

AERIAL PARCEL N° 171 49.63 ACRES
VOL. 272 PG. 889
FEDERAL LAND BANK OF LOUISVILLE, KY.

AERIAL PARCEL N° 602
VOL. 223 PG. 276
(COUGHENOUR)

AERIAL N° 71 OF 107 PARCEL N° 170 MARISSA LEE DAILEY
VOLUME 252 PAGE 809 REPORTED 1.972 ACRES VMS 5690 BY AERIAL CARD INDEX
VMS 8207 BY AERIAL TAX MAP PART OF UNIT #39 SCIOTO FARMS P.B. 1 PG. 272

1.543 ACRES DRAWING 14.D PART OF ORIGINAL 52.678 ACRES

BEING PART OF 18.845 ACRES CONVEYED BY JAMES K. THOMPSON & EMOGENE THOMPSON
TO EDWARD M. COUGHENOUR & MADGE P. COUGHENOUR HUSBAND & WIFE
SEE WARRANTY DEED N° 83056 RECORDED VOL. 223 AT PG. 276
RECORDED FEBRUARY 19-1975 AERIAL PARCEL N° 602
AUDITOR'S TAX PARCEL N° 17-00107.
TOTAL COMBINED ACRES = 172.420 ACRE
BEING A PORTION OF UNIT #38 SCIOTO FARMS P.B. 1 @ PG. 272

TOTAL OF THIS SURVEYED PREMISES
225,830.19 SQ. FT.

OR
5.1843 ACRES

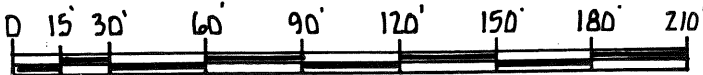
AERIAL N° 602 (PART OF)

AREA IN ST. RT. 56 R/W: 12 021.47 SQ. FT.
OR 0.2760 BY
R/W ESTABLISHED IN YR. 1932

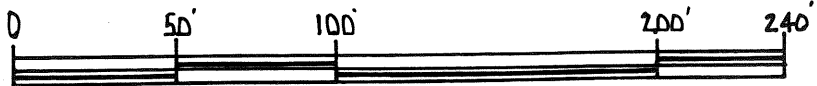
AERIAL PARCEL N° 717 ELVIN L. SWITZER & LINDA R. SWITZER
5.50 ACRES VOL. 266 PG. 761

LESLIE GALBREATH & JOHN L. GALBREATH
TRUSTEES 52.50 ACRES
AERIAL PARCEL N° 131 VOL. 263 PG. 604

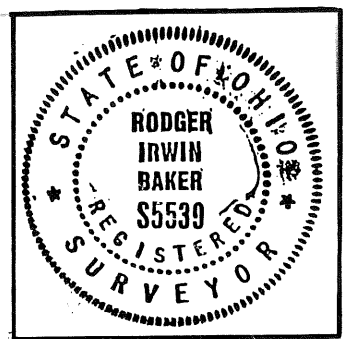
HIGHWAY CURVE DATA
Δ = 5° 12' D = 01° 30'
T = 173.5' L = 346.1'
E = 3.6'
P.C. STA. 259+81.3
P.T. STA. 263+28.0
STATE HIGHWAY N° 243
STATE ROUTE N° 56
LONDON CIRCLEVILLE ROAD
PLANS = YEAR 1932
MADISON-SH 243 SEC. "C"



SCALE: 1" = 60'



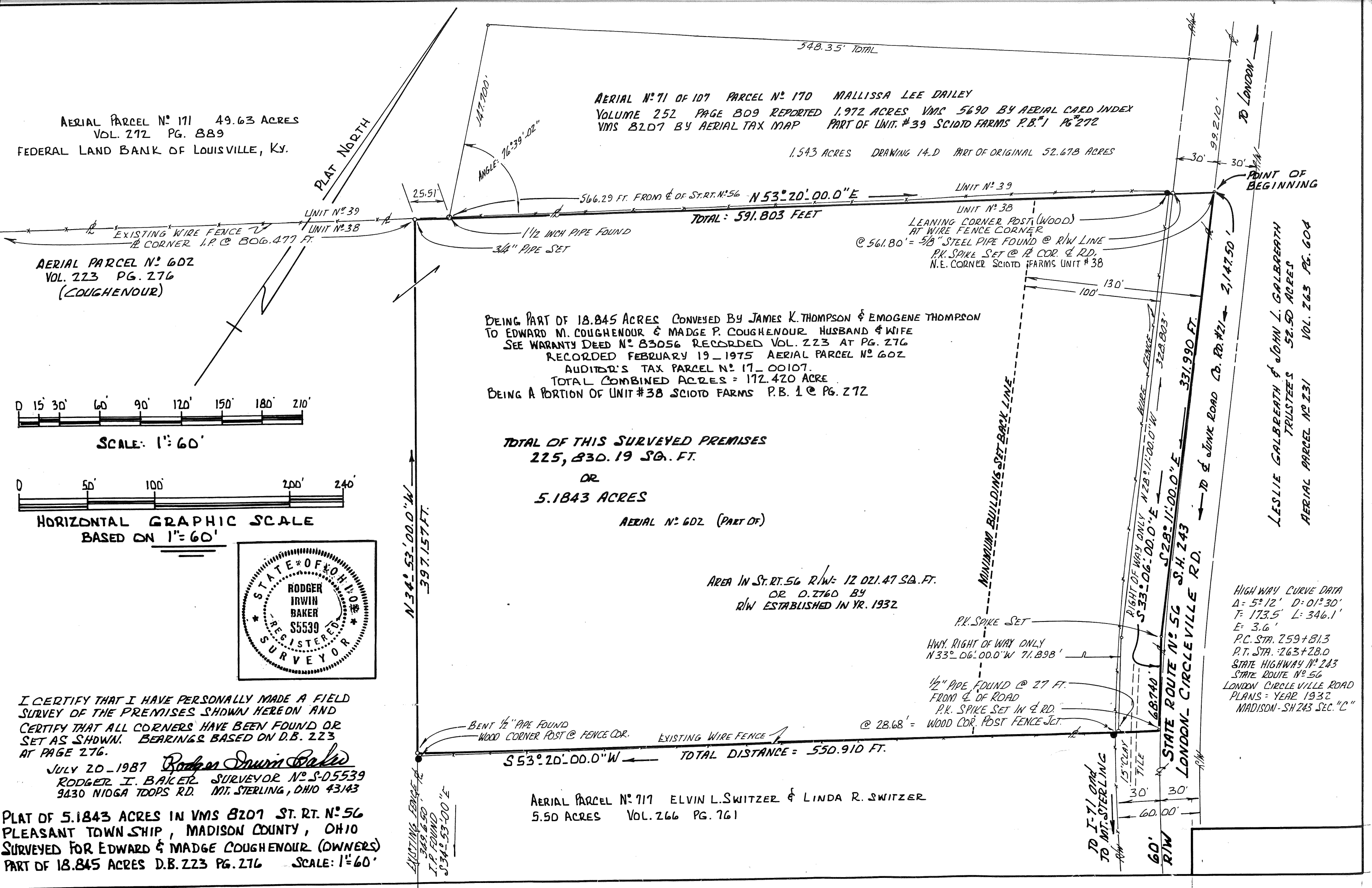
HORIZONTAL GRAPHIC SCALE
BASED ON 1" = 60'



I CERTIFY THAT I HAVE PERSONALLY MADE A FIELD SURVEY OF THE PREMISES SHOWN HEREON AND CERTIFY THAT ALL CORNERS HAVE BEEN FOUND OR SET AS SHOWN. BEARINGS BASED ON D.B. 223 AT PAGE 276.

JULY 20-1987 *Rodger Irwin Baker*
RODGER I. BAKER SURVEYOR N° S-05539
9430 NIAGA TOWNS RD. MT. STERLING, OHIO 43143

PLAT OF 5.1843 ACRES IN VMS 8207 ST. RT. N° 56
PLEASANT TOWNSHIP, MADISON COUNTY, OHIO
SURVEYED FOR EDWARD & MADGE COUGHENOUR (OWNERS)
PART OF 18.845 ACRES D.B. 223 PG. 276 SCALE: 1" = 60'



Description of 225, 830.19 square feet of land or 5.1843 acres situated in Virginia Military Survey #8207 in the Civil Township of Pleasant, County of Madison, State of Ohio and being a portion of 18.845 acres described in Deed Volume 223 at Page 276 which 18.845 acres was conveyed to Edward M. Coughenour and Madge P. Coughenour and incorporated into the total 172.420 acres as now appears upon the Tax Duplicate of Madison County as Parcel #17-00107, and is also identified as Aerial Parcel #602....said 5.1843 acres being bounded and more particularly described as follows:

Commence with a spike found in the original centerline of Junk Road (Co. Rd. #21) and State Route #56 (aka London-Circleville Road and/or State Highway #243 Section "C") then with the middle of State Route #56 northwesterly 2,147.50 feet to a P.K. spike set at the northeast of the herein described tract of land, said spike being the southeasterly corner of Unit #39 and being the northeast corner of Unit #38 of Scioto Farms as recorded in Plat Book #1 at Page 272, said spike being the northeasterly corner of aforesaid 18.845 acres described in Deed Volume 223 at Page 276 and hereafter referred to as the true point of beginning;

Thence: Following the centerline tangent of said State Route #56 S 28 deg 11 min 00.0 sec E 331.990 feet to a P.K. spike set;

Thence: Again with a short tangent of said State Route #56 S 33 deg 06 min 00.0 sec E 68.740 feet to a P.K. spike set;

Thence: S 53 deg 20 min 00.0 sec W (passing a 1/2 inch pipe found at 27 feet and

passing a wood corner post at a wire fence junction at 28.68 feet and then following a wire fence) a total distance of 550.910 feet to a bent 1/2 inch pipe found near the base of a wood end post at a fence corner...said pipe being the northwest corner of 5.50 acres described in Volume 266 at Page 761;

Thence: N 34 deg 53 min 00.0 sec W 397.157 feet to a 3/4 inch pipe set in a wire fence on the common boundary between Units 38 and 39 of aforesaid Scioto Farms... which fence is on the northerly line of said Coughenour;

Thence: With the boundary between Scioto Farms units 38 and 39 which line is marked with a wire fence N 53 deg 20 min 00.0 sec E (passing a 1 1/2 iron pipe found at 25.51 feet, passing a wood post at 560 feet and passing a 5/8 inch pipe found at 561.80 feet) a total distance of 591.803 feet to the true point of beginning:

Containing within the above described bounds a total area of 225,830.19 square feet or 5.1843 acres of which 12,021.47 square feet or 0.2760 acre is within the 60 feet wide public roadway right of way of London-Circleville road.

Bearings based on the current deed as recorded in Vol. 223 at Pg. 276.

Subject to all legal highways, restrictions and easements of record and zoning ordinances and regulations.