

DEED REFERENCE

LIESA RIHL STONE ETAL.
OFFICIAL RECORD 6 PAGE 62

- Ⓐ TRACT 1
- Ⓑ TRACT 2
- Ⓒ TRACT 3

196.3 ACRES (ORIGINAL)

168.324 ACRES (REMAINING)

LEGEND

- ⊕ 1/2" THIN WALLED PIPE (FOUND)
- 6" WOODEN FENCE POST (FOUND)
- ⊕ 60° DOUBLE ANGLE IRON FENCE POST (FOUND)
- 1/4" DIA. SOLID IRON PIN (FOUND)
- △ RECORD CORNER STONE (FOUND)
- 1/2" IRON PIPE (FOUND)
- MAG NAIL (SET)
- ◆ RAIL ROAD SPIKE (PREVIOUSLY SET)
- RAIL ROAD SPIKE (FOUND)
- ⬡ 5/8" ⌀ REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL L.L.C. 6858" (SET)

ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE NOTED.

ADJOINERS

- ① WILLIAM A. & ALICE M. BAKER
OFFICIAL RECORD 180 PAGE 2132
2.869 ACRES
- ② GEORGIA M. MERCER (TRUSTEE)
OFFICIAL RECORD 234 PAGE 411
2.646 ACRES
- ③ REYNOLD SLAUGHTER Jr. (TRUSTEE)
OFFICIAL RECORD 240 PAGE 911
105.98 ACRES
- ④ ARVID J. & GLEANA J. MARTIN
OFFICIAL RECORD 228 PAGE 787
142.889 ACRES

61-08



I HEREBY CERTIFY THAT THIS PLAT DEPICTS AN ACTUAL FIELD SURVEY PERFORMED BY JAMES R. COTTRILL P.S. #6858
DATE: 7/3/08

COTTRILL SURVEYING, L.L.C.
8256 S.R. 207 N.E. MT. STERLING, OHIO 43143 PH. (740) 869-3811

169.3400 ACRES, V.M.S. 1362
STOKES TOWNSHIP, MADISON COUNTY
STATE OF OHIO.

SURVEYED FOR MARTY & CHRIS MACE

DATE DRAWN: 6/30/08	SCALE: 1" = 300' 300' 150' 0 300'	CREW: MW
JOB #S080614		DWN. BY: MW
F. B. #41		CK. BY: RC

169.3400 Acre Tract
Surveyed for Marty Mace

The following described 169.3400 acre tract is situated in the State of Ohio, Madison County, Stokes Township, VMS 1362, being all that remains of tracts 1, 2, and 3 totaling 169.3 original acres (168.324 acres to date) conveyed to Liesa Rihl Stone Et.Al. by Official Record 6 page 62, and being more particularly described as follows:

Beginning at a railroad spike found at the centerline intersection of Charleston - Chillicothe Road (County Road 15A)(50 ft. right-of-way) and the Old Federal Road (now abandoned) said railroad spike is at the northeast corner of a 5.132 acre tract conveyed to Karen S. Lewis Deed Book 289 page 107 and the southeast corner of said Tract 3;

Thence, with the centerline of said Old Federal Road and the north line of said 5.132 acre tract, North 89° 58 minutes 07 seconds West, passing the north east corner of a 2.869 acre tract conveyed to William A. and Alice M. Baker by Official Record 180 page 2132 at 488.55 ft., also passing a 6 in. diameter wood fence post found at the northeast corner of a 2.646 acre tract conveyed to Georgia M. Mercer (trustee) by Official Record 234 page 411 at 689.04 ft., a total distance of 980.89 ft. to a 6 in. diameter wood fence post found at the northeast corner of a 105.98 acre tract conveyed to Reynold Slaughter Jr. (Trustee) by Official Record 240 page 911;

Thence, continuing with the centerline of old Federal Road and the centerline of State Route 323 (60 ft. right-of-way), North 81° 08 minutes 48 seconds West a distance of 998.28 ft. to a mag nail set corner to said 105.98 acre tract;

Thence, with said 105.98 acre tract the following two courses:

- 1) North 02° 26 minutes 06 seconds East, passing an iron pin and cap set at 29.08 ft., also passing the western corner common to said tracts 1 and 3 at 591.45 ft., a total distance of 1601.91 ft. to a double angle iron fence post found
- 2) North 80° 53 minutes 11 seconds West a distance of 1372.35 ft. to a double angle iron fence post found in the east line of a 142.889 acre tract conveyed to Arvid J. and Gleana J. Martin by Official Record 228 page 787;

Thence, with the east line of said 142.889 acre tract, North 02° 12 minutes 25 seconds East, passing the southeast corner of a 25.8 acre tract conveyed to Walnut Canal properties Ltd. by Official Record 190 page 372 at 274.34 ft., also passing the western corner common to said Tracts 1 and 2 at 562.90 ft., a total distance of 1871.69 ft. to a record cornerstone found at the northwest corner of said Tract 2;

Thence, with a Southern line of said 25.8 acre tract, South 84° 42 minutes 48 seconds East a distance of 1246.06 feet to a record cornerstone found in the west line of a 59.9172 acre tract conveyed to Christine Hively and Katherine Sharkis by Official Record 233 page 404;

Thence, with said 59.9172 acre tract the following 2 courses:

- 1) South 02° 57 minutes 13 seconds West a distance of 447.71 ft. to a double angle iron fence post found
- 2) South 84° 27 minutes 25 seconds East, passing an iron pin and cap set at 1228.41 ft., a total distance of 1247.21 ft. to a ½" diameter thinwall pipe found in the centerline of said Charlestown Chillicothe Road

Thence, with the centerline of said Charlestown Chillicothe Road, the following three courses:

- 1) South 11° 05 minutes 48 seconds East a distance of 1063.30 ft. to a railroad spike previously set at the northeast corner of said Tract 2
- 2) South 13° 51 minutes 14 seconds East a distance of 1211.37 ft. to a ½" diameter thinwall pipe found

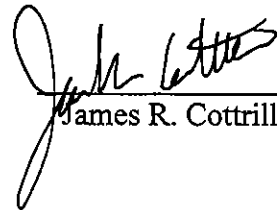
- 3) South 13° 39 minutes 03 seconds East, passing the eastern corner common to said tracts 1 and 3 at 426.50 ft., a total distance of 967.70 ft. returning to the point beginning containing **169.3400 Acres** more or less, of which 74.6870 acres more or less is all of said Tract 1, and 68.9096 acres more or less is all the remains of said Tract 2, and 25.7434 acres more or less is all of said Tract 3.

Bearings are based on a GPS observation on 06/25/08, WGS 1984 geodetic north.

This deed is subject to and with the benefit of all legal highways, restrictions, easements, limitations, and reservations, of record, if any and to zoning restrictions which have been imposed thereon, if any.

All iron pins set are 5/8 inch diameter rebar with yellow plastic caps stamped "Cottrill L.L.C. 6858."

This description is based on a field survey performed June 30, 2008 by James R. Cottrill registration #6858. (Job #S080614)


James R. Cottrill, P.S.

