



Being a property boundary description of 1.648 acres of land split out of permanent tax parcel # 01-00500.000 (aerial parcel # 543) in the civil township of Canaan, Madison County, State of Ohio, said property in the title of Earl C. Yutzy and Alice M. Yutzy, Trustees recorded in O.R. 0012 at Pg. 0214 (official record county Recorder's office) being subject to ditch assessment for Chandler Ditch # 183, this herein 1.648 acres being bounded and more particularly described as follows:

For reference commence with a found Mag Spike in the middle of M.V.High County Road # 44 (50 feet right of way width) at the common boundary between VMS 8696 and VMS 12743 go then along the middle of M.V.High Road S 83 deg 51 min 35 sec E 418.230 feet to a set mag spike at the point point of beginning which spike measures 5,308.065 feet easterly from the middle of junction of M.V.High Road and London-Delaware Road (U.S. Route # 42);

Thence: Leaving M.V.High Road and passing set rebars set at 20.000 feet and at 193.330 feet and again a rebar at 267.716 feet, bearing N 24 deg 17 min 15 sec E 298.024 feet to a capped steel rod set;

Thence: Parallel with M.V.High Road go S 83 deg 51 min 35 sec E 239.092 feet to a capped steel rod set;

Thence: Passing a capped rebar set at 28.800 feet and crossing Chandler Ditch # 183 (open ditch type grass water way with County rights of maintenance and subject to property assessment) go with a bearing of S 06 deg 08 min 25 sec W 109.665 feet to a set 5/8 steel rod capped;

Thence: Following basically parallel with the out crop of a farmed area S 41 deg 59 min 11 W remaining approximately 5 to 6 feet outside of the seasonal crop plantings (corn and / or soy beans) go a distance of 126.364 feet a set capped steel rod;

Thence: On a line perpendicular from the alignment of M.V.High Road go S 06 deg 08 min 25 sec W (passing a set capped steel rod on this line at 44.805 feet) a distance of 71.105 feet to a mag spike set in the road centerline which spike measures 912.280 feet N 83 deg 51 min 35 set W from a found 1/2 inch pipe and mag spike at a P.I.point in M.V.High Road;

Thence: With the final course and frontage to the herein described 1.648 acres go along the middle of M.V.High Road N 83 deg 51 min 35 sec W (passing a mag spike set in the middle of road over a cross pipe culvert in Chandler Ditch at 68.000 feet) a total frontage distance of 257.915 feet to the point of beginning.

Containing within said bounds 1.648 acres of land with 1.5001 acres being free and clear outside of highway right of way.

Property address is House # 7280 M.V.High Road Plain City, Ohio 43064.

Steel rod or rebars set are 5/8 inch diameter with caps stamped Baker S-5539.

This property was surveyed in August, 2006 by William Troy Barton and by Rodger I. Baker (Ohio licensed surveyor # S-005539) as per the request of LaVern Yutzy.

Bearings derived from N 11 deg 37 min 41 sec W cited in a field survey for aerial parcel no. 507 which bearings originated from plat 96-02 as per the deed recorded in O.R. 150 at Pg.0855

Rodger I. Baker

P.S. & L.L.S. # S-005539

Rodger I. Baker Surveyor (Ohio)

This description written September 14 th., 2006

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