

BEARINGS BASED ON THE NORTH LINE OF 0.1091 ACRE TRACT
(N 63°53'21"E) AS DESCRIBED IN OR 216 P 1085.

DEED REFERENCE

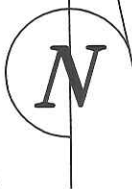
NCB, LTD
OR 216 P 1085
0.1091 ACRES

NOTES

0.0500 ACRE TRACT IS TO BECOME PART OF
AND CONTINGENT TO UNIT NUMBER 32.

0.0591 ACRE TRACT IS TO BECOME PART OF
AND CONTINGENT TO UNIT NUMBER 33.

THIS SURVEY IS SHOWN ON SLIDE B-326 & 327



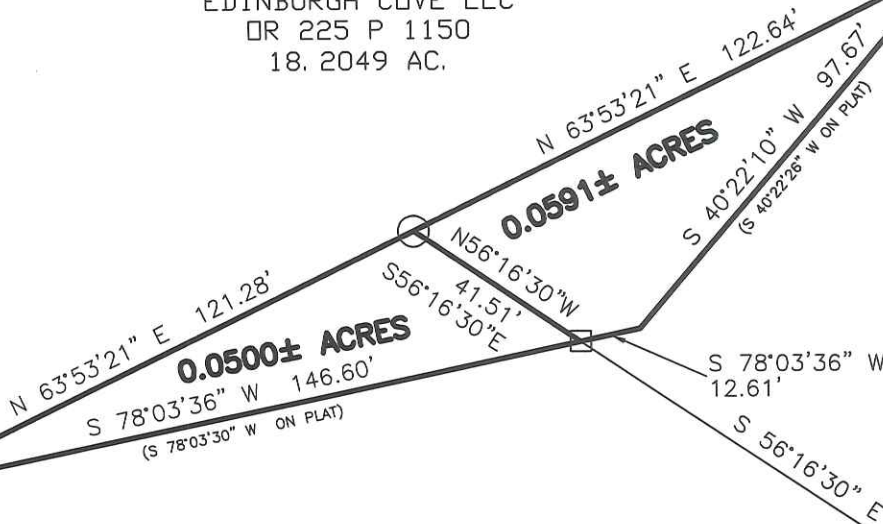
EDINBURGH COVE LLC
OR 225 P 1150
18.2049 AC.

EDINBURGH COVE
SLIDE B-304
UNIT 34

TERESA M. SANDFOR
OR 220 P 1029
0.2362 AC.
UNIT 33
EDINBURGH COVE
SLIDE B-322

CARMA C. HUME
OR 202 P 1004
0.4156 AC.
UNIT 32
EDINBURGH COVE
SLIDE B-302

LONDON DEVELOPERS, LTD
DB 222 P 151
5.59 AC.



LEGEND

- 1" I.D. IRON PIPE (FOUND)
- 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL L.L.C. 6858" (SET)
- ⬡ 1" Ø IRON PIPE & YELLOW PLASTIC CAP STAMPED "NCB 5969" (FOUND)

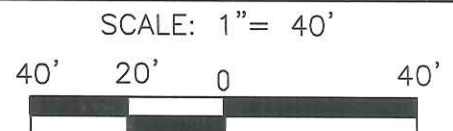
ALL MONUMENTS FOUND OR SET ARE IN GOOD
CONDITION UNLESS OTHERWISE NOTED.

REVISED 9/22/09
DATE DWN.: 9/11/09

JOB # S090702 F.B. #



0.0500 & 0.0591 ACRE TRACTS,
ADDITION TO EDINBURGH COVE, UNITS 25-33, CITY OF LONDON,
VMS 5670, MADISON COUNTY, OHIO. FOR NEIL BABB



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

I HEREBY CERTIFY THIS PLAT DEPICTS
AN ACTUAL FIELD SURVEY PERFORMED
BY JAMES R. COTTRILL P.S. #6858.

James R. Cottrill

9/26/09

DATE

CREW: MW, RC DWN. BY: RC CHK. BY:

0.0500 Acre Tract
Surveyed for Neil Babb

The following described 0.0500 acre tract is situated in the State of Ohio, Madison County, City of London, VMS 5670, being part of a 0.1091 acre tract conveyed to NCB, LTD by Official Record 216 page 1085, and being more particularly described as follows:

Beginning at a 1 in. diameter iron pipe and yellow plastic cap stamped "NCB 5969" found at the west corner of said 0.1091 acre tract and the northwest corner of Unit 32 of Edinburgh Cove as shown on slide B-302, said pipe is also in the east line of a 5.59 acre tract conveyed to London Developers, LTD by Deed Book 222 page 151, and the southwest corner of an 18.2049 acre tract conveyed to Edinburgh Cove LLC by Official Record 225 page 1150;

Thence, with the south line of said 18.2049 acre tract, North 63° 53 minutes 21 seconds East a distance of 121.28 ft. to a 1 in. diameter iron pipe found;

Thence, with a new line across said 0.1091 acre tract, South 56° 16 minutes 30 seconds East a distance of 41.51 ft. to an iron pin and cap set at the northeast corner of said Unit 32 and the northwest corner of Unit 33 of said Edinburgh Cove Slide number B-322;

Thence, with the north line of said Unit 32, South 78° 03 minutes 36 seconds West a distance of 146.60 ft. returning to the point beginning containing **0.0500 Acres** more or less.

Bearings are based on the north line of said 0.1091 acre tract (North 63° 53 minutes 21 seconds East) as described in Official Record 216 page 1085 .

The hereinabove described 0.0500 acre tract is to become part of and contingent to said Unit 32.

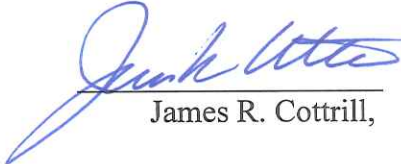
This survey is shown on Slide number B-326 and 327.

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 October 22, 2009 by James R. Cottrill registration #6858. (Job #S090702)




James R. Cottrill,

0.0591 Acre Tract
Surveyed for Neil Babb

The following described 0.0591 acre tract is situated in the State of Ohio, Madison County, City of London, VMS 5670, being part of a 0.1091 acre tract conveyed to NCB, LTD by Official Record 216 page 1085, and being more particularly described as follows:

Beginning at a 1 in. diameter iron pipe found at the east corner of 0.1091 acre tract and the northwest corner of Unit 34 of Edinburgh Cove as shown on slide B-304, and the northernmost corner of Unit 33 of said Edinburgh Cove, and also corner to an 18.2049 acre tract conveyed to Edinburgh Cove LLC by Official Record 225 page 1150;

Thence, with the northwest line of said unit 33, the following two courses:

- 1) South 40° 22 minutes 10 seconds West a distance of 97.67 ft.
- 2) South 78° 03 minutes 36 seconds West a distance of 12.61 ft. to an iron pin and cap set at the northern corner common to said Unit 33 and Unit 32 of said Edinburgh Cove

Thence, with a new line across said 0.1091 acre tract, North 56° 16 minutes 30 seconds West a distance of 41.51 ft. to a 1 in. diameter iron pipe found in the south line of said 18.2049 acre tract;

Thence, with the south line of said 18.2049 acre tract, North 63° 53 minutes 21 seconds East a distance a 122.64 ft. returning to the point beginning containing **0.0591 Acres** more or less.

Bearings are based on the north line of said 0.1091 acre tract (North 63° 53 minutes 21 seconds East) as described in Official Record 216 page 1085 .

The hereinabove described 0.0591 acre tract is to become part of and contingent to said Unit 33.


This survey is shown on Slide number B-326 and 327.

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 October 22, 2009 by James R. Cottrill registration #6858. (Job #S090702A)




James R. Cottrill,