

PLAT OF SURVEY

For Robert L. and Sandra E. Fry

Of a 1.542 Acre Property Joined

From a 1.002 acre Lot and

A 0.540 Acre Split

Located in VMS 2678, Jefferson Twp.,
Madison Co., Ohio

Purpose: This plat shows a survey of a 1.003 Acre lot joined with a 0.540 acre split from a 28.92 acre property in the name of L&E Limited Corporation (Official Record 25, Page 117).

Owners: Robert L. and Sandra E. Fry
9330 West Broad St.
West Jefferson, Ohio 43162

Location: Located on the north side of U.S. 40 (West Broad Street) approximately feet west of State Route 142 in Virginia Military Survey 2678, Jefferson Township, Madison County, Ohio

Prior Deed References:

L&E LIMITED CORPORATION OR. 25, P.17
SANDRA E. & ROBERT L. FRY DB.278, P.846

See also: Plats 29-89 and 97-99 on file Madison County Engineer's Office and the NATIONAL ROAD Plat referenced below

Basis of Bearings: Centerline of U.S. 40 N85°00'00"E as established on the plans NATIONAL ROAD S.H.1, SEC.A and J (PT) and West Jefferson (PT), 1940, on file, District 6, O.D.O.T.

3/4" Iron Pipe found 1.40' south of the ROW line

Surveyor: Casey Elliott, PS7759
212 West High Street
London, Ohio 43140
(740)852-1300

CERTIFICATION:

I certify that this plat and the description developed from it meet the MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN OHIO, as described in Chapter 4733-37 of the Ohio Administrative Code. This plat and the description were developed from an actual field survey performed on May, 2008.

Casey Elliott
Casey C. Elliott, PS 7759, State of Ohio

06/03/2008
Date

LEGEND

- Monument found
- Monument set

Monuments found are described. Iron pins set are 5/8" diameter rebar with plastic ID caps labeled ELLIOTT PS7759.

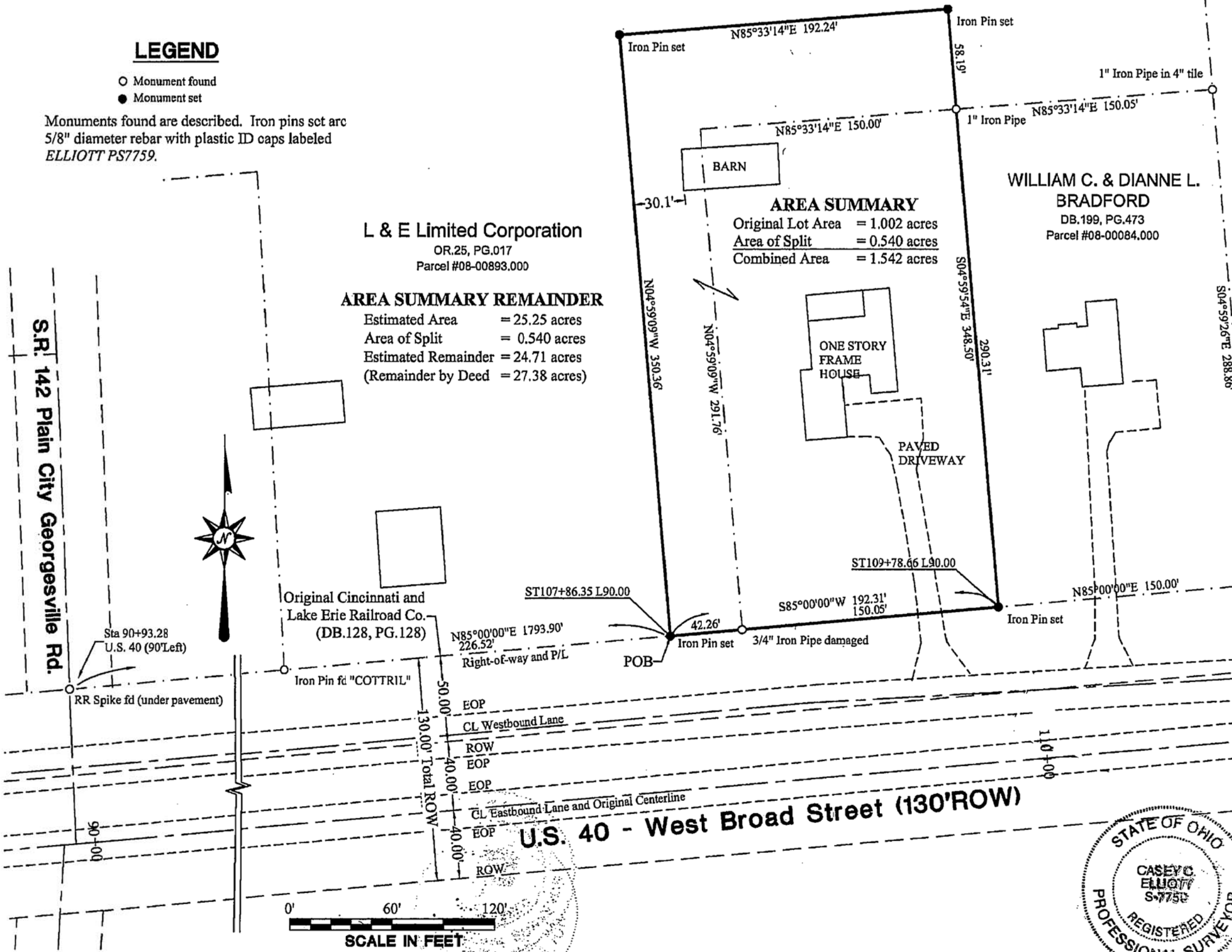
L & E Limited Corporation
OR.25, PG.017
Parcel #08-00893.000

AREA SUMMARY REMAINDER

Estimated Area = 25.25 acres
Area of Split = 0.540 acres
Estimated Remainder = 24.71 acres
(Remainder by Deed = 27.38 acres)

AREA SUMMARY
Original Lot Area = 1.002 acres
Area of Split = 0.540 acres
Combined Area = 1.542 acres

WILLIAM C. & DIANNE L. BRADFORD
DB.199, PG.473
Parcel #08-00084.000



UP 19

EXHIBIT A

Description of a 1.542 Acre Property Created From a 1.002 Acre Lot and A 0.540 Acre Split In VMS 2678, Jefferson Twp. Madison County, Ohio

This description is for a 1.542 acre property created from a 1.002 acre lot in the name of Robert L. and Sandra E. Fry (Deed Book 278, Page 846, Madison County Recorder's records) and a 0.540 acre split from a property in the name of L & E Limited Corporation, an Ohio Corporation (Official records 25, Page 17) located approximately 1800 feet east of State Route 142 (Plain City Georgesville Road) on the north side of U.S. 40 (West Broad Street - 130 foot Right-of-way) at 9330 West Broad Street, West Jefferson, Ohio and is further described as follows:

COMMENCING at a railroad spike found at the intersection of the centerline of State Route 142 (Plain City Georgesville Road) and the north Right-of-way of U.S. 40 (located under asphalt and unexcavated);

Thence N85°00'00"E, 1793.90 feet, along the north Right-of-way of said U. S. 40, to an iron pin set at the TRUE POINT OF BEGINNING;

Thence N04°59'09"W, 350.36 feet, into a property in the name of the said L & E Limited Corporation to an iron pin set;

Thence N85°33'14"E, 192.24 feet, to an iron pin set;

Thence S04°59'54"E, 348.50 feet, passing a one inch diameter iron pipe at 58.19 feet located at the northwest corner of a property in the name of William C. and Dianne L. Bradford (Deed Book 199, Page 473), continuing along the west line of the said Bradford property to an iron pin set in the north Right-of-way of U. S. 40;

Thence S85°00'00"W, 192.31 feet, along the north Right-of-way of U.S. 40, passing a ¾ inch diameter iron pipe found damaged at 150.05 feet, to the TRUE POINT OF BEGINNING.

Said new property contains 1.542 acres of land consisting of 1.002 acres in the original lot and 0.540 acres split from the L & E Limited Corporation property and is subject to all rights-of-way and easements of record. The estimated remainder of the L & E property is 24.71 acres (27.38 acres by deed). The Basis of Bearing is the original centerline of U.S. 40 (N85°00'00"E) as shown in the Right-of-way plans *NATIONAL ROAD S.H. 1, SEC. A AND J(PT) AND West Jefferson (PT), 1940* (Now U.S. 40) on file with District 6, Ohio Department of Transportation. This description is based on a survey performed in May of 2008 by Casey Elliott, PS7759, State of Ohio. Pins set are 5/8" diameter iron pins with yellow identification caps engraved *ELLIOTT PS-7759*. This survey and description meet the MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN OHIO, as described in Chapter 4733-37 of the Ohio Administrative Code.



Casey C. Elliott 6/3/08
Casey C. Elliott, PS 7759