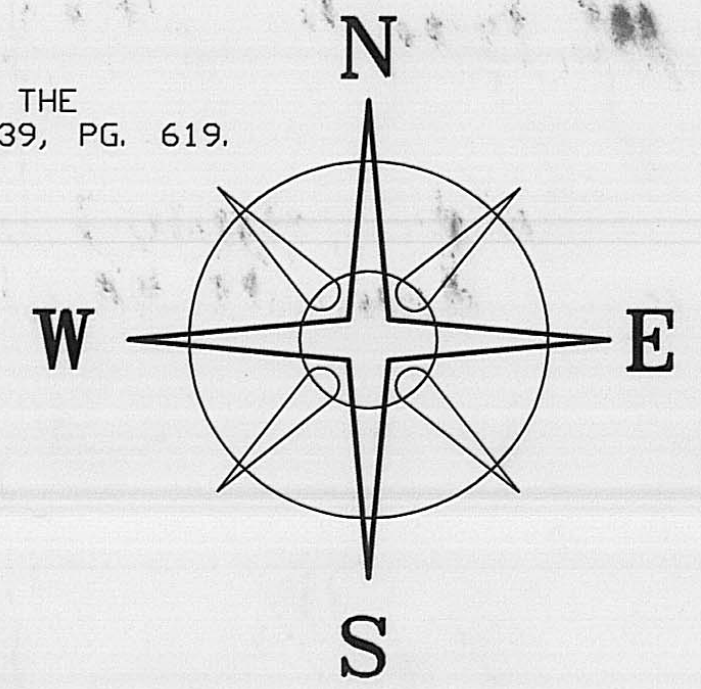


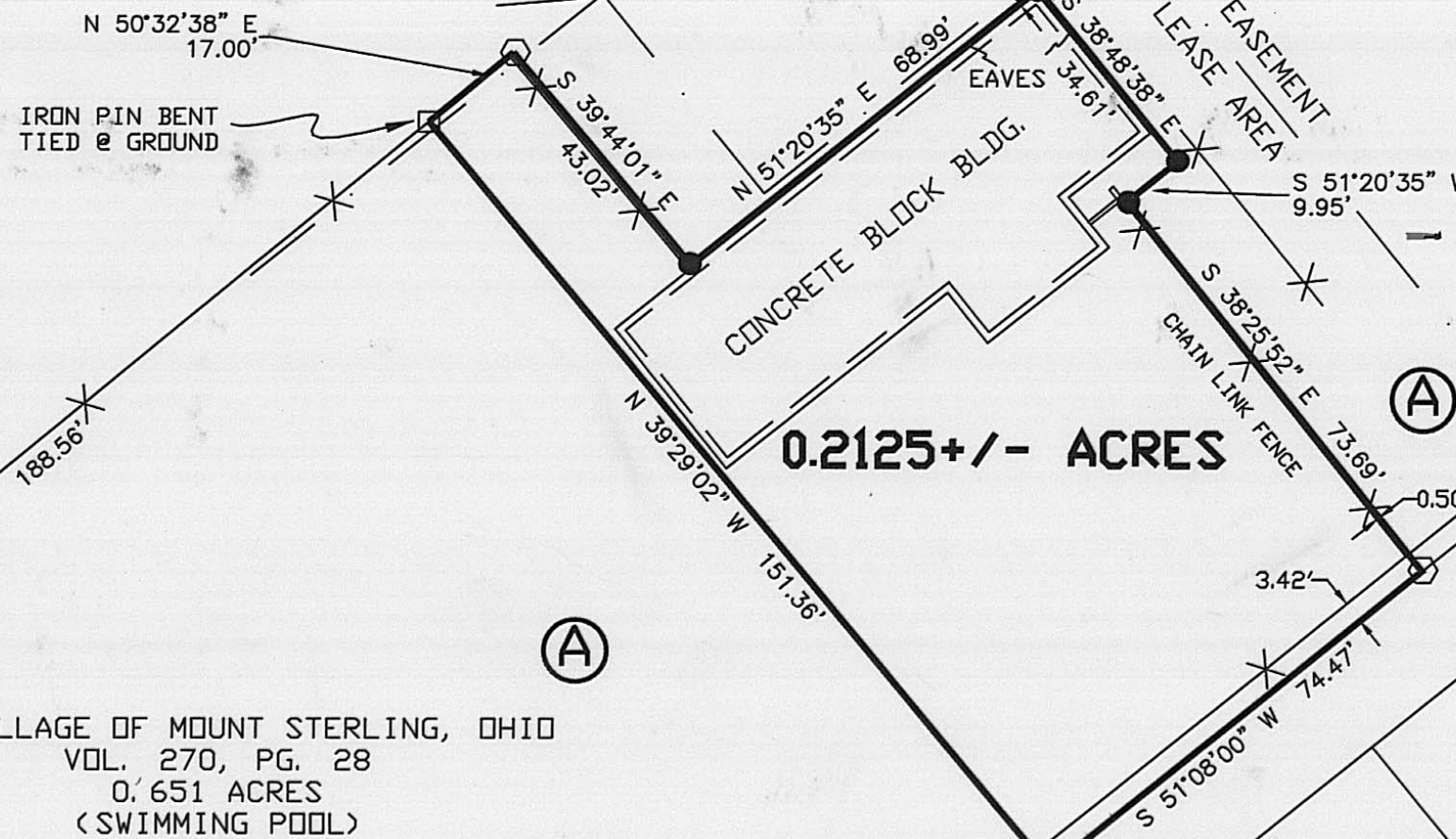
DEED REFERENCE

THE MOUNT STERLING
CHAMBER OF COMMERCE
VOL. 139, PG. 619
8.64 ACRES

BEARINGS BASED ON THE NORTHWEST LINE OF THE ALLEY (S51°08'W) AS DESCRIBED IN VOL. 139, PG. 619.



195



0.2125 +/- ACRES

THE VILLAGE OF MOUNT STERLING, OHIO
VOL. 270, PG. 28
0.651 ACRES
(SWIMMING POOL)

NOTES

- (A) 1) PROPERTY IS SUBJECT TO A LEASE TO FOUR SEASONS RECREATION, INC. AS RECORDED IN LEASE VOL. 13, PG. 69
- (B) 2) EASEMENT TO FOUR SEASONS RECREATION, INC. IN D. B. 181 PG. 27

LEGEND

- 3"Ø METAL FENCE POST (FOUND)
- 1/2" DIA. SOLID IRON PIN (FOUND)
- △ 1/2"Ø IRON PIN & YELLOW CAP STAMPED "RLS 6106" (FOUND)
- MAG NAIL (SET)
- 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)
- LEASE/EASEMENT LINE
- 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
0.2125± ACRES, VMS 464,
VILLAGE OF MT. STERLING,
MADISON COUNTY, OHIO.
SURVEYED FOR THE VILLAGE OF MT. STERLING

I HEREBY CERTIFY THAT THIS PLAT DEPICTS AN ACTUAL FIELD SURVEY PERFORMED BY JAMES R. COTTRILL P.S. #6858
James R. Cottrill DATE: 1-29-99

DATE DRAWN: 1-12-99	SCALE : 1" = 30' 30' 15' 0 30'	CREW: RC, MW
JOB #S990104		DWN. BY: RC
F. B. # 21		CK. BY:

The following described 0.2125 acre tract is situated in the State of Ohio, Madison County, Village of Mt. Sterling, V.M.S. 464, and being part of a 8.64 acre tract conveyed to the Mount Sterling Chamber of Commerce by Volume 139 Page 619 and being more particularly described as follows:

Beginning at a 1/2 inch iron pin and yellow plastic cap stamped RLS 6106 (found) at the southeast corner of a 0.651 acre tract conveyed to the Village of Mount Sterling, Ohio by Volume 270 Page 28 said iron pin and cap bears North 51 deg. 08 min. 00 sec. East a distance of 61.81 and North 38 deg. 41 min. 00 sec. West with the centerline of John Street a distance of 181.50 feet from the centerline of said John Street with the centerline intersection of Columbus Street;

Thence, with the northeast line of said 0.651 acre tract North 39 deg. 29 min. 02 sec. West a distance of 151.36 feet to a 1/2 solid iron pin found at the northern most corner of said 0.651 acre tract;

Thence, across said 8.64 acre tract the following 6 courses:

- 1) North 50 deg. 32 min. 38 sec. East a distance of 17.00 feet to an iron pin and cap set
- 2) South 39 deg. 44 min. 01 sec. East a distance of 43.02 feet to a mag nail set
- 3) North 51 deg. 20 min. 35 sec. East a distance of 68.99 feet to a mag nail set
- 4) South 38 deg. 48 min 38 sec. East a distance of 34.61 feet to a mag nail set
- 5) South 51 deg. 20 min. 35 sec. West a distance of 9.95 feet to a mag nail set
- 6) South 38 deg. 25 min. 52 sec. East a distance of 73.69 feet to an iron pin and cap set in the northwest line of a 16.5 foot alley

Thence, with said 16.5 foot alley South 51 deg. 08 min. 00 sec. West a distance of 74.47 feet returning to the point of beginning containing 0.2125 acres more or less.

Subject to a lease to Four Seasons Recreation Inc. as recorded in Lease Volume 13 Page 69;

Bearings are based on the Northwest line of the alley (South 51 deg. 08 min. West) as described in Volume 139 Page 619.

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 January 18, 1999 by James R. Cottrill registration#6858.