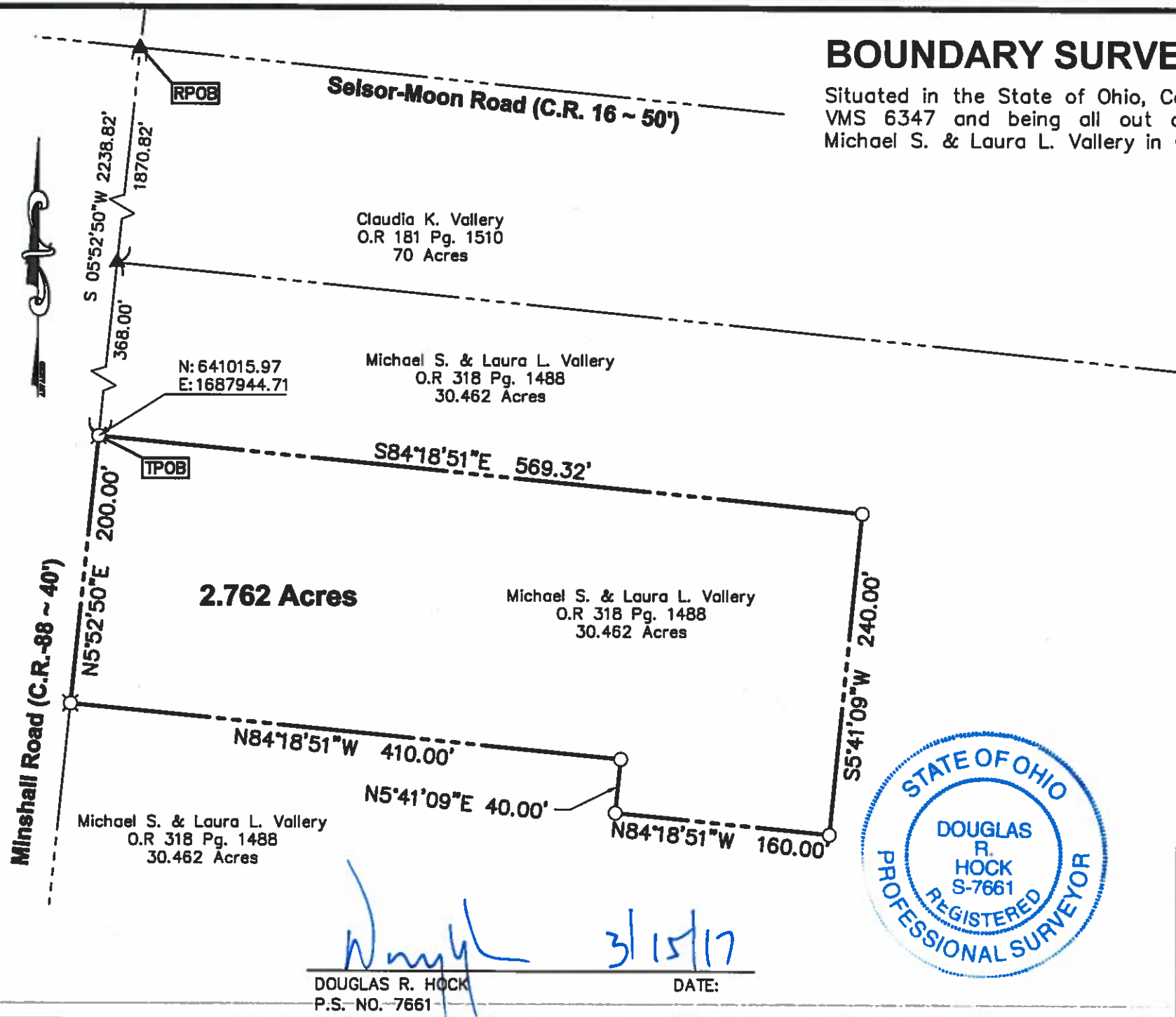


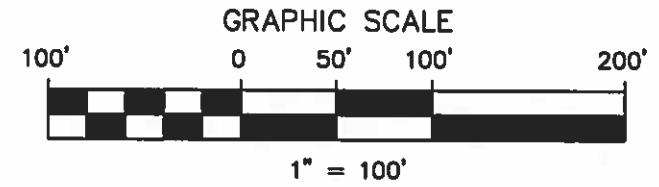
BOUNDARY SURVEY OF A 2.762 ACRE TRACT

Situated in the State of Ohio, County of Madison, Stokes Township, located in VMS 6347 and being all out of of a 30.462 acre tract as conveyed to Michael S. & Laura L. Vallery in Official Record 318, Page 1488



LEGEND

- Iron Pin Found ○ Iron Pin Set W/Cap
- ✕ PK Nail Found ✕ PK Nail Set
- ▲ RR Spike Found ▲ RR Spike Set



The Basis of Bearings was transferred from a GPS survey and is based upon the NAD83 Ohio State Plane Coordinate System, South Zone, and determines the centerline of Minshall Road to be N 05° 52' 50" E

All iron pins set are 3/4" diameter, 30" long with plastic cap inscribed "Advanced 7661".



Douglas R. Hock
 DOUGLAS R. HOCK DATE: 3/15/17
 P.S. NO. 7661

DRAWN BY: DRH	JOB NO.: MG - 0001
DATE: 12/13/2016	CHECKED BY: DRB

ADVANCED CIVIL DESIGN
 ENGINEERS SURVEYORS

4605 Morse Road
 Suite 101
 Columbus, Ohio 43230
 ph 614.428.7750
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DESCRIPTION OF A 2.762 ACRE TRACT OF LAND

Situated in the State of Ohio, County of Madison, Stokes Township, located in Virginia Military Survey 6347 and being all out of a 30.462 acre tract of land known as Parcel Number 27-00059.000 as conveyed to Michael S. & Laura L. Vallery in Official Record 318, Page 1488, said 2.762 acres being more particularly bounded and described as follows:

Beginning for Reference at a railroad spike found in the centerline intersection of Minshall Road (County Road 88 ~ 40' Wide) and Selsor-Moon Road (County Road 16 ~ 50' Wide), said spike also being the northwest corner of a 70 acre tract of land as conveyed to Claudia K. Vallery in Official Record 181, Page 1510;

Thence **S 05° 52' 50" W**, along the centerline of said Minshall Road a distance of **2,238.82 feet** (passing a railroad spike found in said centerline at the southwest corner of said 70 acre tract, the northwest corner of said 30.462 acre tract at a distance of 1,870.82 feet) to a P.K. nail set, said P.K. nail being the **True Point of Beginning** for the tract herein to be described;

Thence across and through said 30.462 acre tract the following five (5) courses and distances:


1. **S 84° 18' 51" E**, a distance of **569.32 feet** to an iron pin set;
2. **S 05° 41' 09" W**, a distance of **240.00 feet** to an iron pin set;
3. **N 84° 18' 51" W**, a distance of **160.00 feet** to an iron pin set;
4. **N 05° 41' 09" E**, a distance of **40.00 feet** to an iron pin set;
5. **N 84° 18' 51" W**, a distance of **410.00 feet**, to a P.K. nail set in the centerline of said Minshall Road;

Thence **N 05° 52' 50" E**, along the centerline of said Minshall Road a distance of **200.00 feet** to the **True Point of Beginning**, and containing **2.762 acres** of land, more or less, as calculated by the above courses. Subject, however, to all legal highways, easements, and restrictions of record. The above description was prepared by Douglas R. Hock, P.S. #7661 on May 8, 2017 and was prepared from an actual field survey of the premises.

All iron pins set are $\frac{3}{4}$ " diameter, 30" long with plastic cap inscribed "Advanced 7661".

All references used in this description can be found at the Madison County Recorder's Office, Madison County, Ohio. The **Basis of Bearings** used in this survey was transferred from a GPS survey and is based upon the NAD83 Ohio State Plane Coordinate System, South Zone, and determines the centerline of Minshall Road to be **N 05° 52' 50" E**.

ADVANCED CIVIL DESIGN, INC.



Douglas R. Hock, Ohio P.S. #7661

5/8/17
Date:

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