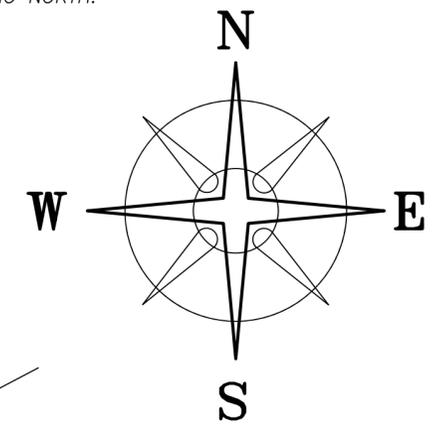


BEARINGS ARE BASED ON A GPS OBSERVATION ON 9/29/15
WGS 1984 GEODETIC NORTH.



DEED REFERENCE

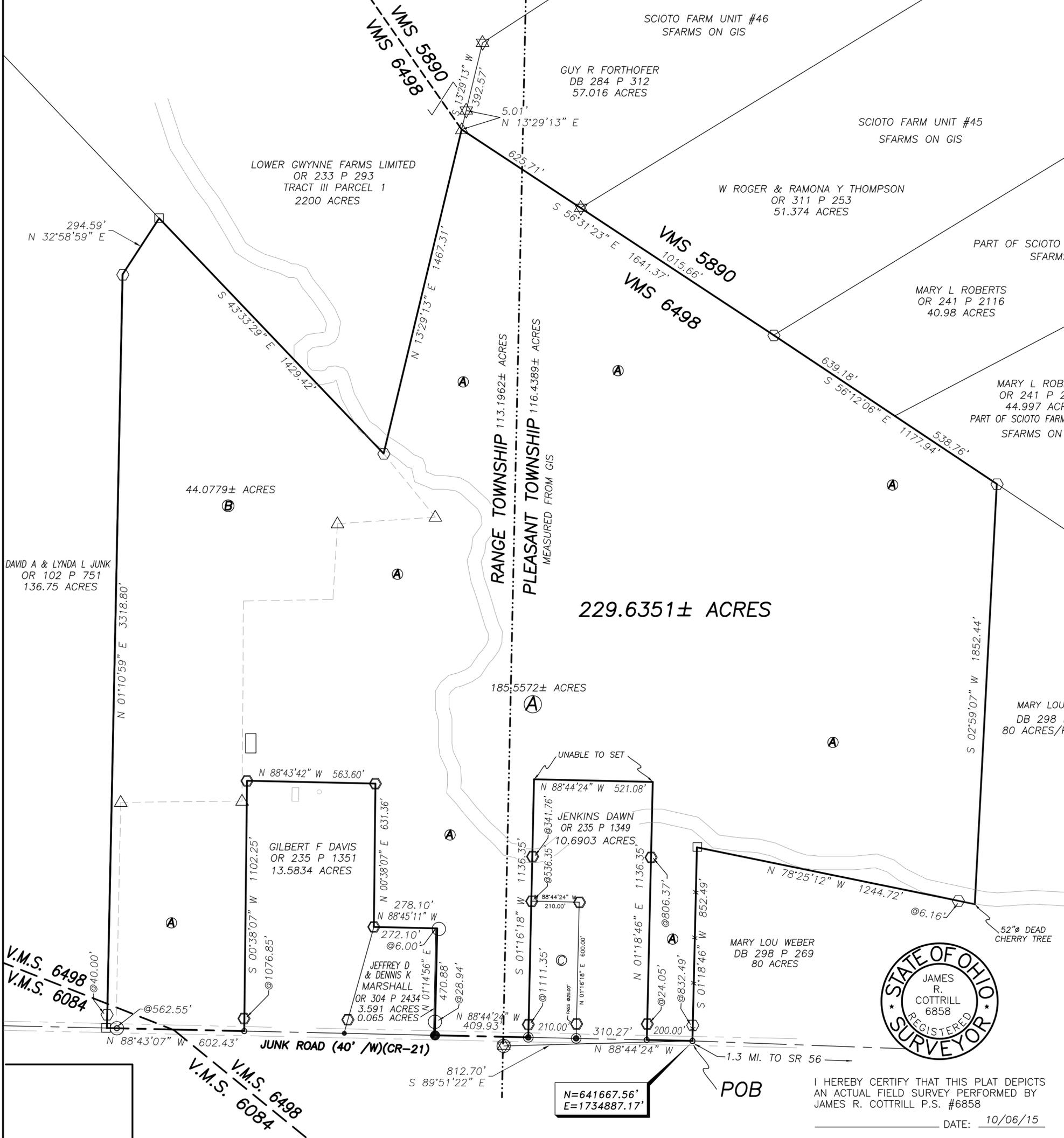
**GILBERT F DAVIS,
MELODY A BOWMAN, &
DAWN L JENKINS
OR 311 P 1121**

- Ⓐ **192.0477 ACRES** 268.70 ORIG. AC.
17-00131.000 (128.3771 AC)
21-00075.000 (63.6706 AC)
- Ⓑ **45.83 ACRES** 21-00179.000
- Ⓒ 2.8926 ACRES 17-00131.001

LEGEND

- ⊗ MADISON COUNTY SURVEY MONUMENT 02-021 (FOUND)
- ⊠ 2-1/2" ⌀ IRON PIPE & PUNCHED CAP
SCIOTO FARM UNIT MONUMENT (FOUND)
- △ 1/2" ⌀ IRON PIPE (FOUND)
- 1" ⌀ IRON PIPE & ALUM. CAP STAMPED
"NCB 5969" (FOUND)
- ⊙ P.K. NAIL (FOUND)
- 5/8" SOLID IRON PIN (FOUND)
- RAIL ROAD SPIKE (FOUND)
- ⊙ RAIL ROAD SPIKE (PREVIOUSLY SET)
- MAG NAIL (SET)
- ⊠ 5/8" ⌀ REBAR & YELLOW PLASTIC
CAP STAMPED "COTTRILL 6858" (PREVIOUSLY SET)
- ⊠ 5/8" ⌀ REBAR & YELLOW PLASTIC
CAP STAMPED "COTTRILL L.L.C. 6858" (SET)

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
DATE: 10/06/15

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

**229.6351± ACRES, VMS 6498 & 6084,
PLEASANT & RANGE TOWNSHIPS,
TOWNSHIPS, MADISON CO., OHIO.
SURVEYED FOR GIL DAVIS.**

DATE DRAWN: 10/01/15	SCALE : 1"=300'	CREW: MW
JOB # S150906	300' 150' 0 300'	DWN. BY: MW RC
F. B. #		CK. BY: RC

Cottrill Surveying, LLC

8256 State Route 207 NE, Mt. Sterling, Ohio 43143, Ph. (740)869-3811

229.6351 Acre Tract Surveyed for Gil Davis

The following describe 229.6351 acre tract is situated in the State of Ohio, Madison County, Range and Pleasant Townships, VMS 6498 and 6084, being all of a 192.0477 acre tract (268.70 original acres) (17-00131.000-128.3771 acres, 21-00075.000-63.6706 acres) and all of a 45.83 acre tract (21-00179.000) both tracts conveyed to Gilbert F Davis, Melody A Bowman, and Dawn L Jenkins by Official Record 311 page 1121, and being more particularly described as follows:

Beginning at a mag nail set in the centerline of Junk Road (County Road 21)(40 feet right-of-way) at the southeast corner of said 192.0477 acre tract and the southwest corner of an 80 acre tract conveyed to Mary Lou Weber by Deed Book 298 page 269, said mag nail is 1.3 mile west of the intersection of said Junk Road with State Route 56 and bears South 89° 51' 22" East a distance of 812.70 feet from Madison County Monument 02-021;

Thence, with the centerline of said Junk Road, **North 88° 44' 24" West** a distance of **200.00 feet** to a mag nail previously set at the southeast corner of a 10.6903 acre tract conveyed to Dawn Jenkins by Official Record 235 page 1349;

Thence, with said 10.6903 acre tract the following three courses:

- 1) **North 01° 18' 46" East**, passing iron pins and caps previously set at 24.05 feet and 806.37 feet a total distance of **1136.35 feet** to a point
- 2) **North 88° 44' 24" West** a distance of **521.08 feet** to a point
- 3) **South 01° 16' 18" West**, passing an iron pins and caps previously set at 341.76 feet, 536.35 feet found at the northwest corner of a 2.8926 acre tract also conveyed to Gilbert F Davis, Melody A Bowman, and Dawn L Jenkins by Official Record 311 page 1121, and 1111.35 feet, a total distance of the **1136.35 feet** to a PK nail previously set in the centerline of said Junk Road;

Thence, with the centerline of said Junk Road, **North 88° 44' 24" West** a distance of **409.93 feet** to a railroad spike found at the southeast corner of a 0.065 acre tract conveyed to Jeffrey D and Dennis K Marshall by Official Record 304 page 2434;

Thence, with said 0.065 acre tract the following 2 courses:

- 1) **North 01° 14' 56" East**, passing a 1 inch diameter iron pipe and aluminum cap stamped "NCB 5969" found at 28.94 feet, a total distance of **470.88 feet** to a 1 inch diameter iron pipe and aluminum cap stamped "NCB 5969" found
- 2) **North 88° 45' 11" West**, passing the northeast corner of a 3.591 acre tract conveyed to Jeffrey D and Dennis K Marshall by Official Record 304 page 2434 at 6.00 feet, a total distance of **278.10 feet** to an iron pin and cap previously set corner to a 13.5834 acre tract conveyed to Gilbert F Davis by Official Record 235 page 1351;

Thence, with said 13.5834 acre tract the following three courses:

- 1) **North 00° 38' 07" East** a distance of **631.36 feet** to an iron pin and cap previously set
- 2) **North 88° 43' 42" West** a distance of **563.60 feet** to an iron pin and cap previously set
- 3) **South 00° 38' 07" West**, passing an iron pin and cap previously set at 1076.85 feet, a total distance of **1102.25 feet** to a mag nail set in the centerline of said Junk Road;

Thence, with the centerline of said Junk Road, **North 88° 43' 07" West**, passing a PK nail found at the southeast corner of said 45.83 acre tract at 562.55 feet, a distance of **602.43 feet** to a 5/8

inch diameter iron pin found at the southeast corner of a 136.75 acre tract conveyed to David A and Lynda L Junk by Official Record 102 page 751;

Thence, with said 136.75 acre tract the following two courses:

- 1) **North 01° 10' 59" East**, passing an iron pin and cap set at 40.00 feet, a total distance of **3318.80 feet** to an iron pin and cap set
- 2) **North 32° 58' 59" East** a distance of **294.59 feet** to a 5/8 inch diameter rebar found in the line of a 2200 acre tract conveyed to Lower Gwynne Farms, Limited by Official Record 233 page 293;

Thence, with said 2200 acre tract the following two courses:

- 1) **South 43° 33' 29" East** a distance of **1429.42 feet** to an iron pin and cap set
- 2) **North 13° 29' 13" East** a distance of **1467.31 feet** to a 1/2 inch diameter iron pipe found in the southwest corner of a 57.016 acre tract (Scioto Farm Unit #46 as shown on "SFARMS" on Madison County GIS) conveyed to Guy R. Forthofer by Deed Book 284 page 312, from said pipe a 2-1/2 inch diameter iron pipes and punched caps bears North 13° 29' 13" East a distance of 5.01 feet and 392.57 feet;

Thence, with the south line of said 57.016 acre tract, **South 56° 31' 23" East**, passing a 2-1/2 inch diameter iron pipe and punched cap found at the southwest corner of a 51.374 acre tract (Scioto Farm Unit #45) conveyed to W Roger and Ramona Y Thompson by Official Record 311 page 253 at 625.71 feet, a total distance of **1641.37 feet** to an iron pin and cap set at the southwest corner of a 40.98 acre tract (part of Scioto Farm Unit #41 & 42) conveyed to Mary L Roberts by Official Record 241 page 2116;

Thence, with the south line of said 40.98 acre tract, **South 56° 12' 06" East**, passing the west corner of a 44.997 acre tract (part of Scioto Farm Unit #41 & 42) conveyed to Mary L Roberts by Official Record 241 page 2116 at 639.18 feet, a total distance of **1177.94 feet** to an iron pin and cap set at the northwest corner of said Weber's 80 acre tract;

Thence, with said 80 acre tract the following three courses:

- 1) **South 02° 59' 07" West** a distance of **1852.44 feet** to a 52 inch diameter dead cherry tree
- 2) **North 78° 25' 12" West**, passing an iron pin and cap set at 6.16 feet, a total distance of **1244.72 feet** to a 5/8 inch diameter rebar found
- 3) **South 01° 18' 46" West**, passing an iron pin and cap set at 832.49 feet, a total distance of **852.49 feet** returning to the point of beginning containing **229.6351 Acres** more or less, 185.5572 acres more or less is all of said 192.0477 acre tract, 44.0778 acres more or less is all of said 45.83 acre tract, and 116.4389 acres more or less is in pleasant Township and 113.1962 acres more or less is in range Township.

Bearings are based on a GPS observation on September 29, 2015, 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 October 6, 2015 by James R. Cottrill registration #6858. (Job #S150906-229-6351AC)

James R. Cottrill, PS