

Handwritten signature of Joseph P. Priday.

JOSEPH P. PRIDAY (S-7277)
FEB 26, 2007 JN 96-31B

I HEREBY CERTIFY THAT THIS PLAT WAS
PREPARED FROM AN ACTUAL FIELD SURVEY
AND MONUMENTS WERE SET AS INDICATED.

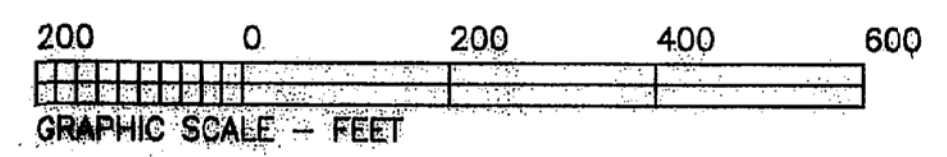
PRIDAY SURVEYING, INC.
P.O. BOX 192
MARYSVILLE, OH 43040
(937) 642-3400

PLAT OF SURVEY FOR:
RON WINN
CANAAN TWP ~ VMS 5874 & VMS 8428
MADISON COUNTY, OHIO
PART OF 27.173 ACRE TRACT
OFF REC 221, PG 1496

* THE LEGAL DESCRIPTION FOR SAM G. & SHIRLEY A. TORNICK
WAS INCORRECTLY RECORDED WITH THE LEGAL DESCRIPTION
FROM THE EAST 2.672 ACRE TRACT WHICH IS OWNED BY
DANNY AND ANNA BENTLEY. THE PRIOR LEGAL DESCRIPTION HAD
THE CORRECT WEST 2.672 ACRE LEGAL.

- NOTES:
- 1) ○ IRON PIPE FOUND
 - 2) ■ MONUMENT BOX FOUND
 - 3) △ RAILROAD SPIKE FOUND
 - 4) ⊙ IRON ROD FOUND
 - 5) ● 3/4" X 30" GALV IRON PIPE
WITH PLASTIC I.D. CAPS SET
 - 6) BEARING ASSUMED FROM U.S. ROUTE 42
 - 7) ⊕ MAG NAIL SET
 - 8) ⊗ MAG NAIL FOUND

FLOOD ZONE X OF F.I.R.M.
390773 0100 B ~ FEB 06, 1991
(OUTSIDE 500 YEAR FLOOD PLAIN)



LEGAL DEED DESCRIPTION
RON WINN
3.798 ACRES

Real estate situated in Canaan Township of Madison County, Ohio; in the Virginia Military Survey numbers 5874 & 8428; being part of the 27.173 acre tract of Ron Winn (Official Record 221, page 1496), and being further bounded and described as follows:

Beginning for reference at a monument box found in the centerline of U.S. Route 42 at the centerline of the portion of Price-Hilliards Road (County Road 32) which is west of said Route 42.

Thence North 13 deg.-29'-18" East, 3.10 feet along said centerline of U.S. Route 42 to a point at the centerline of the portion of said Price-Hilliards Road which is east of said Route 42, being the TRUE POINT OF BEGINNING.

Thence North 13 deg.-29'-18" East, 200.51 feet continuing along said centerline of U.S. Route 42 to a mag nail set.

Thence South 80 deg.-37'-00" East, 820.06 feet (passing over an iron pipe set at 30.08 feet) to an iron pipe set on the west line of the 2.672 acre tract of Sam G. and Shirley A. Tornik (Official Record 209, page 1274, see note about tract on plat).

Thence South 09 deg.-23'-00" West, 200.00 feet along said west line (passing over an iron pipe found at 170.00 feet) to a mag nail found in said centerline of Price-Hilliards Road.

Thence North 80 deg.-37'-00" West, 834.42 feet along said centerline to the TRUE POINT OF BEGINNING.

Bearing was assumed from said U.S. Route 42, R/W plans. The tract as described from an actual field survey performed on or about February 26, 2007, by Registered Surveyor Joseph P. Priday (S-7277), contains **3.798 acres**, more or less, subject to all previous easements and rights-of-way of record. All iron pipes set are 3/4" x 30" galvanized pipe with plastic I.D. caps. The plat of survey is recorded in the map room of the Madison County Engineer.

