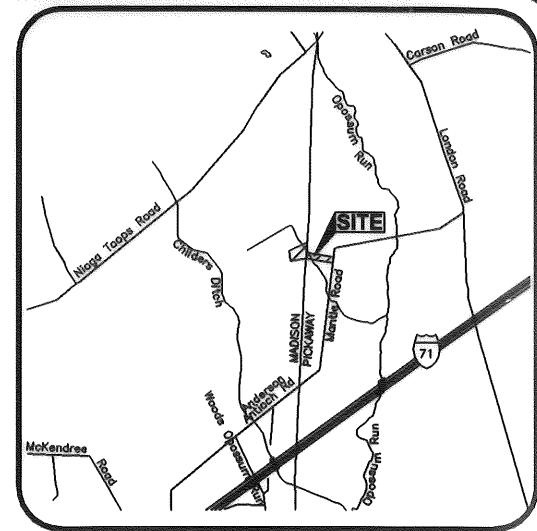
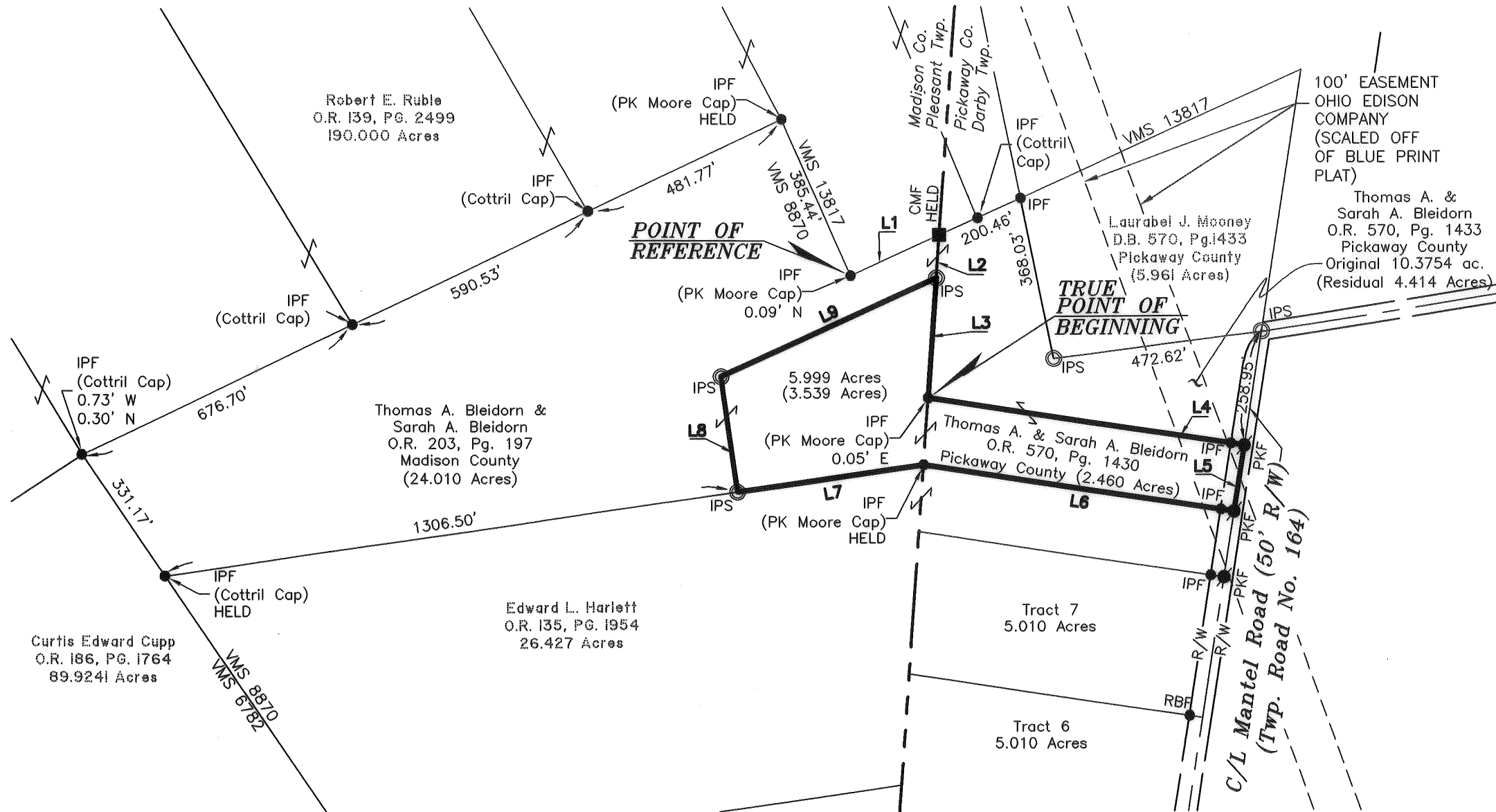


POSITION EDGE OF PRINT ON THIS LINE

P:\76989\SURVEY\DWG\7698-5.999AcresSplit.dwg Bleidorn 5.999 Ac. split Nov 09, 2005 - 3:35:02pm danielcox



VICINITY MAP (NOT TO SCALE)



SCALE IN FEET

LINE	BEARING	DISTANCE
L1	N 65°33'08" E	218.89'
L2	S 03°49'58" W	96.94'
L3	S 03°49'58" W	269.90'
L4	S 81°25'13" E	720.78'
L5	S 08°34'18" W	150.00'
L6	S 81°25'13" E	708.35'
L7	N 81°48'35" E	423.79'
L8	N 08°11'25" W	262.10'
L9	N 65°33'15" E	532.66'

- LEGEND**
- IPF Iron Pin Found
  - IPS Iron Pin Set
  - PKF PK NAIL FOUND
  - CMF CONCRETE MONUMENT FOUND

1. THIS SURVEY DOES NOT REPRESENT ANY EASEMENTS THAT MAY AFFECT THE SUBJECT PARCEL.
2. THIS SURVEY DOES NOT SHOWN ANY UNDERGROUND UTILITIES THAT MAY AFFECT THE SUBJECT PARCEL.
3. ALL IRON PINS SET ARE 3/4 INCH IRON PIPES, 30 INCHES IN LENGTH, WITH A YELLOW CAP BEARING THE NAME "R. D. ZANDE".

**BASIS OF BEARINGS:**  
 THE BEARINGS SHOWN HEREON ARE BASED ON THE GRID BEARING OF NORTH 08°34'18" EAST FOR THE CENTERLINE OF MANTEL ROAD (TOWNSHIP ROAD 164 - 40' R/W), AS DETERMINED BY A GPS NETWORK OF FIELD OBSERVATIONS PERFORMED IN SEPTEMBER, 2005, (STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, 1986 ADJUSTMENT).

114-05



**CERTIFICATION:**  
 I HEREBY CERTIFY THAT THIS SURVEY SHOWN ON THE ATTACHED PLAT WAS PREPARED FROM AN ON THE GROUND SURVEY ON SEPTEMBER 2005 MADE BY R.D. ZANDE & ASSOCIATES AND THAT IT AND THE INFORMATION, COURSES AND DISTANCES AS SHOWN ARE CORRECT TO THE BEST OF MY KNOWLEDGE.

R. D. ZANDE & ASSOCIATES, INC.  
*Robert J. Sands* 11/10/05  
 Robert J. Sands Professional Surveyor No. S-0853

**Boundary Survey of 5.999 Acres**  
 lying in  
 Virginia Military Survey 8870  
 Pleasant Township, Madison County, Ohio &  
 Darby Township, Pickaway County, Ohio  
 Pickaway County PID No. B06-0-001-00-016-09  
 Scale: 1 inch = 300 Feet  
 RDZ Job#: 7698

1500 LAKE SHORE DRIVE  
 SUITE 100  
 COLUMBUS, OHIO 43204  
 (614) 486-4388 1-800-340-2743  
 FAX (614) 486-4387

PREPARED BY:  
**R.D. Zande & Associates**

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**DESCRIPTION OF 5.999 ACRES  
PLEASANT TOWNSHIP, MADISON COUNTY, OHIO  
DARBY TOWNSHIP, PICKAWAY COUNTY, OHIO**

Situated in the State of Ohio, Madison County, Pleasant Township and Pickaway County, Darby Township, lying in Virginia Military Survey 8870 and being a part of that 26.4703 acre tract of which 24.010 acres lies in Madison County and 2.4603 acres lies in Pickaway County, as convey to Thomas A. Bleidorn and Sarah A. Bleidorn by deeds of record in Official Record 203, Page 197 (Madison County Recorder's Office) and Official Record 570, Page 1430 (Pickaway County Recorder's Office) and being more particularly described as follows:

Begin, for reference at the southwesterly corner of Virginia Military Survey 13817, being the corner common to Virginia Military Survey 8870, and being a corner common to said 26.4703 acre tract and that 190.000 acre tract as conveyed to Robert E. Ruble by deed of record in Official Record 139, Page 2499 (Madison County Recorder's Office), and being referenced by an iron pin found with cap stamped "PK MOORE" 0.09 feet north;

Thence North 65° 33' 08" East, a distance of 218.89 feet, along the line common to said 26.4703 and 190.000 acre tracts, the line common to said Virginia Military Surveys 8870 and 13817, to a concrete monument found on the line common to Madison and Pickaway Counties;

Thence South 03° 49' 58" West, a distance of 96.94 feet, along the line common to said Madison and Pickaway Counties, along the easterly line of said 26.4703 acre tract the westerly line of that original 10.3754 acre tract, to an iron pin set at the **TRUE POINT OF BEGINNING**;

Thence South 03° 49' 58" West, a distance of 269.90 feet, continuing along the line common to said Madison and Pickaway Counties, along the line common to said 26.4703 and original 10.3754 acre tracts, to an iron pin found with cap stamped "PK MOORE" at a corner common to said 26.4703 and original 10.3754 acre tracts;

Thence South 81° 25' 13" East, a distance of 720.78 feet along the southerly line of said original 10.3754 acre tract, passing an iron pin found at 690.73 feet, to a magnetic nail found in the centerline of Mantel Road;

Thence South 08° 34' 18" West, a distance of 150.00 feet, along the centerline of said Mantel Road to a magnetic nail found at the northeasterly corner of that 26.427 acre tract as conveyed to Edward L. Harlett by deed of record in Official Record 135, Page 1954;

Thence North 81° 25' 13" West, a distance of 708.35 feet, along the line common to said 26.4703 and 26.427 acre tracts to an iron pin found with cap stamped "PK MOORE" on the line common to Madison and Pickaway Counties;

Thence South 81° 48' 35" West, a distance of 423.79 feet, along the line common to said 26.4703 and 26.427 acre tracts, to an iron pin set;

Thence the following two (2) courses and distances across said 26.4703 acre tract;

1. North 08° 11' 25" West, a distance of 262.10 feet, to an iron pin set;
2. North 65° 33' 15" East, a distance of 532.66 feet, to the **TRUE POINT OF BEGINNING**, containing 5.999 acres, more or less, of which 3.539 acres lies in Madison County and 2.460 acres lies in Pickaway County, and being subject to all easements, restrictions and rights-of-way of record.

Bearings in the above description are based on the grid bearing of North 08° 34' 18" East for the centerline of Mantel Road (Township Road 164, 50 feet in width), as determined by a GPS network of field observations performed in September, 2005 (State Plane Coordinate System, South Zone, 1986 Adjustment).

All iron pins set are 3/4 inch iron pipes, 30 inches in length, with a yellow cap bearing the name "R. D. ZANDE".



*Robert J. Sands* 11/10/05  
Robert J. Sands, PS Date  
Professional Surveyor #S-8053