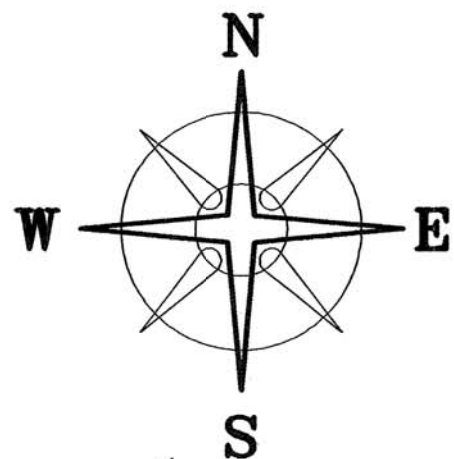


BASES OF BEARINGS EAST LINE OF SCIOTO FARM
UNITS 8 & 9, PLAT BOOK 1 PG. 272 (N 04° 43'W).



INTERSTATE 71

GC SQUARED LLC
OFFICIAL RECORD 253 PAGE 920
2.246 ACRES

(RELOCATED) DYER ROAD
TWP. ROAD 66

L/A-R/W
HARLEN R. & CAROLE A.
KEMPER
DB 184 P 111
1.7845 AC.

CARL L. & CAROLYN J.
WALTERS
D.B. 288, P. 344
0.0525 ACRES

DEED REFERENCE
GC SQUARED LLC
OFFICIAL RECORD 253 PAGE 920
103.65 ACRES
ODOT R/W PLAN
MAD-1-4.89
SHEETS 300, 301, & 302 OF 318

2.3000±
ACRES

CARL L. & CAROLYN J.
WALTERS
D.B. 288, P. 344
60.024 ACRES

BASES OF BEARINGS EAST LINE OF SCIOTO FARM UNITS 8 & 9, PLAT BOOK 1 PG. 272

BRADFORD CREEK

LEGEND

- 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (PREVIOUSLY SET)
- ☆ 2" Ø IRON PIPE & CAP WITH PUNCH HOLE (FOUND)
- MONUMENT BOX (FOUND)
- △ 6" Ø CONCRETE R/W MONUMENT (FOUND)
- RAIL ROAD SPIKE
- P K NAIL
- 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)

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

REVISED 11/17/10

COTTRILL SURVEYING, L.L.C.

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

2.3000± ACRES
VMS 3972, PLEASANT TOWNSHIP,
MADISON COUNTY, OHIO.
SURVEYED FOR DON FOX



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

DATE: 11/18/10

DATE DRAWN: 11/02/10
JOB # S101014
E. B. #

SCALE: 1" = 60'
60' 40' 0 60'

CREW: MW
DWN. BY: MW
E.K. BY:

68-10

2.3000 Acre Tract
Surveyed for Don Fox

The following described 2.3000 acre tract is situated in the State of Ohio, Madison County, Pleasant Township, VMS 3972, and being part of a 103.65 acres tract conveyed to G. C. Squared, LLC by Official Record 253 page 920, and being more particularly described as follows:

Beginning at an iron pin and cap previously set in the old centerline of Dyer Road (Township Road 66)(right-of-way width varies), said iron pin and cap is at the north west corner of said 103.65 acre tract and north east corner of a 60.024 acre tract conveyed to Carl L. and Carolyn J. Walters by Deed Book 288 page 344, said iron pin and cap is also the northeast corner of Scioto Farm Units 8 and 9 as recorded in Plat Book 1 page 272, said iron pin and cap is also in the south line of a 2.246 acre tract also conveyed to G. C. Squared, LLC by Official Record 253 page 920, said iron pin and cap bears South 88° 22 minutes 00 seconds East a distance of 150.99 ft. from an iron pin and cap previously set at the intersection of the old centerline of old Dyer Road with the southeast L/A-R/W of Interstate 71;

Thence, with the old centerline of said Dyer Road, South 88° 22 minutes 00 seconds East a distance of 200.00 ft. to a railroad spike set;

Thence, across said 103.65 acre tract the following 2 new courses:

- 1) South 04° 43 minutes 00 seconds East, passing an iron pin and cap set at 22.98 ft., a total distance of 434.79 ft. to an iron pin and cap set
- 2) South 54° 56 minutes 15 seconds West a distance of 230.33 ft. to an iron pin and cap set in the east line of said 60.024 acre tract;

Thence, with the east line of said 60.024 acre tract and said Scioto Farm Units 8 and 9, North 04° 43 minutes 00 seconds West, passing an a 2 in. diameter iron pipe and cap with punch hole at 553.28 ft., a total distance of 573.28 ft. returning to the point beginning containing **2.3000 Acres** more or less.

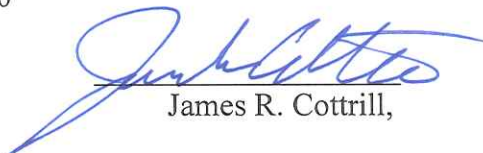
Bearings are based on the east line of Scoito Farm Units 8 & 9 (N 04 Deg. 43'W) as recorded in Plat Book 1 page 272.

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 November 4, 2010 by James R. Cottrill registration #6858. (Job #S101014) Revised 11/17/10




James R. Cottrill,

MK 1.71
MIC2-0.48
WWW-0.1