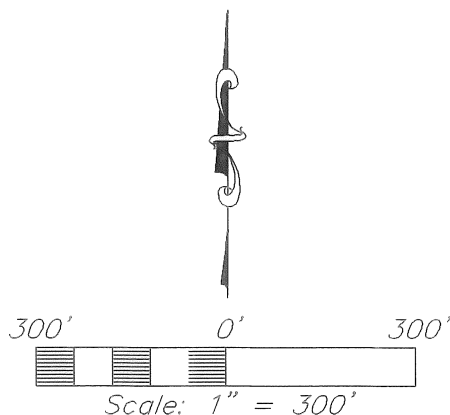


EASEMENT PLAT

SITUATED IN THE STATE OF OHIO, COUNTY
OF MADISON, JEFFERSON TWP., V.M.S. 2836

& 2445, BEING PART OF A 153.098 ACRE
TRACT CONVEYED TO RIVERWOOD
INVESTORS, L.L.C. BY O.R. 89 PAGE 541,
MADISON COUNTY RECORDER'S OFFICE



BASIS OF BEARINGS

BEARINGS ARE BASED UPON THE SOUTHEAST LINE OF SAID
153.098 ACRE TRACT CONVEYED TO RIVERWOOD INVESTORS,
LLC, BEING (N58°20'16"E) AS STATED IN OFFICIAL
RECORD 89 PAGE 541.

INGRESS/EGRESS EASEMENT
FOR EXISTING ASPHALT/GRAVEL
DRIVE FOR SEWAGE DISPOSAL
PLANT
2.241 ACRES

RIVERWOOD INVESTORS, LLC
O.R. 89 PG. 541
153.098 ACRES

ZION EVANGELICAL LUTHERAN CHURCH
DEED BOOK 152 PAGE 479
1.95 ACRES

RIVERWOOD INVESTORS, LLC
O.R. 89 PG. 541
153.098 ACRES

2.241 ACRES

JEFFERSON TWP. TRUSTEES
CEMETARY
DEED BOOK 261 PG. 431
6.785 ACRES

INGRESS/EGRESS EASEMENT
FOR EXISTING ASPHALT/GRAVEL
DRIVE FOR SEWAGE DISPOSAL
PLANT

N05°50'41"E
85.29'

P.O.B.

N81°55'21"W
60.05'

S05°50'41"W
69.35'

RIVERWOOD INVESTORS, LLC
O.R. 89 PG. 541
153.098 ACRES

HIDDEN CREEK L.T.D.
O.R. 30 PG. 1202
38.064 ACRES

V.M.S. 2836
V.M.S. 2445

REF. PT.

SEWAGE DISPOSAL PLANT
(VILLAGE OF WEST JEFFERSON)
D.B. 186 PG. 157
3.65 ACRES

S 58°20'16" W
2346.78'

(BASIS OF BEARINGS)

CERTIFICATION

I HEREBY CERTIFY THIS PLAT WAS MADE BY USING FIELD
MEASUREMENTS OBTAINED BY AN ACTUAL FIELD SURVEY
CONDUCTED IN NOVEMBER, 2006.



John Jeffrey Raab 12/18/06
JOHN J. RAAB, P.S. NO. 7863



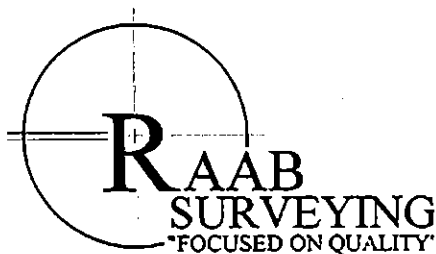
DRAWN BY: J.T.B.

DATE: 11/14/06

DWG. NO.:

APPROVED BY: JJR

6-07



DESCRIPTION OF A 2.241 ACRE ~~EASEMENT~~ PARCEL

The following described ^{2.241 acre parcel} ~~ingress/egress easement~~ is situated in the State of Ohio, County of Madison, Jefferson Township, VMS 2836 & 2445, and being part of a 153.098-acre tract conveyed to Riverwood Investors, L.L.C. by Official Record 89 Page 541, all references are to the Recorder's Office, Madison County, Ohio:

Beginning for reference at the northwesterly corner of a 3.65-acre tract conveyed to the Sewage Disposal Plant (Village of West Jefferson) in Deed Book 186 Page 157;

Thence, N 60°42'21" E a distance of 85.73 feet to the northwesterly line of said 3.65 acre tract;

Thence, through said 153.098 acre tract the following 2 courses:

- 1) N 30°20'15" W a distance of 535.11 feet
- 2) N 05°50'41" E a distance of 1037.94 feet to the true place of beginning

Thence, continuing through said 153.098-acre tract the following 4 courses:

- 1) N 05°50'41" E a distance of 85.29 feet
- 2) N 39°43'37" E a distance of 607.27 feet
- 3) N 44°56'39" E a distance of 308.95 feet
- 4) N 23°28'19" E a distance of 127.20 feet to the southeasterly corner of a 6.785 acre tract conveyed to Jefferson Twp. Trustees Cemetery by deed of record in Deed Book 261 Page 431.

Thence, N 48°47'31" W a distance of 589.58 feet along the northeasterly line of said 6.785 acre tract to a northwesterly corner of said 153.098 acre tract;

Thence, N 41°53'35" E a distance of 20.81 feet along a northwesterly line of said 153.098 acre tract to the westerly line of a 1.95 acre tract conveyed to Zion Evangelical Lutheran Church by deed of record in Deed Book 152 Page 479;

Thence S 47°04'36" E a distance of 171.39 feet along the southwesterly line of said 1.95 acre tract to the southwesterly corner of said 1.95 acre tract;


Thence, N 64°43'21" E a distance of 48.34 feet along the southeasterly line of said 1.95 acre tract to a northerly corner of said 153.098 acre tract;

Thence, through said 153.098 acre tract the following 6 courses:

- 1) S 48°47'31" E a distance of 442.54 feet
- 2) S 23°28'19" W a distance of 182.38 feet
- 3) S 44°56'39" W a distance of 317.59 feet
- 4) S 39°43'37" W a distance of 586.26 feet
- 5) S 05°50'41" W a distance of 69.35 feet
- 6) N 81°55'21" W a distance of 60.05 feet to the Place of Beginning containing 2.241 acres more or less.

Bearings are based upon the southeast line of said 153.098 acre tract being (N 58°20'16" E) as stated in Official Record 89 Page 541.

I hereby certify this description was prepared by using field measurements obtained by an actual field survey conducted in November 2006 by Raab Surveying, L.L.C.


JOHN JEFFREY RAAB, P.S. 7863 12/19/06
DATE

