

DEED REFERENCE
KAREN D. GOODHEIL
AND
LINDA M. MURRAY
OR 139 P 868
48.46 ACRES

0.3510± ACRES

N 86°33'00" E 61.78'

N 03°27'00" W 247.50'

S 03°27'00" E 247.50'

S 86°33'00" W 61.78'

S 86°33'00" W 290.40'

LONDON CORPORATION LINE - UNION TOWNSHIP

POINT OF COMMENCEMENT

LINDA GOODHEIL
 DEED BOOK 285 PAGE 617
 1.65 ACRES

PASS @ 30.42'

POB

MIDWAY STREET - STATE ROUTE 38 (60' R/W)

CENTER STREET (60' R/W)

****NOTE****
 0.351 ACRE TRACT IS TO BECOME PART OF AND CONTINGENT TO
 GOODHEILS' 1.65 ACRE TRACT

LEGEND

- IRON PIN (FOUND)
- ☆ LONDON & UNION TOWNSHIP STONE (FOUND)
- MAG NAIL (SET) OVER IRON PIN (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.



I HEREBY CERTIFY THAT THIS PLAT DEPICTS
 AN ACTUAL FIELD SURVEY PERFORMED BY
 JAMES R. COTTRILL P.S. #6858
 DATE: 5/13/10

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

0.3510± ACRES, V.M.S. 8742
UNION TOWNSHIP, MADISON COUNTY
STATE OF OHIO
SURVEYED FOR LINDA MURRAY

DATE DRAWN: 5/12/10	SCALE : 1" = 50'	CREW: MW
JOB #S100412	50' 25' 0 50'	DWN. BY: MW
F. B. #		CK. BY: RC

38-10

0.3510 Acre Tract
Surveyed for Linda Murray

The following described 0.3510 acre tract is situated in the State of Ohio, Madison County, Union Township, VMS 8742, being part of a 48.46 acre tract conveyed to Karen D. Goodheil and Linda M. Murray by Official Record 139 page 868, and being more particularly described as follows:

Commencing at an iron pin found at the centerline intersection of Midway Street (State Route 38)(60 ft. right-of-way) with the centerline of Center Street (60 ft. right-of-way), said iron pin is in the east line of a 1.65 acre tract conveyed to Linda Goodheil by Deed Book 285 page 617;

Thence, with the centerline of said Midway Street (State Route 38) South 03° 27 minutes 00 seconds East a distance of 143.50 ft. to a mag nail set over an iron pin found at the southeast corner of said 1.65 acre tract and corner to said 48.46 acre tract;

Thence, with the line between said 1.65 and said 48.46 acre tract, South 86° 33 minutes 00 seconds West, passing a corporation stone found in the line between the City of London and Union Township at 30.42 ft., a total distance of 290.40 ft. to an iron pin and cap set at the southwest corner of said 1.65 acre tract and **The True Point Beginning;**

Thence, across said 48.46 acre tract the following 3 new courses:

- 1) South 86° 33 minutes 00 seconds West a distance of 61.78 ft. to an iron pin and cap set
- 2) North 03° 27 minutes 00 seconds West a distance of 247.50 ft. to an iron pin and cap set
- 3) North 86° 33 minutes 00 seconds East a distance of 61.78 ft. to an iron pin and cap set at the northwest corner of said 1.65 acre tract;

Thence, with the west line of said 1.65 acre tract, South 03° 27 minutes 00 seconds East a distance of 247.50 ft. returning to the true point beginning containing **0.3510 Acres** more or less.

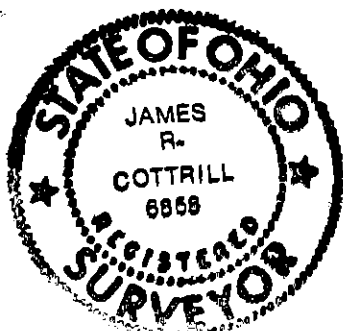
The hereinabove described 0.3510 acre tract is to become part of and contingent to Goodheil's 1.65 acre tract.

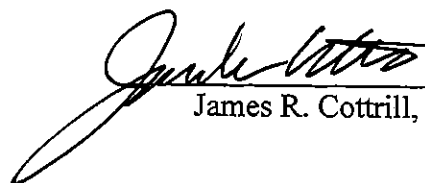
Bearings are based on the centerline of State Route 38 (North 3° 27 minutes West) as described in Deed Book 285 page 617.

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 May 12, 2010 by James R. Cottrill registration #6858. (Job #S100412)




James R. Cottrill,