

Description of a small land division for purposes of adjusting existing property boundary line so as to straighten out said boundary which small three-sided parcel contains 0.0248 acre and is a portion of the present 0.545 acre aerial parcel # 728, tax parcel # 31-00570.000, current owners are Roger W. Cox and Columbia R. Cox at 124 Chandler Avenue, London, Madison County, Ohio (zip 43140)...said 0.545 acre described in Deed Volume 235 at Pages 176 & 177...being within VMS 5670 and is bounded and more particularly described as follows:

Commence for a point of starting reference with a found "Tee" iron on the easterly boundary of 50 feet wide Chandler Avenue which "Tee" iron is at the southwesterly corner of 0.545 acre owned by Roger W. Cox and Columbia R. Cox D.B. 235 Pg. 176 & 177, said "Tee" iron is also located at the northwesterly corner of Lot # 1 of George E. Wickline Subdivision of record on Slide # 277 (Madison County Recorder's Plat Records).....go then on Slide # 277 with the northerly line of said Lot # 1 of Wickline's Subdivision S 86 deg 34 min 00 sec E 101.250 feet to a found 1/2 inch steel pipe behind the existing house at 122 Chandler Avenue...said pipe also being the southeast corner of 0.018 acre tract # 3, tax parcel 31-01506.000 (Catherine M. Johnson) Deed Book 290 at Page 320...this pipe being the true point of beginning;

Thence: With the easterly boundary of said 0.018 acre belonging to Catherine M. Johnson go N 22 deg 04 min 20 sec W 18.001 feet to a set 5/8 inch capped rebar 30 inches long stamped R.I.Baker S-5539 (plastic);

Thence: Passing through aforesaid Cox's 0.545 acre aerial parcel # 728...go S 79 deg 59 min 38 sec E 141.934 feet to an existing 5/8 inch pipe near the base of a corner post at a fence junction...which pipe is located on the northerly boundary of Lot # 1 of George E. Wickline subdivision...said pipe 14.80 feet westerly from the northeasterly corner of George E. Wickline Subdivision Lot # 1;

Thence: Following the northerly boundary of said Lot # 1 and being the line common to Catherine M. Johnson and Roger and Columbia Cox...go then N 86 deg 34 min 00 sec W 133.250 feet to the true point of beginning.

Containing within said bounds 0.0248 acre of land.

Rebar set is 5/8 inch diameter by 30 inches long with plastic cap stamped R.I.Baker S-5539.

Bearings derived from D.B. 290 Pg. 320 and D.B. 235 Pg. 176.

This property is not in a flood plain, there are no structures other than an existing chain link fence.

This description is based on a current field survey made in June 2001 by the undersigned surveyor Rodger Irwin Baker, Ohio registration # S-005539.

Rodger Irwin Baker

June 28, 2001

Rodger Irwin Baker, LLS and P.L.S. (Ohio) S-005539

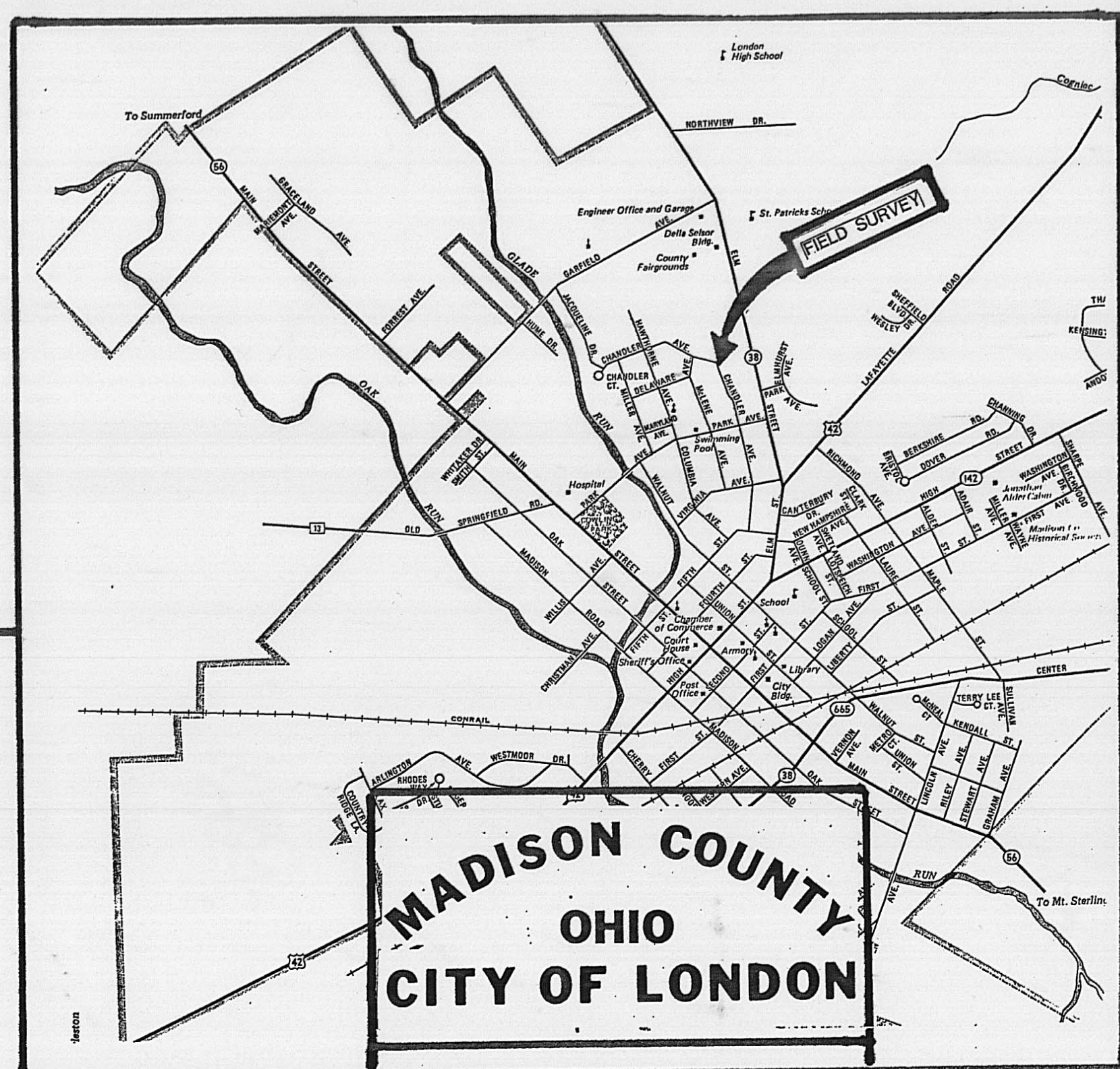
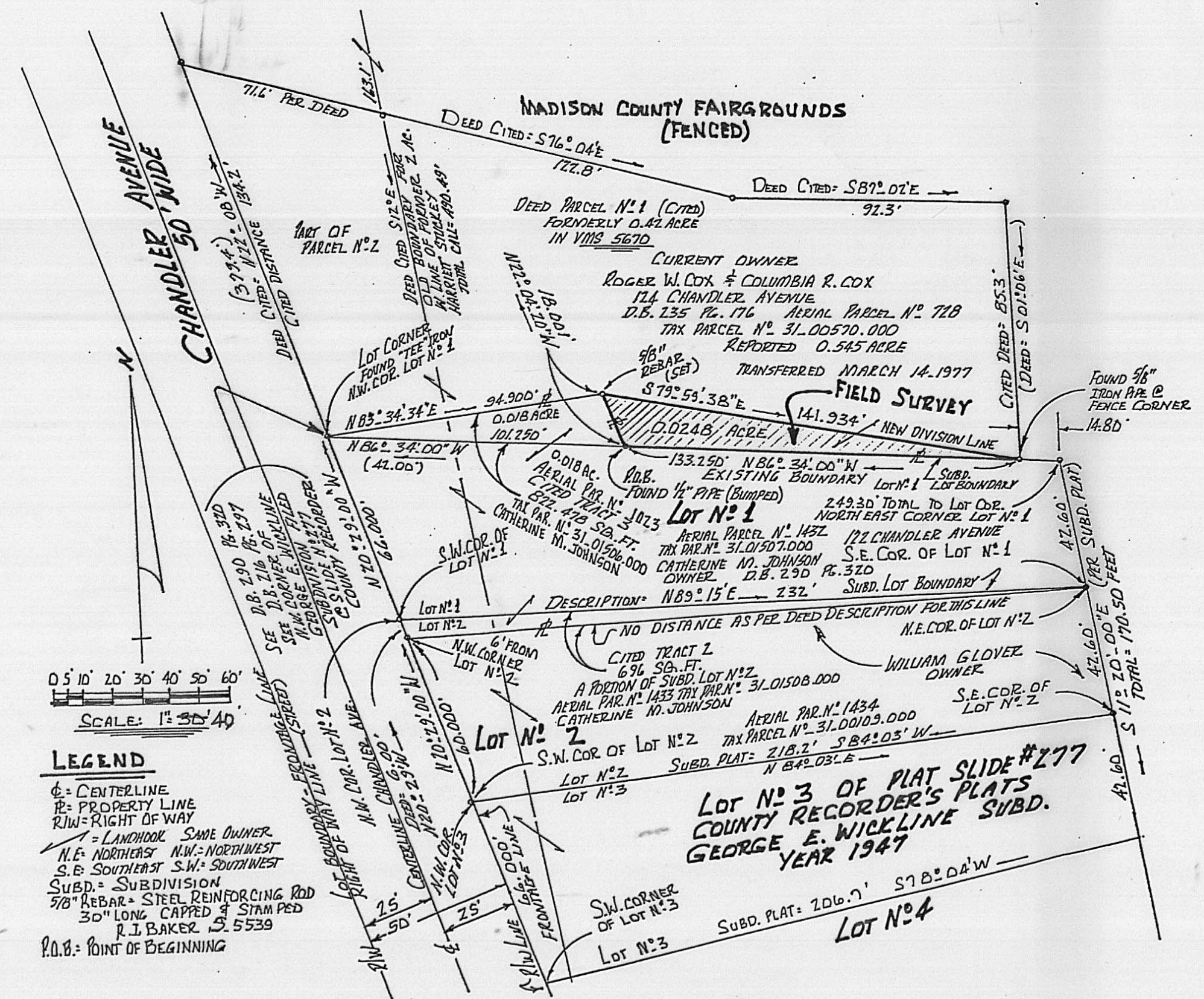
1300 Plain City-Georgesville Road (South)
Galloway, Ohio 43119

Phone 614-879-6004



CHANDLER AVE.
FIELD SURVEY
PLAT

LAND DIVISION SURVEY 0.0248 ACRE
IN VMS 5670 WITHIN CITY OF LONDON,
MADISON COUNTY, STATE OF OHIO
BEING A PORTION OF AERIAL PAR.#728
ALSO BEING PART OF TAX PAR.31-00570.000
LOCATED @ 124 CHANDLER AVENUE
DEED REFERENCE D.B.235 PG.176
PART OF FORMER 0.42 AC. PARCEL N°1
ROGER W. COX & COLUMBIA R. COX(OWNERS)



82-07

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