

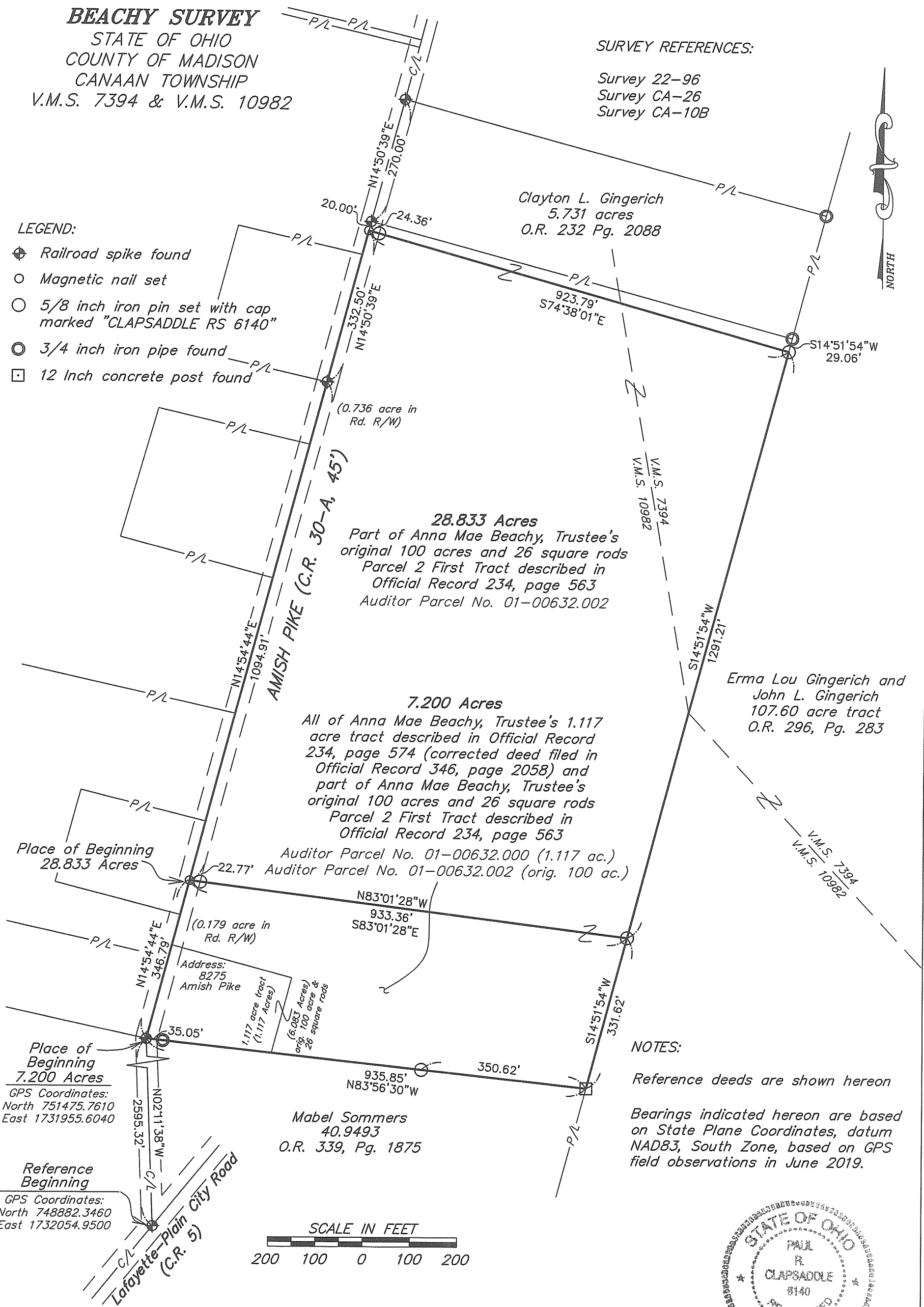
**BEACHY SURVEY**  
 STATE OF OHIO  
 COUNTY OF MADISON  
 CANAAN TOWNSHIP  
 V.M.S. 7394 & V.M.S. 10982

**SURVEY REFERENCES:**

Survey 22-96  
 Survey CA-26  
 Survey CA-10B

**LEGEND:**

- ⊕ Railroad spike found
- Magnetic nail set
- 5/8 inch iron pin set with cap marked "CLAPSADDLE RS 6140"
- 3/4 inch iron pipe found
- 12 Inch concrete post found



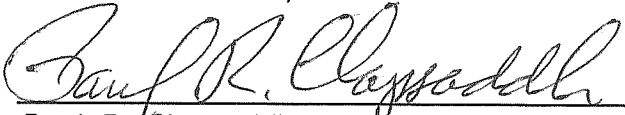
**NOTES:**

Reference deeds are shown hereon  
 Bearings indicated hereon are based on State Plane Coordinates, datum NAD83, South Zone, based on GPS field observations in June 2019.



**Paul R. Clapsaddle and Associates**  
 REGISTERED ENGINEERS AND SURVEYORS  
 19019 WEST DARBY ROAD, MARYSVILLE OHIO 43040  
 (937) 747-2599  
 Paul R. Clapsaddle, P.E., P.S.

Date: November 5, 2019  
 Scale: 1"=200'  
 Project: Beachy619  
 Dwg: Beachy28ac7ac1019

I hereby certify that this plat was prepared from a field survey made under my supervision and that monuments were placed as indicated hereon.  
  
 Paul R. Clapsaddle, R.S. 6140

**BEACHY SURVEY**  
**7.200 Acres**  
**October 29, 2019**

The following described 7.200 acre tract is situated in the State of Ohio, County of Madison, Township of Canaan, V.M.S. 10982, being all of Anna Mae Beachy, Trustee's 1.117 acre tract described in Official Record 234, page 574 (Auditor's parcel number 01-00632.000)(corrected deed filed in Official Record 346, page 2058), and part of Anna Mae Beachy, Trustee's original 100 acres and 26 square rods Parcel 2 First Tract described in Official Record 234, page 563 (Auditor's parcel number 01-00632.002), and said 7.200 acre tract being more particularly described as follows:

Beginning for reference at a railroad spike found at the intersection of the centerline of Amish Pike (C.R. 30-A, 45 feet wide) with the intersection of the centerline of Lafayette-Plain City Road (C.R. 5);

Thence North  $2^{\circ}11'38''$  West 2595.32 feet, following the centerline of Amish Pike to a railroad spike found at the southwest corner of said 1.117 acre tract and at the northwest corner of Mabel Sommers 40.9493 acre tract described in Official Record 339, page 1875, said spike marking the *place of beginning*;

Thence *North  $14^{\circ}54'44''$  East 346.79 feet*, following the centerline of Amish Pike, the west line of said 1.117 acre tract, and the west line of said original 100 acres and 26 square rods tract, to a magnetic nail set;

Thence *South  $83^{\circ}01'28''$  East 933.36 feet*, departing from Amish Pike, entering and crossing said original 100 acres and 26 square rods tract, passing at 22.77 feet an iron pin set, to an iron pin set in the west line of Erma Lou Ginderich and John L. Ginderich's 107.60 acre tract described in Official Record 296, page 283;

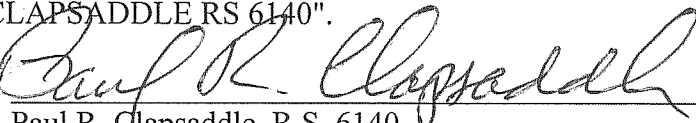
Thence *South  $14^{\circ}51'54''$  West 331.62 feet*, following the east line of said original 100 acres and 26 square rods tract and the west line of said 107.60 acre tract, to a 12 inch concrete post found at the northeast corner of said 40.9493 acre tract;

Thence *North  $83^{\circ}56'30''$  West 935.85 feet*, following the south line of said original 100 acres and 26 square rods tract, the south line of said 1.117 acre tract, and the north line of said 40.9493 acre tract, passing at 350.62 feet an iron pin set and passing at 900.80 feet a  $\frac{3}{4}$  inch iron pipe found, to the *place of beginning, containing 7.200 acres*, more or less, and being subject to all valid easements and restrictions of record.

Of the above described 7.200 acre tract, 1.117 acres are all of said 1.117 acre tract and 6.083 acres are part of said original 100 acres and 26 square rods tract. Of the above described 7.200 acre tract, 0.179 acre is within the right of way of Amish Pike.

The above description was prepared from a field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor #6140, during the month of June 2019. Bearings indicated herein are based upon NAD 83 (2011) Ohio State Plane Coordinates (South Zone) as derived from GPS observations. Iron pins set are 5/8 inch by 30 inch reinforcing rods with caps marked "CLAPSADDLE RS 6140".

ATTEST:



Paul R. Clapsaddle, R.S. 6140  
19019 West Darby Road  
Marysville, Ohio 43040  
(937) 747-2599



**BEACHY SURVEY**  
**28.833 Acre**  
**October 29, 2019**

The following described 28.833 acre tract is situated in the State of Ohio, County of Madison, Township of Canaan, V.M.S. 10982 and V.M.S. 7394, being part of Anna Mae Beachy, Trustee's original 100 acres and 26 square rods Parcel 2 First Tract described in Official Record 234, page 563 (Auditor's parcel number 01-00632.002), and said 28.833 acre tract being more particularly described as follows:

Beginning for reference at a railroad spike found at the intersection of the centerline of Amish Pike (C.R. 30-A, 45 feet wide) with the centerline of Lafayette-Plain City Road (C.R. 5);

Thence North  $2^{\circ}11'38''$  West 2595.32 feet, following the centerline of Amish Pike, to a railroad spike found at an angle point in the centerline of Amish Pike;

Thence North  $14^{\circ}54'44''$  East 346.79 feet, following the centerline of Amish Pike, to a magnetic nail set in a west line of said original 100 acres and 26 square rods tract and marking the *place of beginning*;

Thence *North  $14^{\circ}54'44''$  East 1094.91 feet*, following the centerline of Amish Pike and a west line of said original 100 acres and 26 square rods tract, to a railroad spike found at an angle point in the centerline of Amish Pike;

Thence *North  $14^{\circ}50'39''$  East 332.50 feet*, following the centerline of Amish Pike and a west line of said original 100 acres and 26 square rods tract, to a magnetic nail set;

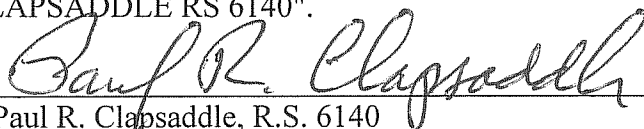
Thence *South  $74^{\circ}38'01''$  East 923.79 feet*, departing from the centerline of Amish Pike, entering and crossing said original 100 acres and 26 square rods tract, passing the east line of V.M.S. 10982 and entering V.M.S. 7394, passing at 24.36 feet an iron pin set, to an iron pin set in the west line of Erma Lou Gingerich and John L. Gingerich's 107.60 acre tract described in Official Record 296, page 283;

Thence *South  $14^{\circ}51'54''$  West 1291.21 feet*, following the east line of said original 100 acres and 26 square rods tract and the west line of said 107.60 acre tract, passing a west line of V.M.S. 7394 and entering V.M.S. 10982, to an iron pin set;

Thence *North  $83^{\circ}01'28''$  West 933.36 feet*, entering and crossing said original 100 acres and 26 square rods tract, passing at 910.59 feet an iron pin set, to the *place of beginning, containing 28.833 acres*, more or less, and being subject to all valid easements and restrictions of record.

The above description was prepared from a field survey made under the supervision of Paul R. Clapsaddle, Registered Surveyor #6140, during the month of June 2019. Bearings indicated herein are based upon NAD 83 (2011) Ohio State Plane Coordinates (South Zone) as derived from GPS observations. Iron pins set are 5/8 inch by 30 inch reinforcing rods with caps marked "CLAPSADDLE RS 6140".

ATTEST:



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