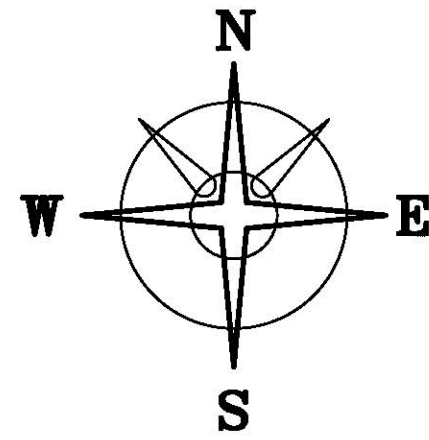


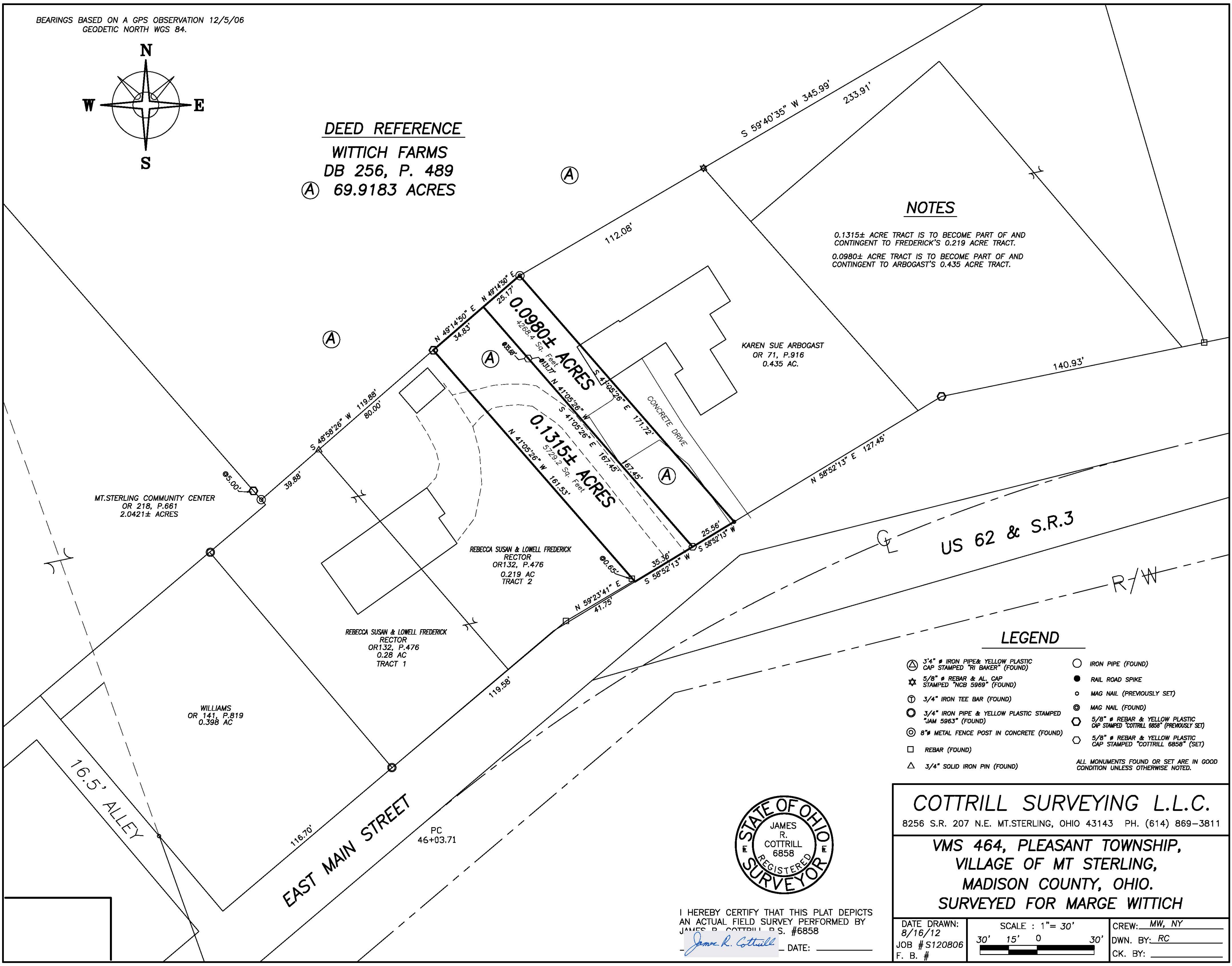
BEARINGS BASED ON A GPS OBSERVATION 12/5/06
 GEODETIC NORTH WGS 84.



DEED REFERENCE
WITTICH FARMS
 DB 256, P. 489
 (A) 69.9183 ACRES

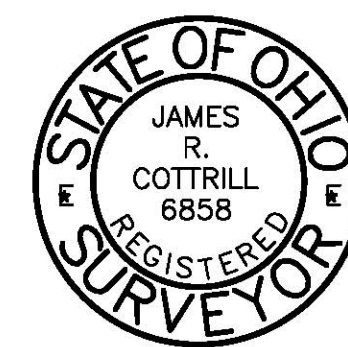
NOTES

0.1315± ACRE TRACT IS TO BECOME PART OF AND
 CONTINGENT TO FREDERICK'S 0.219 ACRE TRACT.
 0.0980± ACRE TRACT IS TO BECOME PART OF AND
 CONTINGENT TO ARBOGAST'S 0.435 ACRE TRACT.



LEGEND

- | | |
|----------------------------------------------------------------------|--------------------------------------------------------------------------------|
| (A) 3/4" # IRON PIPE & YELLOW PLASTIC CAP STAMPED "RI BAKER" (FOUND) | (O) IRON PIPE (FOUND) |
| (☆) 5/8" # REBAR & AL. CAP STAMPED "NCB 5989" (FOUND) | (●) RAIL ROAD SPIKE |
| (T) 3/4" IRON TEE BAR (FOUND) | (○) MAG NAIL (PREVIOUSLY SET) |
| (C) 3/4" IRON PIPE & YELLOW PLASTIC STAMPED "JAM 5963" (FOUND) | (⊙) MAG NAIL (FOUND) |
| (⊙) 8" # METAL FENCE POST IN CONCRETE (FOUND) | (⊕) 5/8" # REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (PREVIOUSLY SET) |
| (□) REBAR (FOUND) | (⊖) 5/8" # REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET) |
| (△) 3/4" SOLID IRON PIN (FOUND) | |
- 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

James R. Cottrill DATE: _____

COTTRILL SURVEYING L.L.C.

8256 S.R. 207 N.E. MT. STERLING, OHIO 43143 PH. (614) 869-3811

**VMS 464, PLEASANT TOWNSHIP,
 VILLAGE OF MT STERLING,
 MADISON COUNTY, OHIO.
 SURVEYED FOR MARGE WITTICH**

DATE DRAWN: 8/16/12	SCALE: 1" = 30'	CREW: MW, NY
JOB # S120806	30' 15' 0 30'	DWN. BY: RC
F. B. #		CK. BY: _____

0.1315 Acre Tract
Surveyed for Marge Wittich

The following described 0.1315 acre tract is situated in the State of Ohio, Madison County, Village of Mount Sterling, Pleasant Township, VMS 464, being part of a 69.9183 acre tract conveyed to Wittich Farms by Deed Book 256 page 489, and being more particularly described as follows:

Commencing at a mag nail set in the North line of Main Street (US 62 and State Route 3)(right-of-way width varies), said mag nail is corner to said 69.9183 acre tract and the Southwest corner of a 0.435 acre tract conveyed to Karen Sue Arbogast by Official Record 71 page 916;

Thence, with the North line of said Main Street, South 58° 52 min. 13 seconds West a distance of 25.56 feet to an iron pin and cap set at **The True Point Beginning**;

Thence, continuing with the North line of said Main Street, **South 58° 52 min. 13 seconds West** a distance of **35.36 feet** to a corner of said 69.9183 acre tract;

Thence, with a Southwest line of said 69.9183 acre tract, **North 41° 05 min. 26 seconds West**, passing a 3/4 inch diameter rebar found at the Southeast corner of a 0.219 acre tract (tract two) conveyed to Rebecca Susan and Lowell Frederick by Official Record 132 page 476 at 0.65 feet, and continuing along the North East line of said tract a total distance of **161.53 feet** to an iron pin and cap previously set at the northernmost corner of said 0.219 acre tract;

Thence, across said 69.9183 acre tract the following 2 new courses:

- 1) **North 49° 14 min. 50 seconds East** a distance of **34.83 feet**
- 2) **South 41° 05 min. 26 seconds East**, passing an iron pin and cap set at 35.68 feet, a total distance of **167.45 feet** returning to **The True Point of Beginning** containing **0.1315 Acres** more or less.

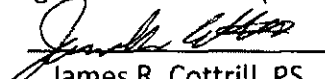
The here in above described 0.1315 Acre tract is to become part of and contingent to Frederick's 0.219 acre tract.

Bearings are based on a GPS observation on December 5, 2006, 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 28, 2012 by James R. Cottrill registration #6858. (Job #S120806-0.1315AC)


James R. Cottrill, PS



0.0980 Acre Tract
Surveyed for Marge Wittich

The following described 0.0980 acre tract is situated in the State of Ohio, Madison County, Village of Mount Sterling, Pleasant Township, VMS 464, being part of a 69.9183 acre tract conveyed to Wittich Farms by Deed Book 256 page 489, and being more particularly described as follows:

Beginning at a mag nail set in the North line of Main Street (US 62 and State Route 3)(right-of-way width varies), said mag nail is corner to said 69.9183 acre tract and the Southwest corner of a 0.435 acre tract conveyed to Karen Sue Arbogast by Official Record 71 page 916;

Thence, with the North line of said Main Street, **South 58° 52 min. 13 seconds West** a distance of **25.56 feet** to an iron pin and cap set;

Thence, across said 69.9183 acre tract the following 2 new courses:

- 1) **North 41° 05 min. 26 seconds West**, passing an iron pin and cap set at 131.77 feet, a total distance of **167.45 feet** to a point in a small ditch
- 2) **North 49° 14 min. 50 seconds East** a distance of **25.17 feet** to an 8" diameter metal fence post in concrete found at the Northwest corner of said 0.435 acre tract;

Thence, with the Southwest line of said 0.435 acre tract, **South 41° 05 min. 26 seconds East** a distance of **171.72 feet** returning to the point beginning containing **0.0980 Acres** more or less.

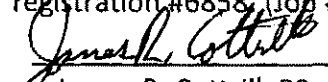
The here in above described 0.0980 Acre tract is to become part of and contingent to Arbogast's 0.435 acre tract.

Bearings are based on a GPS observation on December 5, 2006, 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 28, 2012 by James R. Cottrill registration #6858, (Job #S120806-0.0980AC)


James R. Cottrill, PS

