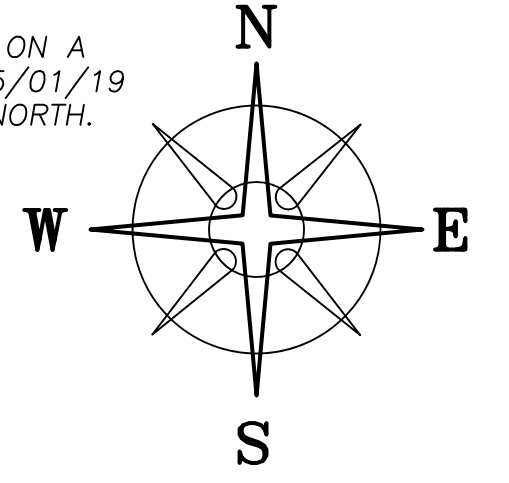


DEED REFERENCE
 CHRISTOPHER J & KATHRYN
 KENNEDY, JT LIVES
 OR 337 PG 825
 (A) PARCEL No. 21-00249.000
 15 ACRES

TRIPLE H FAMILY FARMS LLC
 OR 284 PG 2406
 302.1515 ACRES

SHEPHERD ROAD (CR 73, 50' R/W)
 POINT OF COMMENCEMENT

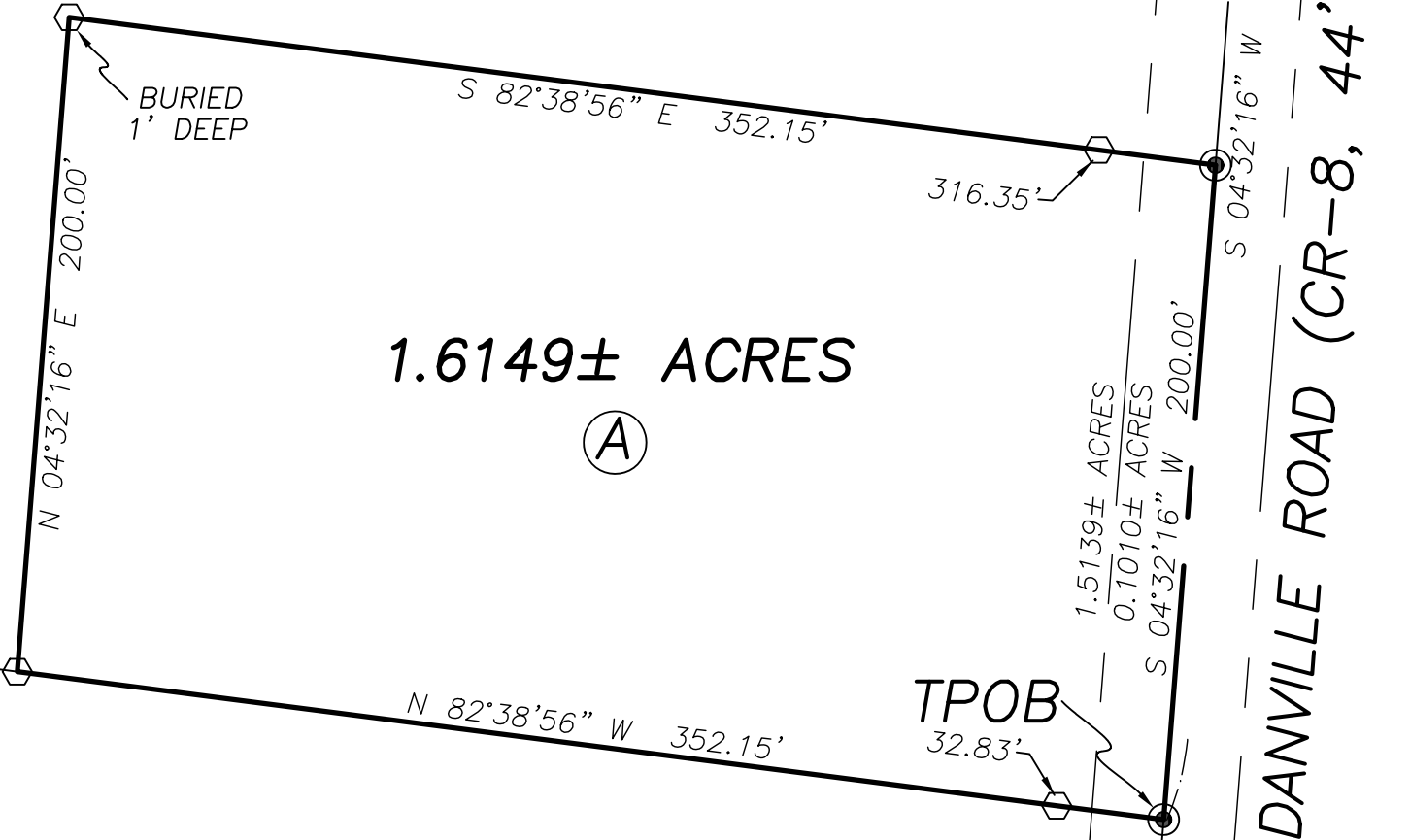
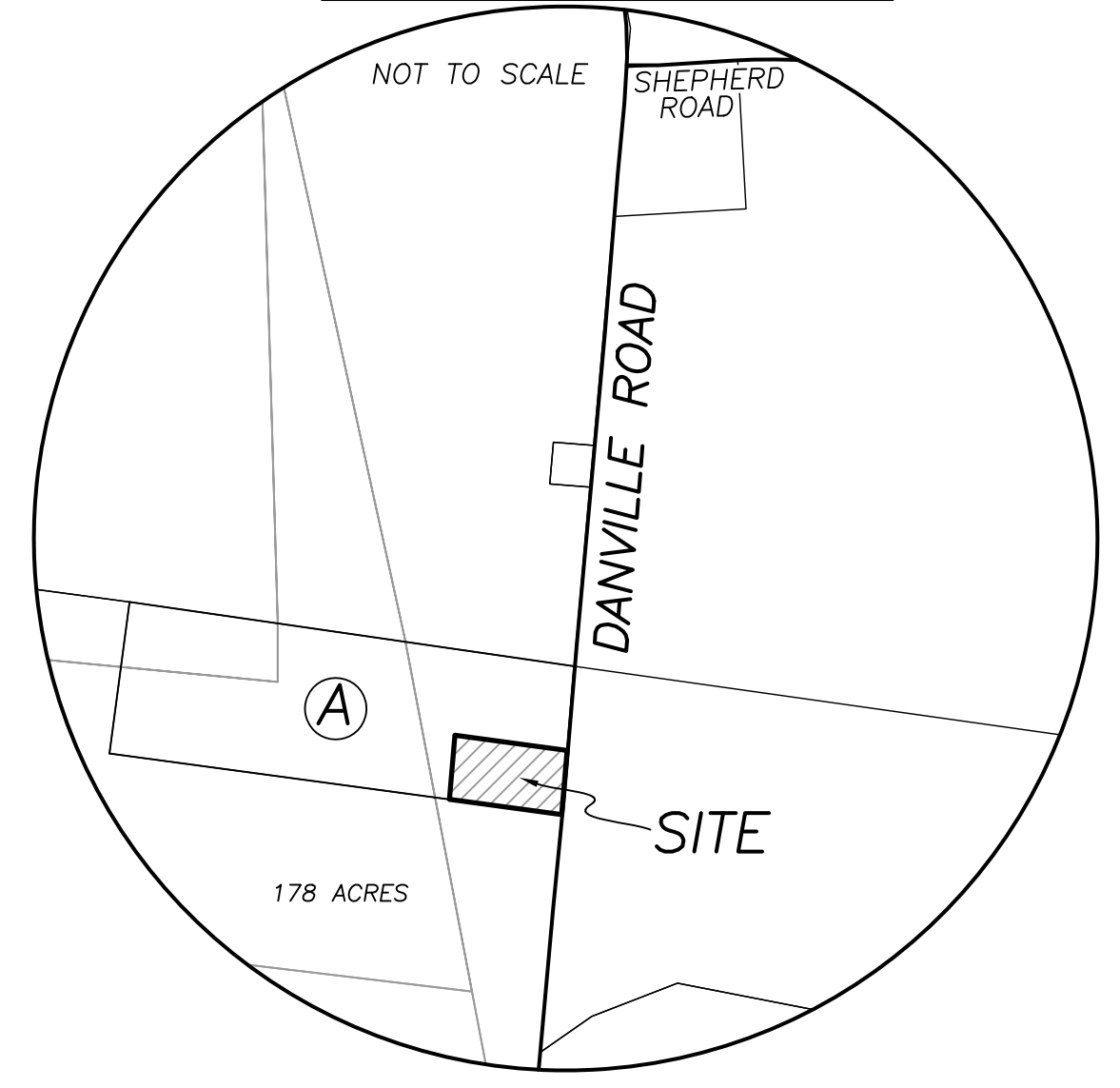
BEARINGS ARE BASED ON A
 GPS OBSERVATION ON 05/01/19
 WGS 1984 GEODETIC NORTH.



N=646718.59'
 E=1702642.51'

VMS 5898
 VMS 10357

LOCATION MAP



CHURCH PROTESTANT EPISCOPAL
 DB 147 PG 491
 178 ACRES



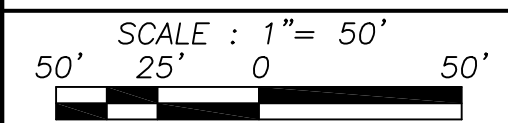
I HEREBY CERTIFY THAT THIS PLAT DEPICTS
 AN ACTUAL FIELD SURVEY PERFORMED BY
 JAMES R. COTTRILL, P.S. #6858
James R. Cottrill DATE: 05/02/19

LEGEND

- ALL MONUMENTS FOUND OR SET ARE IN
 GOOD CONDITION UNLESS OTHERWISE NOTED.
- IRON PIN (FOUND)
 - MAG NAIL (FOUND)
 - MAG NAIL (SET)
 - 5/8" Ø REBAR & YELLOW PLASTIC
 CAP STAMPED "COTTRILL 6858" (SET)

COTTRILL SURVEYING, INC
 8256 State Route 207 NE, Mt. Sterling, Ohio 43143
 Office: (740) 869-3811 Fax: (740) 869-3846
 www.cottrillsurveying.com

1.6149± ACRES,
VMS 5898, RANGE TOWNSHIP,
MADISON COUNTY, STATE OF OHIO.
SURVEYED FOR CHRIS KENNEDY



JOB No. S190417	CREW: MW
SURVEYED 05/01/19	DWN BY: NC
DRAWN 05/02/19	CHECK: RC

COTTRILL SURVEYING, INC

8256 State Route 207 NE, Mt. Sterling, Ohio 43143, Ph. 740.869.3811, www.cottrillsurveying.com

1.6149 Acre Tract *Surveyed for Chris Kennedy*

The following described 1.6149 acre tract is situated in the State of Ohio, Madison County, Range Township, VMS 5898, being part of a 15 acre tract (Parcel 21-00249.000) conveyed to Christopher J and Kathryn Kennedy, Joint Lives by Official Record 337 page 825, and being more particularly described as follows:

Commencing at an iron pin found at the centerline intersection of Danville Road (County Road 8, 44 feet right-of-way) and Shepherd Road (County Road 73, 50 feet right-of-way)

Thence, with the centerline of Danville Road with the following two courses:

- 1) South 04° 26' 13" West a distance of 1,868.34 feet to a mag nail found at the Northeast corner of said 15 acre tract;
- 2) South 04° 32' 16" West a distance of 464.73 feet to a mag nail set at the Northeast corner of a 178 acre tract conveyed to Church Protestant Episcopal by Deed Book 147 page 491, the Southeast corner of said 15 acre tract and being the **True Point of Beginning;**

Thence, with the North line of said 178 acre tract, **North 82° 38' 56" West**, passing an iron pin and cap set at 32.83 feet, a total distance of **352.15 feet** to an iron pin and cap set;

Thence, across said 15 acre tract with the following two new courses:

- 1) **North 04° 32' 16" East** a distance of **200.00 feet** to an iron pin and cap set and buried 1 foot deep;
- 2) **South 82° 38' 56" East**, passing an iron pin and cap set at 316.35 feet, a total distance of **352.15 feet** to a mag nail set in the centerline of Danville Road;

Thence, with the centerline of Danville Road, **South 04° 32' 16" West** a distance of **200.00 feet** returning to the **True Point of Beginning**, containing **1.6149 Acres** more or less, of which 0.1010 acres more or less is within the road right-of-way of Danville Road, leaving 1.5139 acres more or less behind the right-of-way.

Bearings are based on a GPS observation on May 1, 2019, 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 6858."

This description is based on a field survey performed May 1 2019 by James R. Cottrill, PS registration #6858. (Job #S190417-1-6149)


James R. Cottrill, PS

