

BEARINGS BASED ON THE N.E. LINE OF CHILLICOTHE STREET (S 22°E ) AS DESCRIBED IN PLAT BOOK 1 PG. 74.

### LEGEND

- 3/4" I.D. IRON PIPE & YELLOW PLASTIC CAP STAMPED "S-6034" (FOUND)
- 5/8" DIA. SOLID IRON PIN (FOUND)
- ⬡ 5/8" DIA. REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)

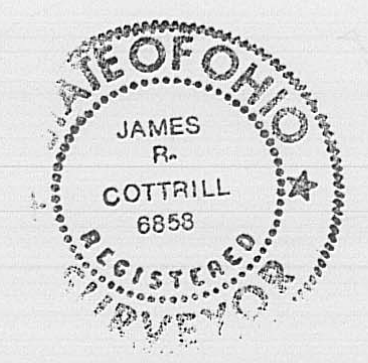
### NOTE

LOTS 3,4,5,&6 FRONTING ON CHILLICOTHE & MADISON STREETS WERE WIDE , DISTANCES WERE PRORATED ACCORDINGLY.

### DEED REFERENCE

MARGARET ZIMMERMAN  
D.B. 235 PG. 40  
LOTS #3 & #6

RICHARD & ANNA OVERTURF  
D.B. 128 PG. 619  
D.B. 144 PG. 29  
LOTS #4 & #5



I HEREBY CERTIFY THAT THIS PLAT DEPICTS AN ACTUAL FIELD SURVEY PERFORMED BY JAMES R. COTTRILL P.S. #6858  
*James R. Cottrill* DATE 4-27-92

<b>JAMES R. COTTRILL P.S.</b>		
8256 S.R. 207 N.E. MT. STERLING, OHIO 43143 PH. (614) 869-3811		
PLAT OF		
0.4299 & 0.4425 ACRES, LOTS 3,4,5,&6 OF A.H. SHERWOODS ADD., CITY OF PLAINCITY, MADISON COUNTY, OHIO.		
DATE:	SCALE: 1" = 30'	
4-27-92		

Description of 0.4299 Acre Tract

Situated in the State of Ohio, Madison County, City of Plain City being part of Lot #3 and Lot #6 of A.H. Sherwood's Addition (Plat Book 1 Page 74) conveyed to Margaret Zimmerman by Deed Book 235 Page 40 and being more particularly described as follows:

Beginning at a point at the intersection of the South line of a 20-foot alley and the East line of Chillicothe Street, said point being the Northwest corner of said Lot #3;

Thence, with the South line of said 20 foot alley North 67 deg. 16 min. 24 sec. East passing the Northern corner common to said Lot #3 and Lot #6, at 130.00 feet a total distance of 260.00 feet to a point in the West line of Madison Street;

Thence, with the West line of Madison Street South 22 deg. 00 min. 00 sec. East a distance of 72.46 feet;

Thence with a new line across said Lot 6 and Lot 3 South 67 deg. 27 min. 53 sec. West passing a 3/4 inch iron pipe and yellow plastic cap stamped S-6034 found at 0.36 feet and also passing an iron pin and cap set at 69.68 feet, passing another 3/4 inch iron pipe stamped S-6034 at 140.16 feet, also passing another iron pin and cap set at 209.70 feet and passing a 3/4 inch iron pipe and yellow plastic cap stamped S-6034 found at 259.35 feet a total distance of 260.00 feet to a point in the East line of said Chillicothe Street;

Thence, with the East line of Chillicothe Street North 22 deg. 00 min. 00 sec. West a distance of 71.59 feet returning to the point of beginning containing 0.4299 acres more or less of which 0.2156 is from Lot 6 and 0.2143 acres is from Lot 3;

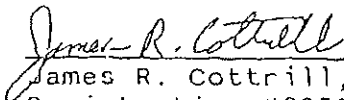
Bearings are based on the Northeast line of Chillicothe Street (South 22 deg. East) as described in Plat Book 1 Page 74.

All as shown on the plat attached and made a part hereof.

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 Apr. 25 1992 by James R. Cottrill Registration #6858.

  
James R. Cottrill, P.S.  
Registration #6858