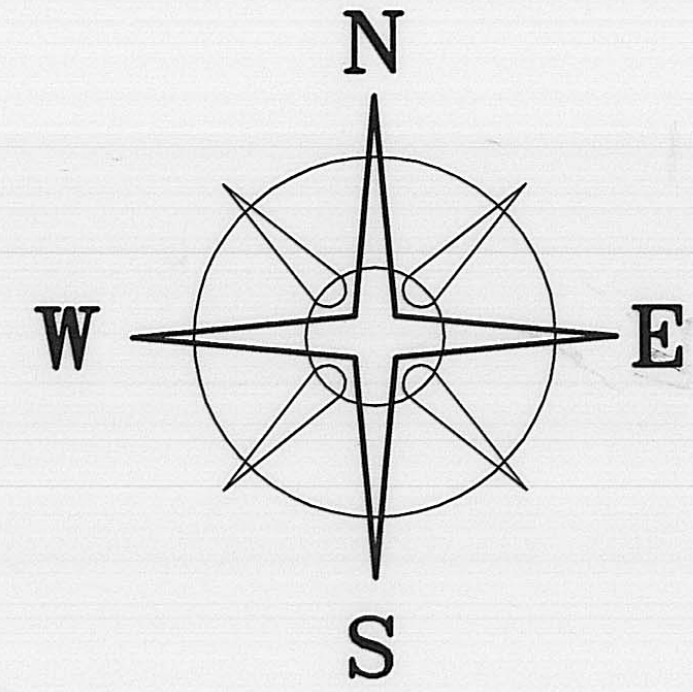


BEARINGS BASED ON CENTERLINE OF PRAIRIE ROAD,
(N 34°15' E) AS DESCRIBED IN DEED BOOK 240 PAGE 296.



DEED REFERENCE
OAK HILL FARMS
VOL. 240 PAGE 296
106.58 ACRES

570

BETTY M. SMITH
LIFE ESTATE
VOL. 288, P. 216
114.57 AC.

613

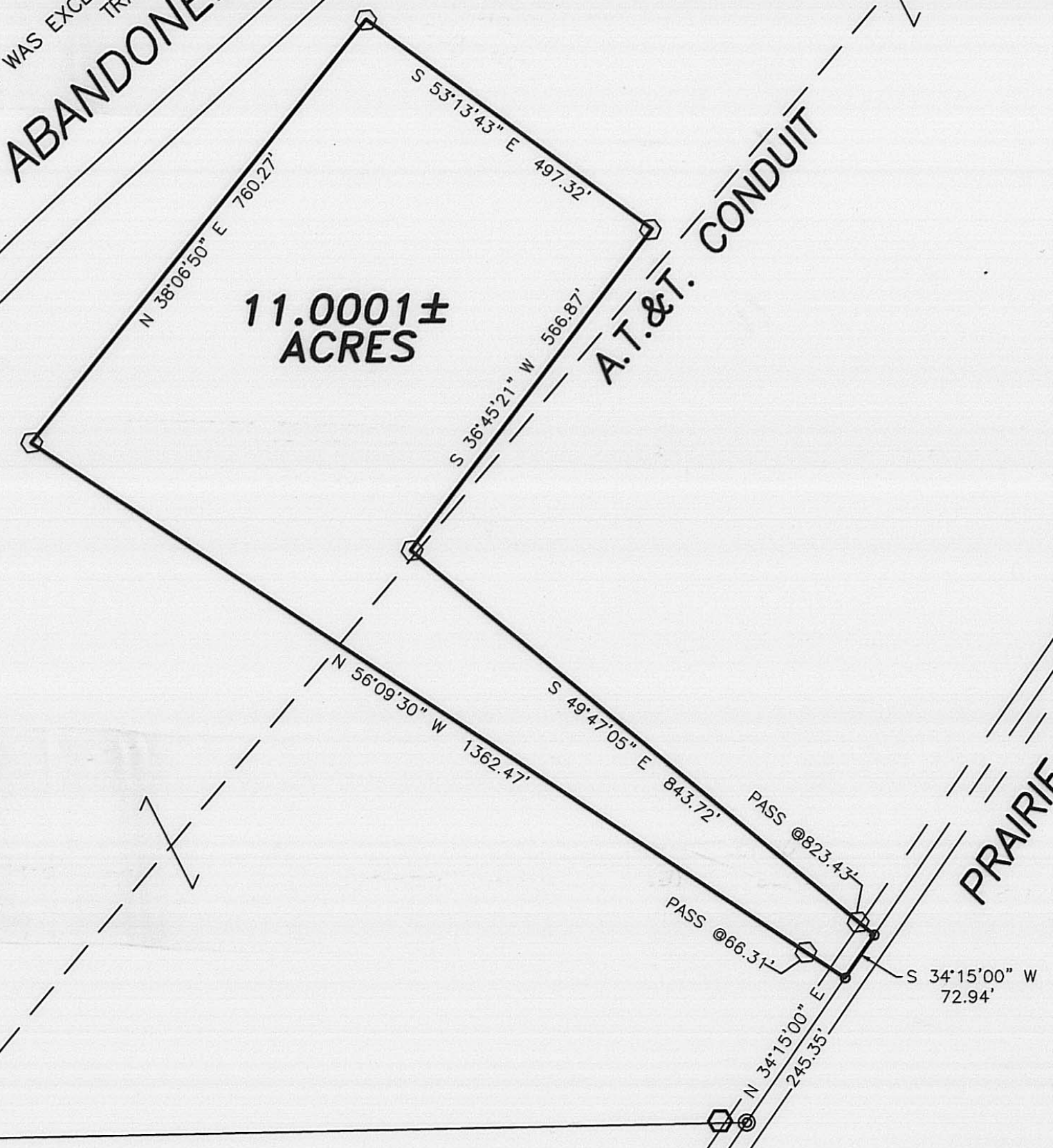
CHARLESTON-CHILlicothe ROAD (C-15B 40' R/W)

OLD ABANDONED D.T. & I. RAILROAD
(3.2165+/- ACRES)
R.R. WAS EXCEPTED OUT THEN CONVEYED BACK TO THIS
TRACT BY VOL. 131, PAGE 539

11.0001±
ACRES

A.T.&T. CONDUIT

PRAIRIE ROAD (C-177 50' R/W)



ROBERT & MYRTLE C.
SHOEMAKER
VOL. 174, P. 44
49.5276 AC.



I HEREBY CERTIFY THAT THIS PLAT DEPICTS
AN ACTUAL FIELD SURVEY PERFORMED BY
JAMES R. COTTRILL P.S. #6858
James R. Cottrill DATE: 7/9/04

LEGEND

- △ RAIL ROAD SPIKE (FOUND)
- ⊙ CONCRETE NAIL & WASHER (PREVIOUSLY SET)
- CONCRETE NAIL & WASHER (SET)
- ⬡ 5/8" ϕ REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (PREVIOUSLY SET)
- ⬢ 5/8" ϕ REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)
- ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE NOTED.
- TAX MAP PARCEL NUMBER

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

11.001± ACRES, V.M.S. 6538 ,
RANGE TOWNSHIP, MADISON COUNTY,
STATE OF OHIO
SURVEYED FOR MIKE PITSTICK

DATE DRAWN:
7/07/04
JOB #S040702
F. B. #35

SCALE : 1"=200'
200' 100' 0 200'

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

111-06

11.0001 Acre Tract
Surveyed for Mike Pitstick

The following described 11.0001 acre tract is situated in the State of Ohio, Madison County, Range Township, VMS 6538, being part of a 106.58 acre tract conveyed to Oak Hill Farms by volume 240, page 296, and being more particularly described as follows:

Beginning at a concrete nail and washer previously set in the centerline of Prairie Road (County Road 177)(50 ft. right-of-way), said nail is at the northeast corner of a 49.5276 acre tract conveyed to Robert and Myrtle C. Shoemaker by volume 174 page 44;

Thence, with said centerline of Prairie Road, North $34^{\circ} 15$ minutes 00 seconds East a distance of 245.35 ft. to a concrete nail and washer set at **the true point beginning**;

Thence, across said 106.58 acre tract the following 5 new courses:

- 1) North $56^{\circ} 09$ minutes 30 seconds West, passing an iron pin and cap set at 66.31 ft., a total distance of 1362.47 ft. to an iron pin and cap set
- 2) North $38^{\circ} 06$ minutes 50 seconds East a distance of 760.27 ft. to an iron pin and cap set
- 3) South $53^{\circ} 13$ minutes 43 seconds East a distance of 497.32 ft. to iron pin and cap set
- 4) South $36^{\circ} 45$ minutes 21 seconds West a distance of 566.87 ft. to an iron pin and cap set
- 5) South $49^{\circ} 47$ minutes 05 seconds East, passing an iron pin and cap set at 823.43 ft., a total distance of 843.72 ft. to a concrete nail and washer set in the centerline of said Prairie Road;

Thence, with said centerline, South $34^{\circ} 15$ minutes 00 seconds West a distance of 72.94 ft. returning to **the true point beginning** containing 11.0001 acres more or less.

Bearings are based on the centerline of Prairie Road (North $34^{\circ} 15$ minutes East) as described in deed book 240 page 296.

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 5/8 inch diameter rebar with yellow plastic caps stamped "Cottrill 6858."

This description is based on a field survey performed July 7, 2004 by James R. Cottrill registration #6858. (Job #S040702)


James R. Cottrill, P.S.

