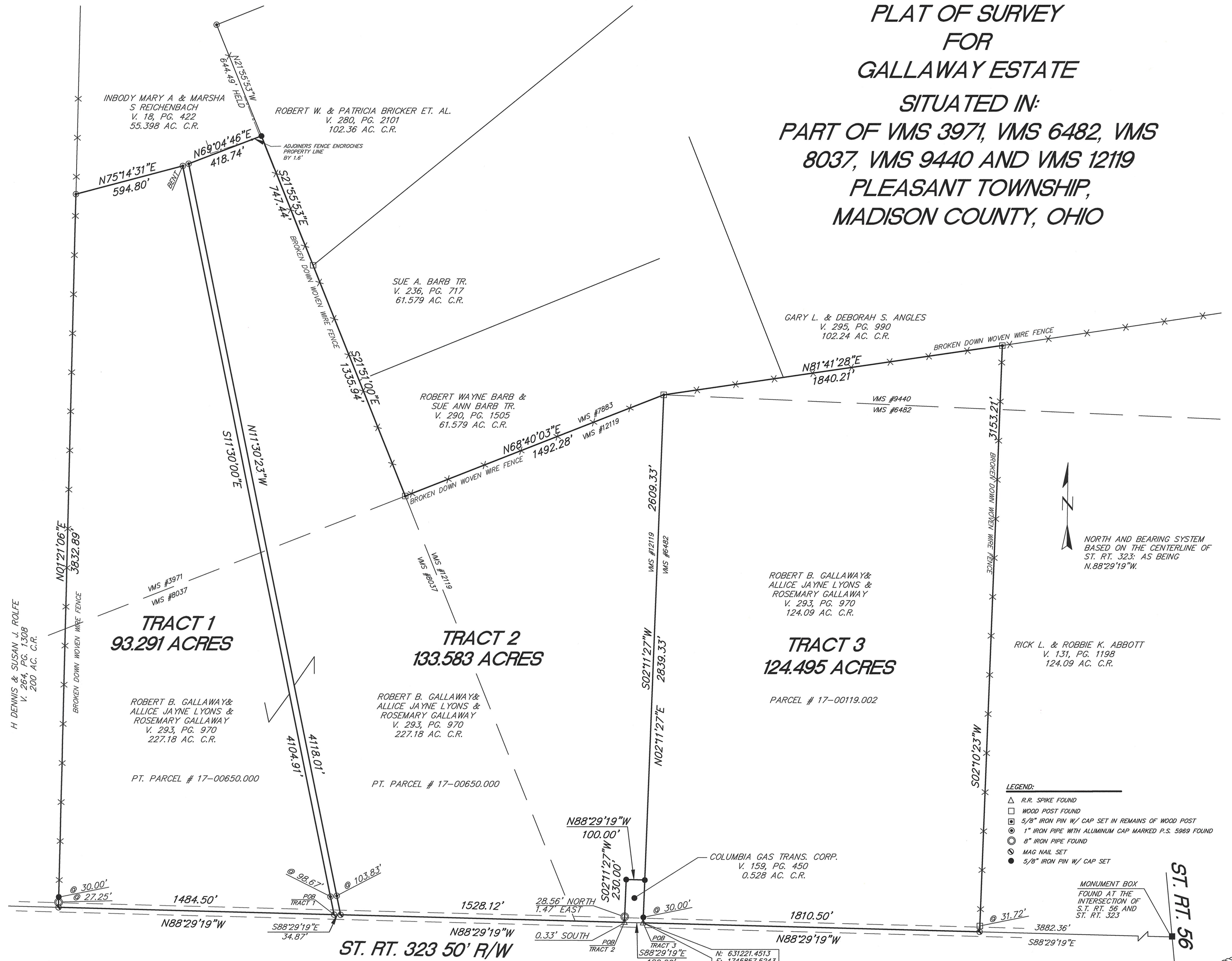


**PLAT OF SURVEY  
FOR  
GALLAWAY ESTATE**

**SITUATED IN:  
PART OF VMS 3971, VMS 6482, VMS  
8037, VMS 9440 AND VMS 12119  
PLEASANT TOWNSHIP,  
MADISON COUNTY, OHIO**



NORTH AND BEARING SYSTEM  
BASED ON THE CENTERLINE OF  
ST. RT. 323: AS BEING  
N.88°29'19"W.

- LEGEND:**
- △ R.R. SPIKE FOUND
  - WOOD POST FOUND
  - ⊠ 5/8" IRON PIN W/ CAP SET IN REMAINS OF WOOD POST
  - ⊙ 1" IRON PIPE WITH ALUMINUM CAP MARKED P.S. 5969 FOUND
  - ⊙ 8" IRON PIPE FOUND
  - ⊙ MAG NAIL SET
  - 5/8" IRON PIN W/ CAP SET

THIS PLAT IS BASED ON AN ACTUAL FIELD SURVEY.

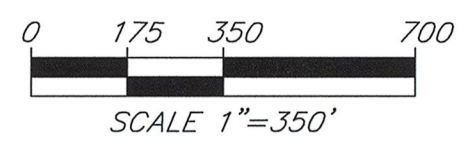
*Michael L. Howbert*  
MICHAEL L. HOWBERT  
REGISTERED PROFESSIONAL  
SURVEYOR NO. 7959 IN OHIO  
FEB. 24, 2014

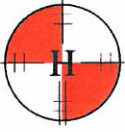


**HOWBERT  
SURVEYING, L.L.C.**  
8477 MERCILE ROAD  
FORT JENNINGS, OHIO 43844  
PH: 419-682-1085

DATE: 2/24/14	REV.:
CLIENT: R. GALLAWAY	SCALE: 1" = 350'
JOB #: 25-02-14	CHK:

**NOTES:**  
FOUND MONUMENTATION IN GOOD CONDITION  
UNLESS OTHERWISE NOTED.  
DATA SOURCES INCLUDE DOCUMENTS CITED.  
A TITLE SEARCH IS RECOMMENDED TO DETERMINE  
EASEMENTS, RESTRICTIONS, AND/OR OTHER  
ENCUMBRANCES AFFECTING THE PROPERTY  
SHOWN HEREON.





**HOWBERT SURVEYING, L.L.C.**

8477 Mericle Road  
Fort Jennings, OH 45844  
419-629-1085


**Description  
Tract 1  
93.291Acres**

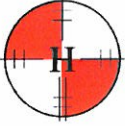
- Situated in the Pleasant Township, Madison County, Ohio, being part of V.M.S. 3971, V.M.S. 8037 and part of a 256.12 acre tract as described in Official Record Volume 293, Page 970, and being more particularly described as follows;
- Commencing at the intersection of the east line of V.M.S. 12119 with the centerline of State Route 323, being a spike found;
- Thence along the centerline of State Route 323, N.88°29'19"W., a distance of 1662.99 feet to a mag nail set at the *Principal Point of Beginning*;
- Thence continuing along said centerline, N.88°29'19"W., a distance of 1484.50 feet to a mag nail set at the southwest corner of said 256.12 acre tract;
- Thence along the west line of said 256.12 acre tract, N.01°21'06"E., a distance of 3832.89 feet to a ¾" iron pipe with aluminum cap marked 5969 found;
- Thence along the southerly line of a 55.398 acre tract as described in Official Record Volume 18, page 422, N.75°14'31"E., a distance of 594.80 feet to a ¾" iron pipe with aluminum cap marked 5969 found (bent);
- Thence along the westerly line of said 55.398 acre tract, S.11°30'00"E., a distance of 4104.91 feet to the *Principal Point of Beginning*, passing a ¾" iron pipe with aluminum cap marked 5969 found at 4006.24 feet;
- Containing 93.291 acres, more or less, and being subject to all legal highways, rights-of-way, easements, restrictions, covenants, and/or conditions of record.

The above description and bearing system is based on a survey prepared by Michael L. Howbert, Registered Professional Surveyor, No. 7959, in February of 2014.

Part of Parcel Number: 17-00650.000



  
Michael L. Howbert, P.S.



**HOWBERT SURVEYING, L.L.C.**

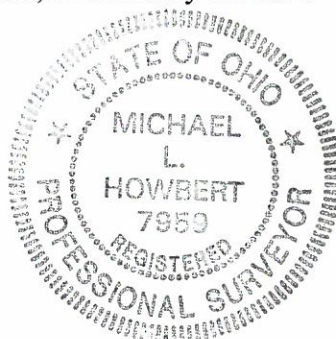
8477 Mericle Road  
Fort Jennings, OH 45844  
419-629-1085


**Description  
Tract 2  
133.583 Acres**

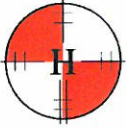
- Situated in the Pleasant Township, Madison County, Ohio, being part of V.M.S. 3971, V.M.S. 8037, V.M.S. 12119 and part of a 256.12 acre tract as described in Official Record Volume 293, Page 970, and being more particularly described as follows;
- Commencing at the intersection of the east line of V.M.S. 12119 with the centerline of State Route 323, being a spike found;
- Thence along the centerline of State Route 323, N.88°29'19"W., a distance of 100.00 feet to the *Principal Point of Beginning*, witness a spike found 0.33 feet south;
- Thence continuing along said centerline, N.88°29'19"W., a distance of 1528.12 feet to a mag nail set at the southeast corner a 55.398 acre tract as described in Official Record Volume 18, page 422;
- Thence along the east line of said 55.391 acre tract, N.11°30'23"W., a distance of 4118.01 feet to a 3/4" iron pipe with aluminum cap marked 5969 found, passing a 3/4" iron pipe with aluminum cap marked 5969 found at 103.83 feet;
- Thence along the southerly line of said 55.391 acre tract, N.69°04'46"E., a distance of 418.74 feet to 5/8" iron pin set in the east line of V.M.S. 8037;
- Thence along said easterly line, S.21°55'53"E., a distance of 747.44 feet to an old wood post found;
- Thence continuing along said easterly line, S.21°51'00"E., a distance of 1335.94 feet to an old wood post found broken off (set a 5/8" iron pin in base of post) at the southwest corner of a 61.579 acre tract as described in Official Record Volume 290, Page 1505;
- Thence along the south line of said 61.579 acre tract, N.68°40'03"E., a distance of 1492.28 feet to an old wood post found broken off (set a 5/8" iron pin in base of post)
- Thence leaving said southerly line and running along the east line of V.M.S. 12119, S.02°11'27"W., a distance of 2609.33 feet to a set 5/8" iron pin at the northeast corner of a 0.528 acre tract as described in Official Record Volume 159, Page 450;
- Thence running along said 0.528 acre tract on the following two (2) courses and distances:  
1. N.88°29'19"W., a distance of 100.00 feet to a 5/8" iron pin set;  
2. S.02°11'27"W., a distance of 230.00 feet to the *Principal Point of Beginning*, passing a 8" iron pipe found at 201.44 and lying east of the line 1.47 feet;
- Containing 133.583 acres, more or less, and being subject to all legal highways, rights-of-way, easements, restrictions, covenants, and/or conditions of record.

The above description and bearing system is based on a survey prepared by Michael L. Howbert, Registered Professional Surveyor, No. 7959, in February of 2014.

Part of Parcel Number: 17-00650.000



  
Michael L. Howbert, P.S.



**HOWBERT SURVEYING, L.L.C.**

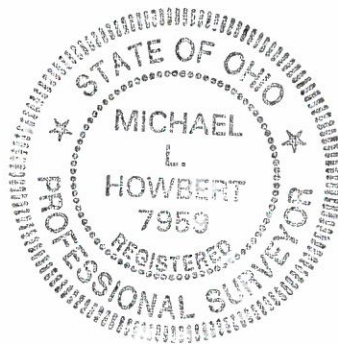
8477 Mericle Road  
Fort Jennings, OH 45844  
419-629-1085


**Description  
Tract 3  
124.495 Acres**

- Situated in the Pleasant Township, Madison County, Ohio, being part of V.M.S. 6482, V.M.S. 9440 and part of a 124.09 acre tract as described in Official Record Volume 293, Page 970, and being more particularly described as follows;
- Beginning at the intersection of the west line of V.M.S. 6482 with the centerline of State Route 323, being a spike found;
- Thence along the west line of V.M.S. 6482, N.02°11'27"E., a distance of 2839.33 feet to an old wood post found broken off (set a 5/8" iron pin in base of post);
- Thence along the south line of a 61.579 acre tract as described in Official Record Volume 290, Page 1505, and the south line of a 102.24 acre tract as described in Official Record Volume 295, Page 990, N.81°41'28"E., a distance of 1840.21 feet to an old wood post found broken off (set a 5/8" iron pin in base of post) at the northwest corner of a 124.09 acre tract as described in Official Record Volume 131, Page 1198;
- Thence along the west line of said 124.09 acre tract, S.02°10'23"W., a distance of 3153.21 feet to a mag nail set at the southwest corner of said 124.09 acre tract, passing a wood post found at 3120.86 feet
- Thence along the centerline of State Route 323, N.88°29'19"W., a distance of 1810.50 feet to the *Point of Beginning*;
- Containing 124.495 acres, more or less, and being subject to all legal highways, rights-of-way, easements, restrictions, covenants, and/or conditions of record.

The above description and bearing system is based on a survey prepared by Michael L. Howbert, Registered Professional Surveyor, No. 7959, in February of 2014.

All of Parcel Number: 17-00119.002



  
Michael L. Howbert, P.S.