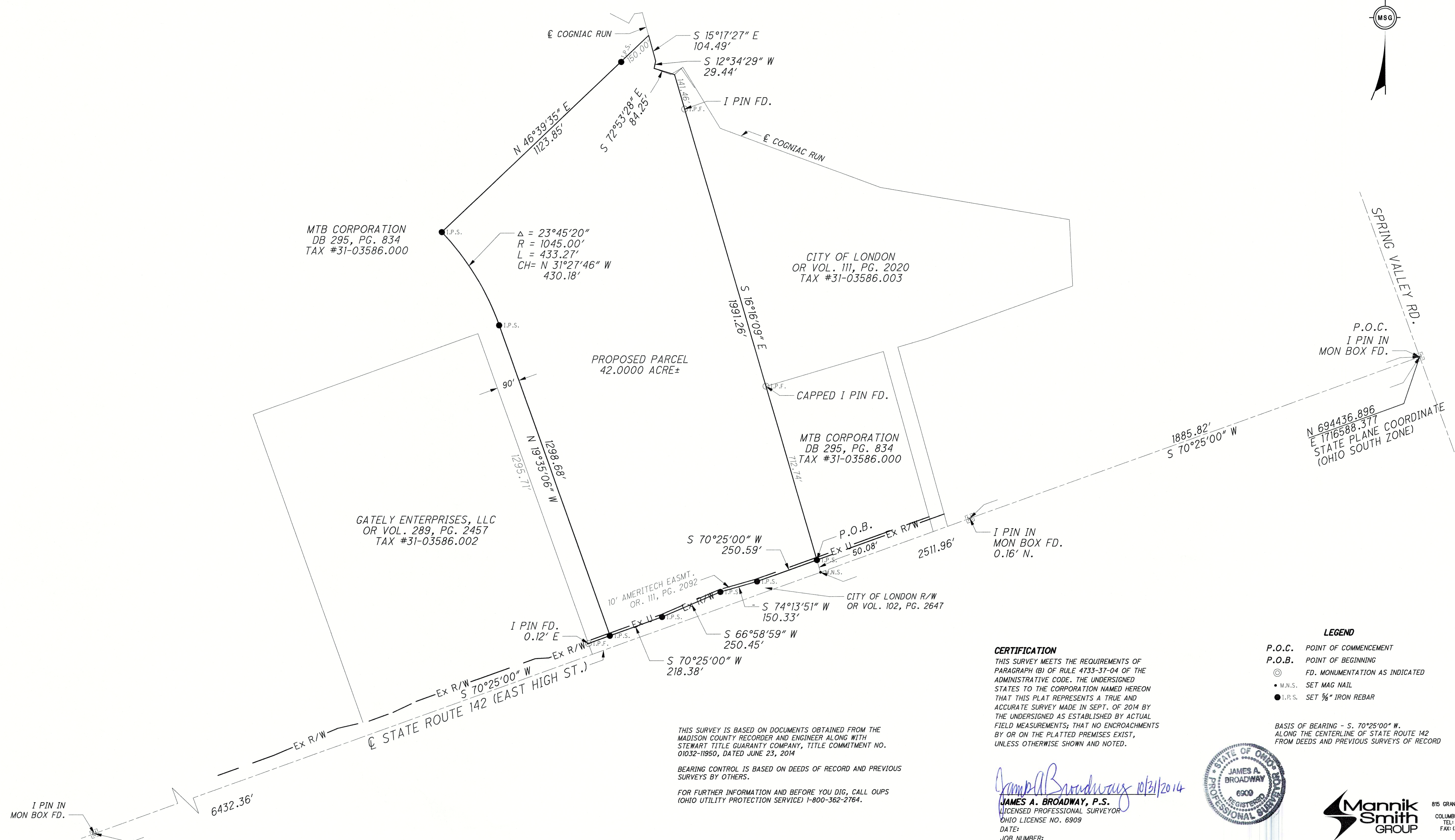
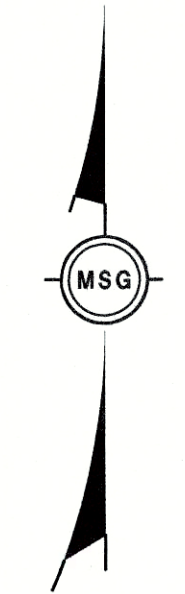
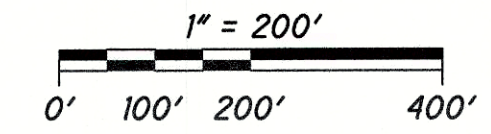


BOUNDARY / LOT SPLIT SURVEY
OF
PART OF VIRGINIA MILITARY SURVEY 5801,
IN THE CITY OF LONDON, MADISON COUNTY, OHIO
FOR
STANLEY ELECTRIC US. CO., INC.



MTB CORPORATION
 DB 295, PG. 834
 TAX #31-03586.000

$\Delta = 23^{\circ}45'20''$
 $R = 1045.00'$
 $L = 433.27'$
 $CH = N 31^{\circ}27'46'' W$
 $430.18'$

GATELY ENTERPRISES, LLC
 OR VOL. 289, PG. 2457
 TAX #31-03586.002

CITY OF LONDON
 OR VOL. 111, PG. 2020
 TAX #31-03586.003

MTB CORPORATION
 DB 295, PG. 834
 TAX #31-03586.000

CITY OF LONDON R/W
 OR VOL. 102, PG. 2647

N 694436.896
 E 1716588.377
 STATE PLANE COORDINATE
 (OHIO SOUTH ZONE)

CERTIFICATION
 THIS SURVEY MEETS THE REQUIREMENTS OF PARAGRAPH (B) OF RULE 4733-37-04 OF THE ADMINISTRATIVE CODE. THE UNDERSIGNED STATES TO THE CORPORATION NAMED HEREON THAT THIS PLAT REPRESENTS A TRUE AND ACCURATE SURVEY MADE IN SEPT. OF 2014 BY THE UNDERSIGNED AS ESTABLISHED BY ACTUAL FIELD MEASUREMENTS; THAT NO ENCROACHMENTS BY OR ON THE PLATTED PREMISES EXIST, UNLESS OTHERWISE SHOWN AND NOTED.

THIS SURVEY IS BASED ON DOCUMENTS OBTAINED FROM THE MADISON COUNTY RECORDER AND ENGINEER ALONG WITH STEWART TITLE GUARANTY COMPANY, TITLE COMMITMENT NO. 01032-11950, DATED JUNE 23, 2014

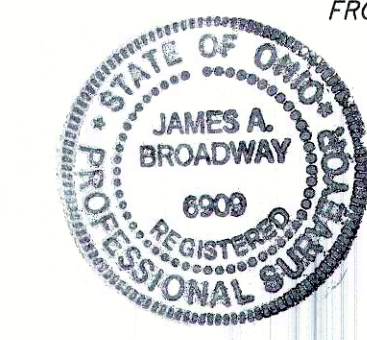
BEARING CONTROL IS BASED ON DEEDS OF RECORD AND PREVIOUS SURVEYS BY OTHERS.

FOR FURTHER INFORMATION AND BEFORE YOU DIG, CALL OUPS (OHIO UTILITY PROTECTION SERVICE) 1-800-362-2764.

- LEGEND**
- P.O.C. POINT OF COMMENCEMENT
 - P.O.B. POINT OF BEGINNING
 - ⊙ FD. MONUMENTATION AS INDICATED
 - M.N.S. SET MAG NAIL
 - I.P.S. SET 5/8" IRON REBAR

BASIS OF BEARING - S. 70°25'00" W.
 ALONG THE CENTERLINE OF STATE ROUTE 142
 FROM DEEDS AND PREVIOUS SURVEYS OF RECORD

James A. Broadway 10/31/2014
JAMES A. BROADWAY, P.S.
 LICENSED PROFESSIONAL SURVEYOR
 OHIO LICENSE NO. 6909
 DATE:
 JOB NUMBER:



Mannik Smith GROUP
 815 GRANDVIEW AVENUE SUITE 650
 COLUMBUS, OHIO 43125
 TEL: (614) 441-4222
 FAX: (888) 488-7340
 www.MannikSmithGroup.com

42.0000 Acres

Situated in the State of Ohio, County of Madison, City of London, VMS 5801, and being part of a 307.874 acre parcel conveyed to MTB Corporation by Deed Book 295, Page 834 (tax parcel 31-03586.000) and being more particularly described as follows:

Commencing at a 1 inch rebar in a monument box found at the intersection of the centerline of State Route 142 (East High Street) and Spring Valley Road;

Thence South 70 degrees 25 minutes 00 seconds West, along the centerline of said State Route 142, passing a 1 inch rebar in a monument box found at 1885.82 feet (0.16 feet right) a distance of 2511.96 feet, to a Mag nail set;

Thence North 16 degrees 16 minutes 09 seconds West, a distance of 50.08 feet, to a 5/8 inch diameter capped iron rod set on the northerly right of way line of State Route 142 and being the true POINT OF BEGINNING;

Thence along said northerly right of way line of State Route 142, being a 3.654 acre Right of Way parcel conveyed to the City of London by Official Record 102, Page 2647, the following 4 courses;

1. South 70 degrees 25 minutes 00 seconds West a distance of 250.59 feet to a 5/8 inch diameter capped iron rod set;
2. South 74 degrees 13 minutes 51 seconds West a distance of 150.33 feet to a 5/8 inch diameter capped iron rod set;
3. South 66 degrees 58 minutes 59 seconds West a distance of 250.45 feet to a 5/8 inch diameter capped iron rod set;
4. South 70 degrees 25 minutes 00 seconds West a distance of 218.38 feet to a 5/8 inch diameter capped iron rod set;

Thence North 19 degrees 35 minutes 06 seconds West a distance of 1298.68 feet, across said MTB Corporation parcel, and being along a line 90.00 feet easterly of and parallel with the easterly line of a 27.784 acre parcel conveyed to Gately Enterprises, LLC by Official Record Volume 289, Page 2457, to a 5/8 inch diameter capped iron rod set at a point of curvature;

Thence along a curve to the left having a radius of 1045.00 feet through a central angle of 23 degrees 45 minutes 20 seconds for an arc length of 433.27 feet, said curve having a chord bearing North 31 degrees 27 minutes 46 seconds West for a distance of 430.18 feet, continuing across said MTB Corporation parcel, to a 5/8 inch diameter capped iron rod set;

Thence North 46 degrees 39 minutes 35 seconds East, passing through a 5/8 inch diameter capped iron rod set at 973.85 feet, a total distance of 1123.85 feet, continuing across said MTB Corporation parcel, to a point in the centerline of Cogniac Run;

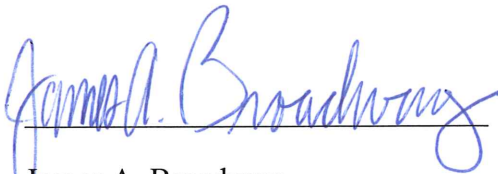
Thence along said centerline of Cogniac Run the following 3 courses;

1. South 15 degrees 17 minutes 27 seconds East a distance of 104.49 feet to a point;
2. South 12 degrees 34 minutes 29 seconds West a distance of 29.44 feet to a point;
3. South 72 degrees 53 minutes 28 seconds East a distance of 84.25 feet, to the northwesterly corner of a 21.0808 acre parcel conveyed to the City of London by Official Record Volume 111, Page 2020;

Thence South 16 degrees 16 minutes 09 seconds East, passing through an iron pin found at 141.46 feet and a capped iron pin found at 1278.52 feet, a total distance of 1991.26 feet, along the easterly line of said City of London parcel and said line extended southerly, to the POINT OF BEGINNING and containing 42.0000 acres more or less.

This description was prepared by the Mannik Smith Group from an actual field survey conducted under the supervision of James A. Broadway, P.S. #6909 in September of 2014.

Bearings are based on the bearing of the centerline of State Route 142 (East High St.) being South 70 degrees 25 minutes 00 seconds West, as established by deeds and based on previous surveys of record.



James A. Broadway
Professional Surveyor #6909
The Mannik Smith Group, Inc.

10/31/2014

Date

