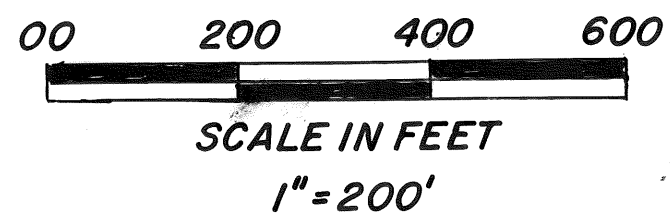
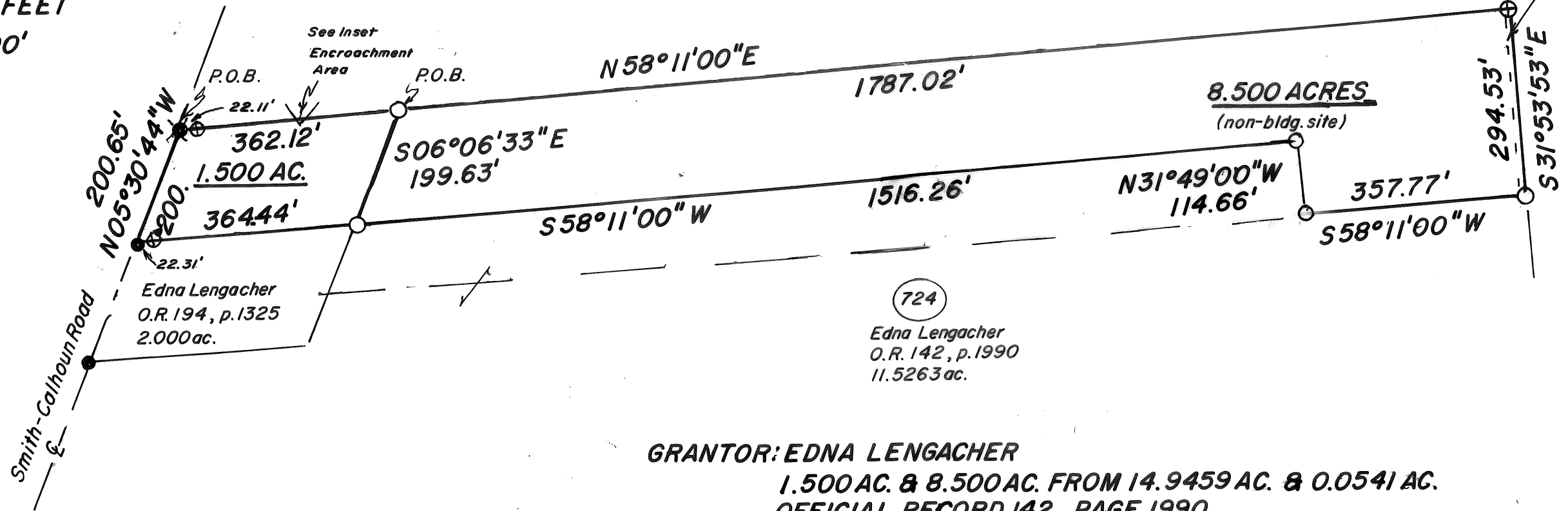


- - 3/4" iron pipe set
- - railroad spike found
- ⊕ - 5/8" iron pin w/cap "Cottrill 6858"
- ⊗ - 1/2" iron pin found



(161)  
 Edna Garver Rosen  
 O.R. 160, p. 247  
 13.862 ac.

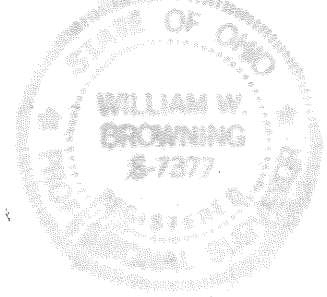
(788)  
 0.0541 ac.



**GRANTOR: EDNA LENGACHER**  
 1.500 AC. & 8.500 AC. FROM 14.9459 AC. & 0.0541 AC.  
 OFFICIAL RECORD 142, PAGE 1990  
 CANAAN TWP., MADISON COUNTY  
 OHIO, V.M.S. 1187

I hereby certify that the hereon platted property was prepared from an actual survey.

*William W. Browning*  
 William W. Browning P.S. 7377 Sept. - 2005



87-05

## **Tract 1**

The following description is for a parcel of land located in the state of Ohio, County of Madison, Township of Canaan, Virginia Military Survey 1187, and is 1.500 acres from a 14.9459 acre tract recorded in the name of Edna Lengacher in Official Record 142, page 1990. Said parcel being more particularly described as follows;

Beginning at a found ½" iron pin in the centerline of Smith-Calhoun Road, said pin being the northwest corner of said 14.9459 acre tract and the southwest corner of a 13.862 acre tract recorded in the name of Edna Garver Rosen in Official Record 160, page 247;

Thence, with part of the line between said Lengacher and Rosen N 58° 11' 00" E, passing a found 5/8" iron pin with cap stamped "Cottrill 6858" at 22.11 feet, a total distance of 362.12 feet to a set iron pipe;

Thence, with a new division line of the abovementioned 14.9459 acre tract, S 06° 06' 33" E 199.63 feet to a found 5/8" iron pin with cap, said pin being the northeast corner of a 1.500 acre tract recorded in the name of Edna Lengacher in Official Record 194, page 1325;

Thence, with the north line of said 1.500 acre tract, S 58° 11' 00" W, passing a found 5/8" iron pin with cap at 342.13 feet, a total distance of 364.44 feet to a found railroad spike in the centerline of Smith-Calhoun Road;

Thence, with said centerline, N 05° 30' 44" W 200.65 feet the point of beginning.

The above described parcel contains 1.500 acres. Iron pipes set are ¾" x 30" with caps stamped P.S. 7377. The plat of this survey is on permanent file in the Madison County Tax Map Department. The above description was prepared from a field survey by William W. Browning P.S. 7377 during September, 2005.

## **Tract 2      NON BUILDING**

The following description is for a parcel of land located in the state of Ohio, County of Madison, Township of Canaan, Virginia Military Survey 1187, and is 8.500 acres from a 14.9459 acre tract and a 0.0541 acre tract recorded in the name of Edna Lengacher in Official Record 142, page 1990. Said parcel being more particularly described as follows;

Beginning at a set iron pipe at the northeast corner of a proposed 1.500 acre tract, said tract being in the north line of the abovementioned 14.9459 acre tract and the south line of a 13.682 acre tract recorded in the name of Edna Garver Rosen in Official Record 160, page 247;

Thence, with the line between said Lengacher and Rosen, N 58° 11' 00" E, passing the northwest corner of the aforesaid 0.0541 acre tract at 1779.02 feet, a total distance of 1787.02 feet to a 5/8" iron pin with cap stamped "Cottrill 6858" at the northeast corner of said 0.0541 acre tract and in the southwest line of a 47.514 acre tract in the name of Betty O. Roby recorded in Official Record 247, page 899;

Thence, with part of the line between said Roby and Lengacher, S 31° 53' 53" E 294.53 feet to a set iron pipe at the southeast corner of said 0.0541 acre tract and the northeast corner of a 15.533 recorded in the name of Edna Lengacher in Official Record 142, page 1990;

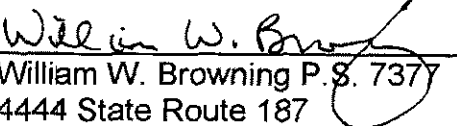
Thence, with part of the line between said 15.533 acre tract, 0.0541 acre tract and said 14.9459, S 58° 11' 00" W 357.77 feet to a set iron pipe;

Thence, with two new division lines of the aforesaid 14.9459 acre tract, N 31° 49' 00" W 114.66 feet to a set iron pipe;

Thence S 58° 11' 00" W 1516.26 feet to a found 5/8" iron pin with cap at the northeast corner of 1.500 acre tract recorded in the name of Edna Lengacher in Official Record 194, page 1325 and the southeast corner of said proposed 1.500 acre tract;

Thence N 06° 06' 33" W 199.63 feet to the point of beginning.

The above described parcel contains 8.500 acres being all of the abovementioned 0.0541 acre tract and 8.4459 from said 14.9459 acre tract. Tract 2 is a non-building, land locked parcel that may only be sold with Tract 1 of this description. Iron pipes set are 3/4" x 30" with caps stamped PS 7377. The plat of this survey is on permanent file in the Madison County Tax Map Department. Surveyed by William W. Browning P.S. 7377 during September of 2005.

  
William W. Browning P.S. 7377  
4444 State Route 187  
London, Ohio 43140

