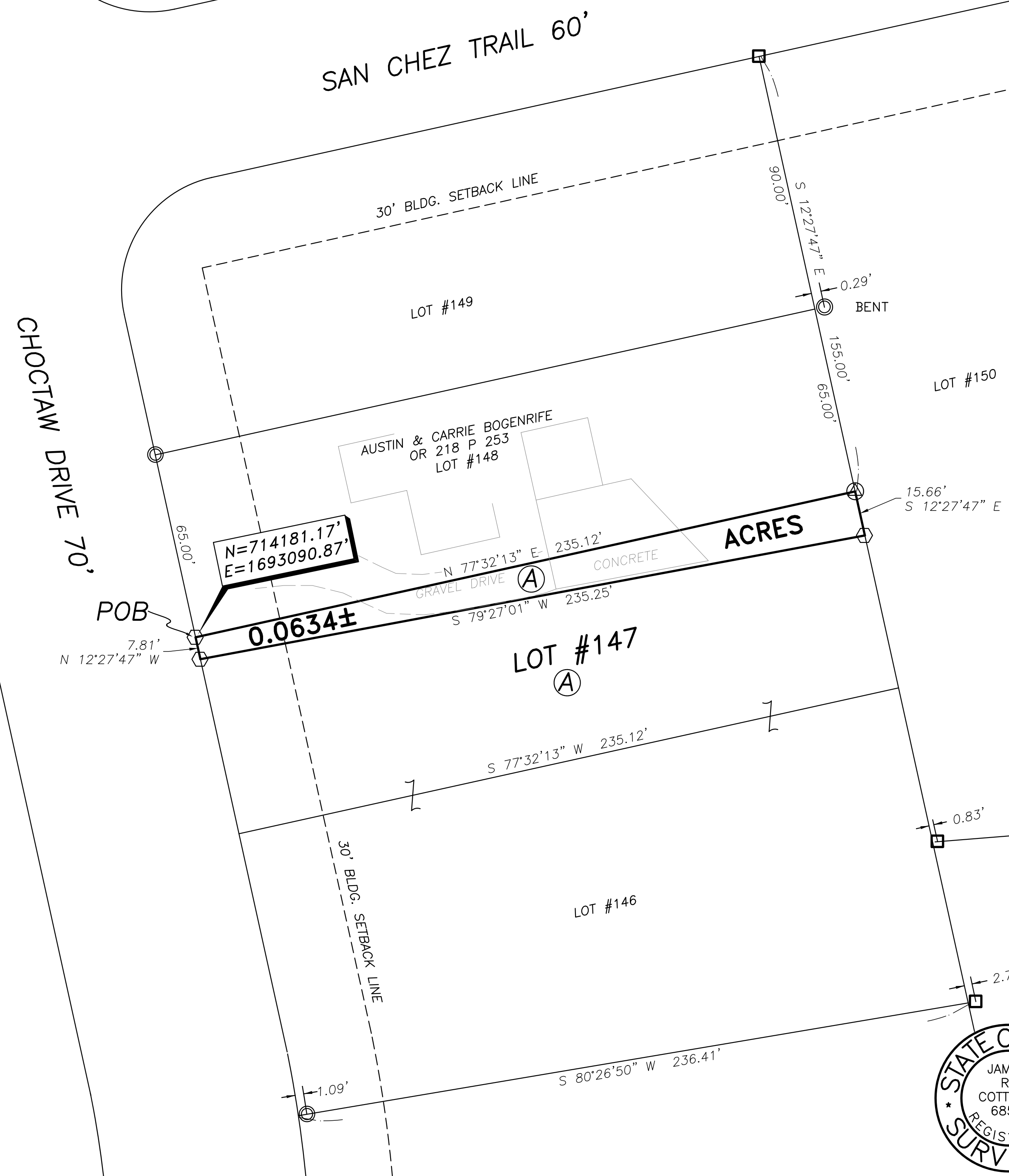


**DEED REFERENCE**  
**EDWARD BOZEMAN**  
**OR 287 P 597**  
 PARCEL No. 24-00503.000  
 (A) **LOT #147**  
**CHOCTAW LAKE SUBDIVISION**  
**PB 2 PG 25-27 & 29**  
 MAP 1 SHEET 3 OF 3



N=714181.17'  
E=1693090.87'

0.0634±

LOT #147  
(A)

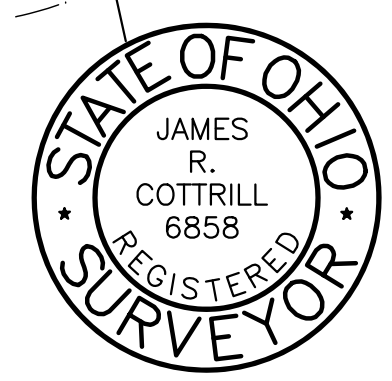
ACRES

**LEGEND**

- ⊗ 1/2" PINCHED PIPE (FOUND)
  - ⊙ 3/4" IRON PIPE (FOUND)
  - ⊠ 1/2" IRON PIN (FOUND) IN CONCRETE
  - ⊕ 5/8" ⌀ REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)
- ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE NOTED.

**NOTE**

THE 0.0634 ACRE TRACT IS TO BECOME PART OF AND CONTINGENT TO LOT #148



I HEREBY CERTIFY THAT THIS PLAT DEPICTS AN ACTUAL FIELD SURVEY PERFORMED BY JAMES R. COTTRILL P.S. #6858  
*James R. Cottrill* DATE: 08/18/16

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

**0.0634± ACRES, VMS 4125, SOMERFORD TOWNSHIP, MADISON COUNTY, STATE OF OHIO. SURVEYED FOR AUSTIN BOGENRIFE**

DATE DRAWN: 08/18/16	SCALE : 1"= 30' 30' 15' 0 30'	CREW: MW
JOB # S160713		DWN. BY: RC
		CK. BY: NC

## **COTTRILL SURVEYING, LLC**

8265 State Route 207 NE, Mt. Sterling, Ohio 43123, Ph. 740.869.3811

### **0.0634 Acre Tract** *Surveyed for Austin Bogenrife*

The following described 0.0634 acre tract is situated in the State of Ohio, Madison County, Somerford Township, VMS 4125, and being part of Lot 147 of Choctaw Lake Subdivision (map 1 sheet 3 of 3) as recorded in Plat Book 2 page 25-27 and 29, conveyed to Edward Bozeman by Official Record 287 page 597 (Parcel #24-00503.000) and being more particularly described as follows:

Beginning at an iron pin and cap set in the east line of Choctaw Drive (70 feet wide), at the northwest corner of said Lot 147 and the southwest corner of Lot 148 of said subdivision;

Thence, along the line between said Lots 147 and 148, **North 77° 32' 13" East** a distance of **235.12 feet** to a 1/2 inch diameter pinched iron pipe found in the west line of Lot 150 of said subdivision;

Thence, with the line between said Lots 147 and 150, **South 12° 27' 47" East** a distance of **15.66 feet** to an iron pin and cap set;

Thence, with a new line across said Lot 147, **South 79° 27' 01" West** a distance of **235.25 feet** to an iron pin and cap set in the east line of Choctaw Drive;

Thence, with the east line of said Choctaw Drive, **North 12° 27' 47" West** a distance of **7.81 feet** returning to the point of beginning containing **0.0634 acres** more or less.

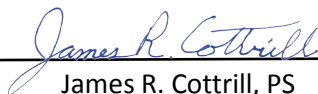
The hereinabove described 0.0634 acre tract is to become part of and contingent to said Lot 148.

Bearings are based on a GPS observation on August 17, 2016, 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 cap stamped "Cottrill L.L.C. 6858."

This description is based on a field survey performed August 17, 2016, by James R. Cottrill, PS registration #6858. (Job #S160713-0-0634AC)

  
James R. Cottrill, PS