

**EXHIBIT OF 6.694 ACRES
SITUATED IN THE STATE OF OHIO
MADISON COUNTY, UNION TOWNSHIP,
VIRGINIA MILITARY SURVEY NO. 8846**

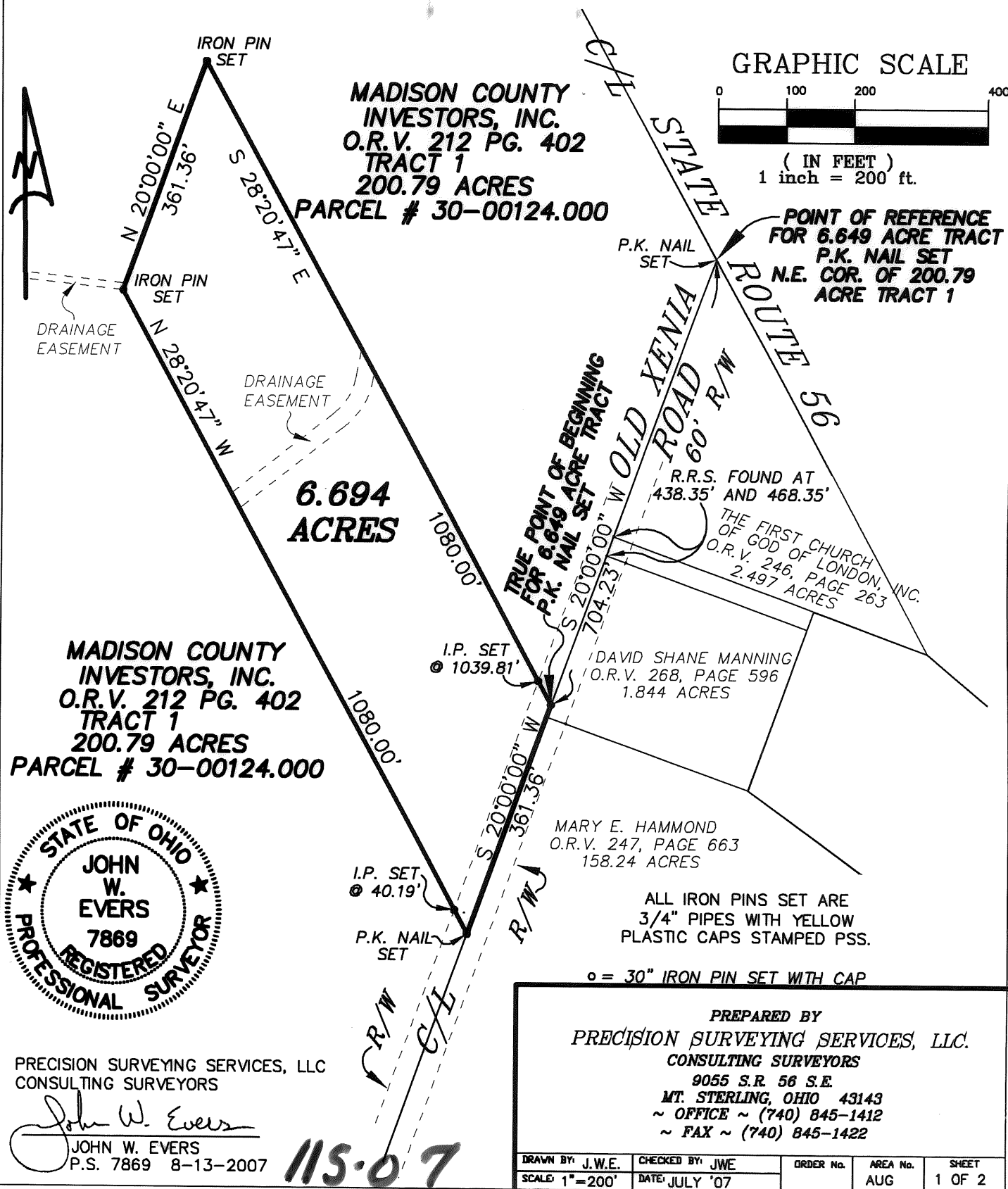
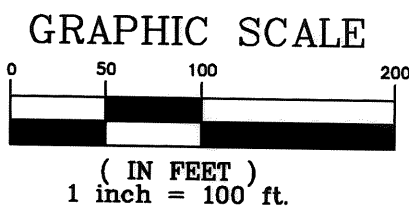


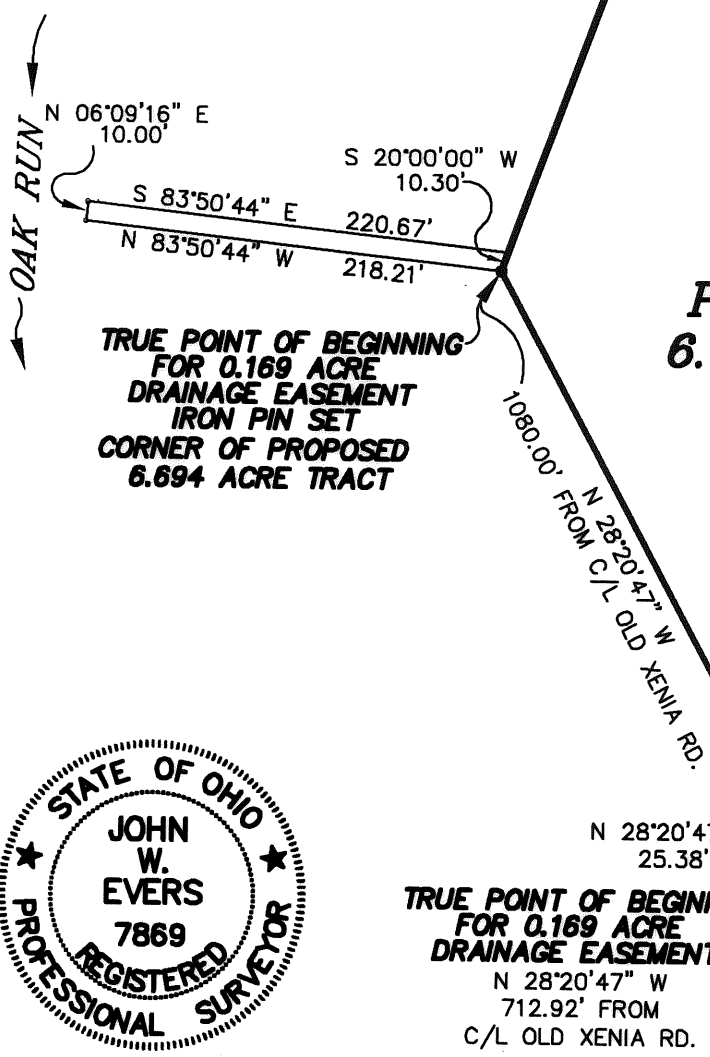
EXHIBIT OF 0.169 ACRE AND 0.050 ACRE DRAINAGE EASEMENTS SITUATED IN THE STATE OF OHIO MADISON COUNTY, UNION TOWNSHIP, VIRGINIA MILITARY SURVEY NO. 8846



**MADISON COUNTY
INVESTORS, INC.
O.R.V. 212 PG. 402
TRACT 1
200.79 ACRES
PARCEL # 30-00124.000**

IRON PIN SET

PROPOSED 6.694 ACRE TRACT



Δ=41°30'45"
R=87.50
L=63.40
CH BRG=N 31°01'00" E
CHORD=62.02

Δ=41°30'45"
R=112.50
L=81.51
CH BRG=S 31°01'00" W
CHORD=79.74

○ = 30" IRON PIN SET WITH CAP



PRECISION SURVEYING SERVICES, LLC
CONSULTING SURVEYORS

John W. Evers
JOHN W. EVERS
P.S. 7869 8-13-2007

**PREPARED BY
PRECISION SURVEYING SERVICES, LLC.
CONSULTING SURVEYORS
9055 S.R. 56 S.E.
MT. STERLING, OHIO 43143
~ OFFICE ~ (740) 845-1412
~ FAX ~ (740) 845-1422**

DRAWN BY: J.W.E.	CHECKED BY: JWE	ORDER No.	AREA No.	SHEET
SCALE: 1"=100'	DATE: AUGUST '07		MAD	2 OF 2

DESCRIPTION OF 6.694 ACRES
FROM LANDS OWNED BY
MADISON COUNTY INVESTORS, INC
UNION TOWNSHIP, MADISON COUNTY, OHIO

Situate in Virginia Military Survey No. 8846, Union Township, County of Madison, State of Ohio, and being 6.694 acres of land all out of that 200.79 acre tract of land owned by Madison County Investors, Inc., of record in Official Record Volume 212, Page 402 (all references to records being on file in the Office of the Recorder, Madison County, Ohio), said 6.694 acre tract of land being further described as follows:

The Point of Reference being a P.K. nail set at the northeasterly corner of said 200.79 acre tract, being in the centerline of State Route 56, at the intersection with the centerline of Old Xenia Road, and being the northerly corner of that 2.497 acre tract of land owned by The First Church of God of London, Inc., of record in Official Record Volume 246, Page 263; Thence South 20°00'00" West, along the centerline of Old Xenia Road, being the easterly line of said 200.79 acre tract, and being the westerly line of said 2.497 acre tract, and the westerly line of that 1.844 acre tract of land owned by David Shane Manning, of record in Official Record Volume 268, Page 596, a total distance of 704.23 feet to a P.K. nail set and being The True Place of Beginning of the herein described 6.694 acre tract, passing railroad spikes found at a distance of 438.35 feet and 468.35 feet;

Thence South 20°00'00" West, along the easterly line of said 200.79 acre tract, being the centerline of Old Xenia Road, and along the westerly line of said 1.844 acre tract, and along the westerly line of a 158.24 acre tract of land owned by Mary E. Hammond, of record in Official Record Volume 247, Page 663, a distance of 361.36 feet to a P.K. nail set

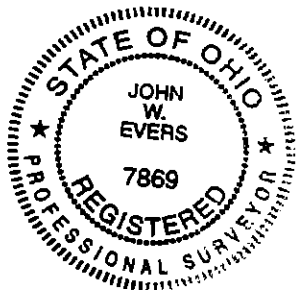
Thence North 28°20'47" West, into of said 200.79 acre tract, a distance of 1080.00 feet to an iron pin set, and passing an iron pin set in the westerly Right-of-Way line of said Old Xenia Road, at a distance of 40.19 feet;

Thence North 20°00'00" East, a distance of 361.36 feet to an iron pin set;

Thence South 28°20'47" West, passing an iron pin set in the westerly Right-of-Way line of said Old Xenia Road at a distance of 1039.81 feet, a total distance of 1080.00 feet to the True Place of Beginning and containing 6.694 acres of land.

For the purpose of this description, a bearing of South 20°00'00" West was used on the easterly line of that 200.79 acre tract of land owned by Madison County Investors,

Inc., of record in Official Record Volume 212, Page 402, on file in the Office of the Recorder, Madison County, Ohio, and being the centerline of Old Xenia Road.



PRECISION SURVEYING SERVICES, LLC
Consulting Surveyors

John W. Evers

John W. Evers

07-23-07

DESCRIPTION OF 0.169 ACRE DRAINAGE EASEMENT
FROM LANDS OWNED BY
MADISON COUNTY INVESTORS, INC
UNION TOWNSHIP, MADISON COUNTY, OHIO

Situate in Virginia Military Survey No. 8846, Union Township, County of Madison, State of Ohio, and being a 0.169 acre Drainage Easement, all out of that 200.79 acre tract of land owned by Madison County Investors, Inc., of record in Official Record Volume 212, Page 402 (all references to records being on file in the Office of the Recorder, Madison County, Ohio), said 0.169 acre Drainage Easement being further described as follows:

The Point of Reference being a P.K. nail set at the northeasterly corner of said 200.79 acre tract, being in the centerline of State Route 56, at the intersection with the centerline of Old Xenia Road, and being the northerly corner of that 2.497 acre tract of land owned by The First Church of God of London, Inc., of record in Official Record Volume 246, Page 263; Thence South $20^{\circ}00'00''$ West, along the centerline of Old Xenia Road, being the easterly line of said 200.79 acre tract, and being the westerly line of said 2.497 acre tract, and the westerly line of that 1.844 acre tract of land owned by David Shane Manning, of record in Official Record Volume 268, Page 596, a distance of 1065.59 feet to a P.K. nail set at the southerly corner of a proposed 6.694 acre tract, passing railroad spikes found at a distance of 438.35 feet and 468.35 feet;

Thence North $28^{\circ}20'47''$ West, into of said 200.79 acre tract, and along the southwesterly line of a proposed 6.694 acre tract, a distance of 712.92 feet to The True Place of Beginning of the herein described 0.169 acre Drainage Easement, and passing an iron pin set in the westerly Right-of-Way line of said Old Xenia Road at a distance of 40.19 feet;

Thence North $28^{\circ}20'47''$ West, continuing along the southwesterly line of said proposed 6.694 acre tract, a distance of 25.38 feet to a point;

Thence North $51^{\circ}46'22''$ East, into said proposed 6.694 acre tract, a distance of 192.05 feet to a point of curvature;

Thence 63.40 feet along the arc of a curve to the left, having a radius of 87.50 feet, a central angle of $41^{\circ}30'45''$, the chord of which bears North $31^{\circ}01'00''$ East, a chord distance of 62.02 feet to a point of tangency;

Thence North $10^{\circ}15'37''$ East, a distance of 43.98 feet to a point in the northeasterly line of said proposed 6.694 acre tract;

Thence South $28^{\circ}20'47''$ East, along the northeasterly line of said 6.694 acre tract, a distance of 40.07 feet to a point;

Thence South $10^{\circ}15'37''$ West, into said proposed 6.694 acre tract, a distance of 12.67 feet to a point of curvature;

Thence 81.51 feet along the arc of a curve to the right, having a radius of 112.50 feet, a central angle of $41^{\circ}30'45''$, the chord of which bears South $31^{\circ}01'00''$ West, a chord distance of 79.74 feet to a point of tangency;

Thence South $51^{\circ}46'22''$ West, a distance of 196.40 feet to the True Place of Beginning and containing 0.169 acre of land.

For the purpose of this description, a bearing of South $20^{\circ}00'00''$ West was used on the easterly line of that 200.79 acre tract of land owned by Madison County Investors, Inc., of record in Official Record Volume 212, Page 402, on file in the Office of the Recorder, Madison County, Ohio, and being the centerline of Old Xenia Road.



PRECISION SURVEYING SERVICES, LLC
Consulting Surveyors

John W. Evers

John W. Evers

08-13-07

DESCRIPTION OF 0.050 ACRE DRAINAGE EASEMENT
FROM LANDS OWNED BY
MADISON COUNTY INVESTORS, INC
UNION TOWNSHIP, MADISON COUNTY, OHIO

Situate in Virginia Military Survey No. 8846, Union Township, County of Madison, State of Ohio, and being a 0.050 acre Drainage Easement, all out of that 200.79 acre tract of land owned by Madison County Investors, Inc., of record in Official Record Volume 212, Page 402 (all references to records being on file in the Office of the Recorder, Madison County, Ohio), said 0.050 acre Drainage Easement of land being further described as follows:

The Point of Reference being a P.K. nail set at the northeasterly corner of said 200.79 acre tract, being in the centerline of State Route 56, at the intersection with the centerline of Old Xenia Road, and being the northerly corner of that 2.497 acre tract of land owned by The First Church of God of London, Inc., of record in Official Record Volume 246, Page 263; Thence South $20^{\circ}00'00''$ West, along the centerline of Old Xenia Road, being the easterly line of said 200.79 acre tract, and being the westerly line of said 2.497 acre tract, and the westerly line of that 1.844 acre tract of land owned by David Shane Manning, of record in Official Record Volume 268, Page 596, a distance of 1065.59 feet to a P.K. nail set at the southerly corner of a proposed 6.694 acre tract, passing railroad spikes found at a distance of 438.35 feet and 468.35 feet;

Thence North $28^{\circ}20'47''$ West, into of said 200.79 acre tract, and along the southwesterly line of a proposed 6.694 acre tract, a distance of 1080.00 feet to an iron pin set and being The True Place of Beginning of the herein described 0.050 acre Drainage Easement, and passing an iron pin set in the westerly Right-of-Way line of said Old Xenia Road, at a distance of 40.19 feet;

Thence North $83^{\circ}50'44''$ West, a distance of 218.21 feet to a point within the easterly limits of Oak Run;

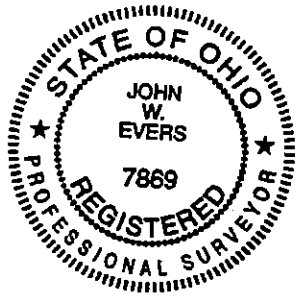
Thence North $06^{\circ}09'16''$ East, within the easterly limits of Oak Run, a distance of 10.00 feet to a point;

Thence South $83^{\circ}50'44''$ East, a distance of 220.67 feet to a point in the westerly line of said proposed 6.694 acre tract;

Thence South $20^{\circ}00'00''$ West, along the westerly line of said 6.694 acre tract, a distance of 10.30 feet to the True Place of Beginning and containing 0.050 acre of land.

For the purpose of this description, a bearing of South $20^{\circ}00'00''$ West was used on the easterly line of that 200.79 acre tract of land owned by Madison County Investors,

Inc., of record in Official Record Volume 212, Page 402, on file in the Office of the Recorder, Madison County, Ohio, and being the centerline of Old Xenia Road.



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