

DEED REFERENCE

ALVIN & ANNA LOU TOOPS
 (A) OR 146 P 2104
 0.32 AC. 14094 SQAURE FEET
 TRUSTEES OF RANGE TOWNSHIP
 DEED BOOK 52 PAGE 402
 (B) 14232 SQAURE FEET
 (1890)

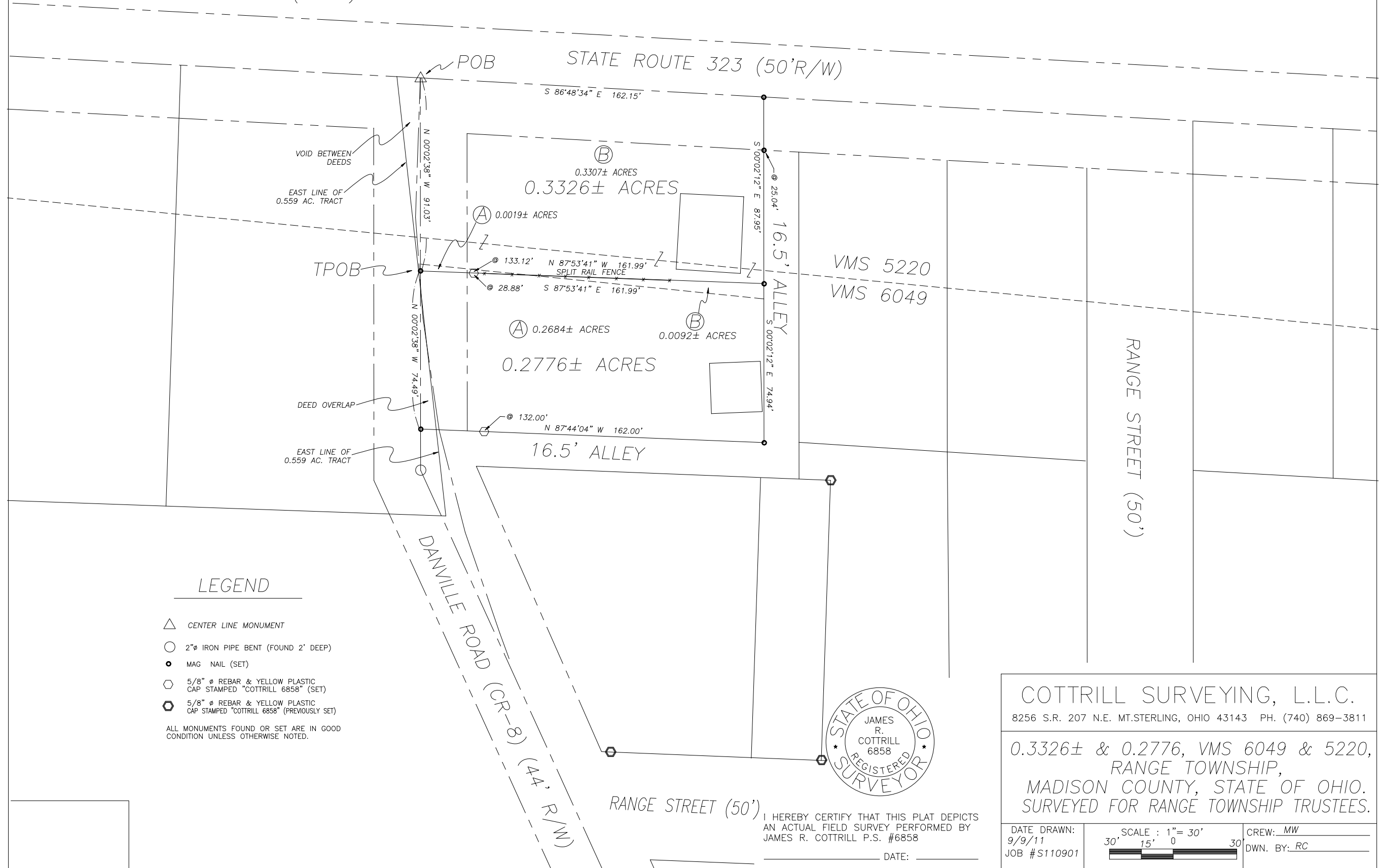
DEED BOOK 57 PAGE 286
 14094 SQAURE FEET
 (1894)

DEED BOOK 50 PAGE 92
 14232 SQAURE FEET
 (1888)

DEED BOOK 40 PAGE 492
 26244 SQAURE FEET
 (1879)

VIVIAN G LIGHTFOOT
 OR 184 P 567
 34 P 0.21 AC.

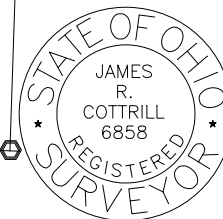
TRACT 1
 32 P 0.2 AC.
 TRACT 2
 JEFFREY G ESTEPP ET AL
 OR 232 P 1213
 1/2 AC. FIRST TRACT
 1/4 AC. SECOND TRACT
 1/4 AC. THIRD TRACT



LEGEND

- △ CENTER LINE MONUMENT
- 2" Ø IRON PIPE BENT (FOUND 2' DEEP)
- MAG NAIL (SET)
- ⬡ 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)
- ⬢ 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (PREVIOUSLY SET)

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



RANGE STREET (50')

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

DATE: _____

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

0.3326± & 0.2776, VMS 6049 & 5220,
 RANGE TOWNSHIP,
 MADISON COUNTY, STATE OF OHIO.
 SURVEYED FOR RANGE TOWNSHIP TRUSTEES.

DATE DRAWN:
 9/9/11
 JOB #S110901

SCALE : 1" = 30'
 30' 15' 0' 30'

CREW: MW
 DWN. BY: RC

0.2776 Acre Tract
Surveyed for Range Township Trustees

The following described 0.2776 acre tract is situated in the State of Ohio, Madison County, Range Township, VMS 6049, being part of a 14,232 ft.² lot conveyed to the Trustees of Range Township by Deed Book 52 page 402, and also part of a 14,094 ft.² lot conveyed to Alvin and Anna Lou Toops by Official Record 146 page 2104, and being more particularly described as follows:

Commencing at a centerline right-of-way monument found at the centerline intersection of State Route 323 (50 ft. right-of-way) with the centerline of Danville Road (County Road 8) (44 ft. right-of-way), said right-of-way monument is at the northwest corner of said 14,232 ft.² tract;

Thence, with the centerline of said Danville Road , South 00° 02 minutes 38 seconds East a distance of 91.03 ft. to a mag nail set at **The True Point of Beginning**;

Thence, with a new course across said 14,232 ft.² said 14,094 ft.² tracts, South 87° 53 minutes 41 seconds East, passing an iron pin and cap set at 28.88 ft., a total distance of 161.99 ft. to a mag nail set in the west line of a 16.5 ft. alley;

Thence, with the west line of said 16.5 alley, South 00° 02 minutes 12 seconds East a distance of 74.94 ft. to a mag nail set at the intersection of said west line with the north line of another 16.5 ft. alley;

Thence, with the north line of said 16.5 alley, North 87° 44 minutes 04 seconds West, passing an iron pin and cap set at 132.00 ft., a total distance of 162.00 ft. to a mag nail set in the centerline of said Danville Road;

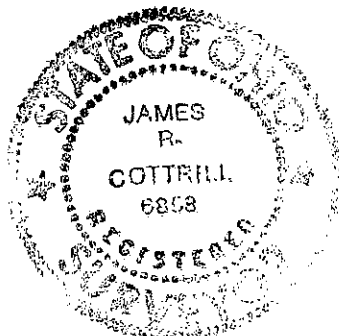
Thence, with the centerline of said Danville Road, North 00° 02 minutes 38 seconds West a distance of 74.49 ft. returning to **The True Point Beginning** containing **0.2776 Acres** more or less, of which 0.0092 acres more or less is part of said 14,232 ft.² tract and 0.2684 acres more or less is part of said 14,094 ft.² tract.

Bearings are based on a GPS observation on October 4, 2010 , 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 August 9, 2011 by James R. Cottrill registration #6858. (Job #S110901A)




James R. Cottrill,

0.3326 Acre Tract
Surveyed for Range Township Trustees

The following described 0.3326 acre tract is situated in the State of Ohio, Madison County, Range Township, VMS 6049 and 5220, being part of a 14,232 ft.² lot conveyed to the Trustees of Range Township by Deed Book 52 page 402, and also part of a 14,094 ft.² lot conveyed to Alvin and Anna Lou Toops by Official Record 146 page 2104, and being more particularly described as follows:

Beginning at a centerline right-of-way monument found at the centerline intersection of State Route 323 (50 ft. right-of-way) with the centerline of Danville Road (County Road 8) (44 ft. right-of-way), said right-of-way monument is at the northwest corner of said 14,232 ft.² tract;

Thence, with the centerline of said State Route 323, South 86° 48 minutes 34 seconds East a distance of 162.15 ft. to a mag nail set at the northeast corner of said 14,232 ft.² tract;

Thence, South 00° 02 minutes 12 seconds East, with the west line of a 16.5 ft. alley, passing a mag nail set at 25.04 ft., a total distance of 87.95 ft. to a mag nail set;

Thence, with a new course across said 14,232 ft.² said 14,094 ft.² tracts, North 87° 53 minutes 41 seconds West, passing an iron pin and cap set at 133.12 ft., a total distance of 161.99 ft. to a mag nail set in the centerline of said Danville Road;

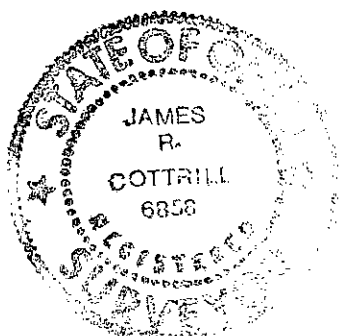
Thence, with the centerline of said Danville Road, North 00° 02 minutes 38 seconds West a distance of 91.03 ft. returning to the point beginning containing **0.3326 Acres** more or less, of which 0.3307 acres more or less is part of said 14,232 ft.² tract and 0.0019 acres more or less is part of said 14,094 ft.² tract.

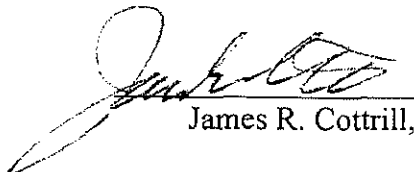
Bearings are based on a GPS observation on October 4, 2010 , WGS 1984 Geodetic North.

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 August 9, 2011 by James R. Cottrill registration #6858. (Job #S110901)




James R. Cottrill,