

Robert Withrow
O.R. 121, p.1228
151.361 ac.

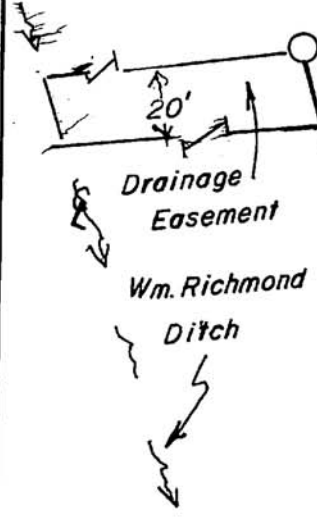
Stone found
w/chiseled 'X'

S72°14'38"W
250.00'

Ralph Zimmerman
O.R. 1, p. 272
193.37 ac.

2.712 ACRES
(0.139 AC. - R/W)

498.32'

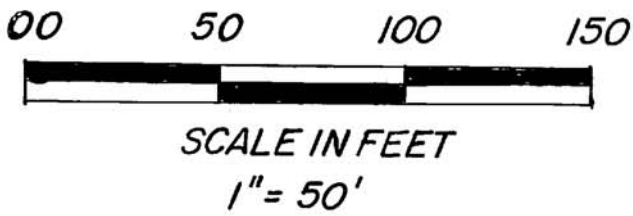


▲ = P.K. nail set
○ = 3/4" Iron pipe set

572.44'

S25°25'08"E

N19°21'48"W



R/W

(31.72')

P.O.B.

Iron spike fd.

R/W

(Ref. Brng. O.R. 224, p. 857)
N52°00'00" E 200.00'

Tradersville - Brighton Road - 60' R/W

V.M.S. 6350
V.M.S. 5539

GRANTOR:

John & Lisa Thiel Jt. Lives
2.712 acres from 5.672 acres
Official Record 224, p. 857
Somerset Twp., Madison County
Ohio, V.M.S. 6350, V.M.S. 5539

I hereby certify that the hereon platted property
was prepared from an actual survey.
William W. Browning
William W. Browning P.S. 7377 - August, 2007
4444 State Route 187
London, Ohio 43140
740.852.4444 - 740.852.5325



68-08

Thiel – 2.712 acres

The following description is for a parcel of land in the State of Ohio, County of Madison, Township of Somerford, Virginia Military Survey Number 6350 and V.M.S. 5539, and is part of a 5.672 acre tract recorded in the name of John and Lisa Thiel in Official Record 224, page 857, and said parcel being more particularly described as follows:

Beginning at a found iron spike in the centerline of Tradersville-Brighton Road (60' right-of-way), said spike being the southeast corner of the abovementioned 5.672 acre tract and the southwest corner of 193.37 acres recorded in the name of Ralph Zimmerman in Official Record 1, page 272;

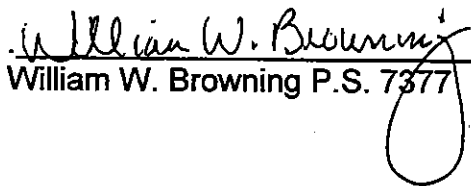
Thence, with the line between said Thiel and Zimmerman, N 19° 21' 48" W, passing a set iron pipe at 31.72 feet, a total distance of 498.32 feet to a found stone marked with a chiseled "X", said stone being the northeast corner of the abovementioned 5.672 acre tract and the southeast corner of 151.361 acres recorded in the name of Robert Withrow in Official Record 121, page 1228;

Thence, with part of the line between the aforesaid Withrow and Thiel, S 72° 14' 38" W 250.00 feet to a set iron pipe;

Thence, with a new division line of the abovementioned 5.672 acre tract, S 25° 25' 08" E, passing a set iron pipe at 541.65 feet, a total distance of 572.44 feet to a set P.K. nail in the centerline of Tradersville-Brighton Road;

Thence, with said centerline, N 52° 00' 00" E (reference bearing in accordance with Official Record 224, page 875) 200.00 feet to the point of beginning.

The above-described parcel contains 2.712 acres with 0.139 acres contained in the right-of-way of Tradersville-Brighton Road. Iron pipes set are ¾ inches in diameter and 30 inches in length with caps stamped P.S. 7377. Surveyed by William W. Browning P.S. 7377 during August of 2007.


William W. Browning P.S. 7377



Thiel – Drainage Easement

The following description is for a drainage easement in the State of Ohio, County of Madison, Township of Somerford, Virginia Military Survey Number 6350, and is part of a 5.672 acre tract recorded in the name of John and Lisa Thiel in Official Record 224, page 857, and said parcel being more particularly described as follows:

Beginning at a set iron pipe, said pipe being the northwest corner of a proposed 2.712 acre tract and in the north line of the abovementioned 5.672 acre tract;

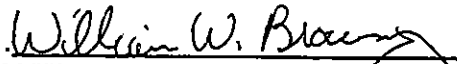
Thence, with said line, S 72° 14' 38" W 99.58 feet to a point in the center of the William Richmond Ditch;

Thence, with the centerline of said ditch, S 33° 03' 39" E 20.74 feet to a point;

Thence 20.00 feet from and parallel with said north line, N 72° 14' 38" E 96.80 feet to a point in the west line of the abovementioned proposed 2.712 acre tract;

Thence, with said west line, N 25° 25' 08" W 20.18 feet to the point of beginning.

The above-described parcel is for drainage purposes only. Surveyed by William W. Browning P.S. 7377 during August of 2007.


William W. Browning P.S. 7377

