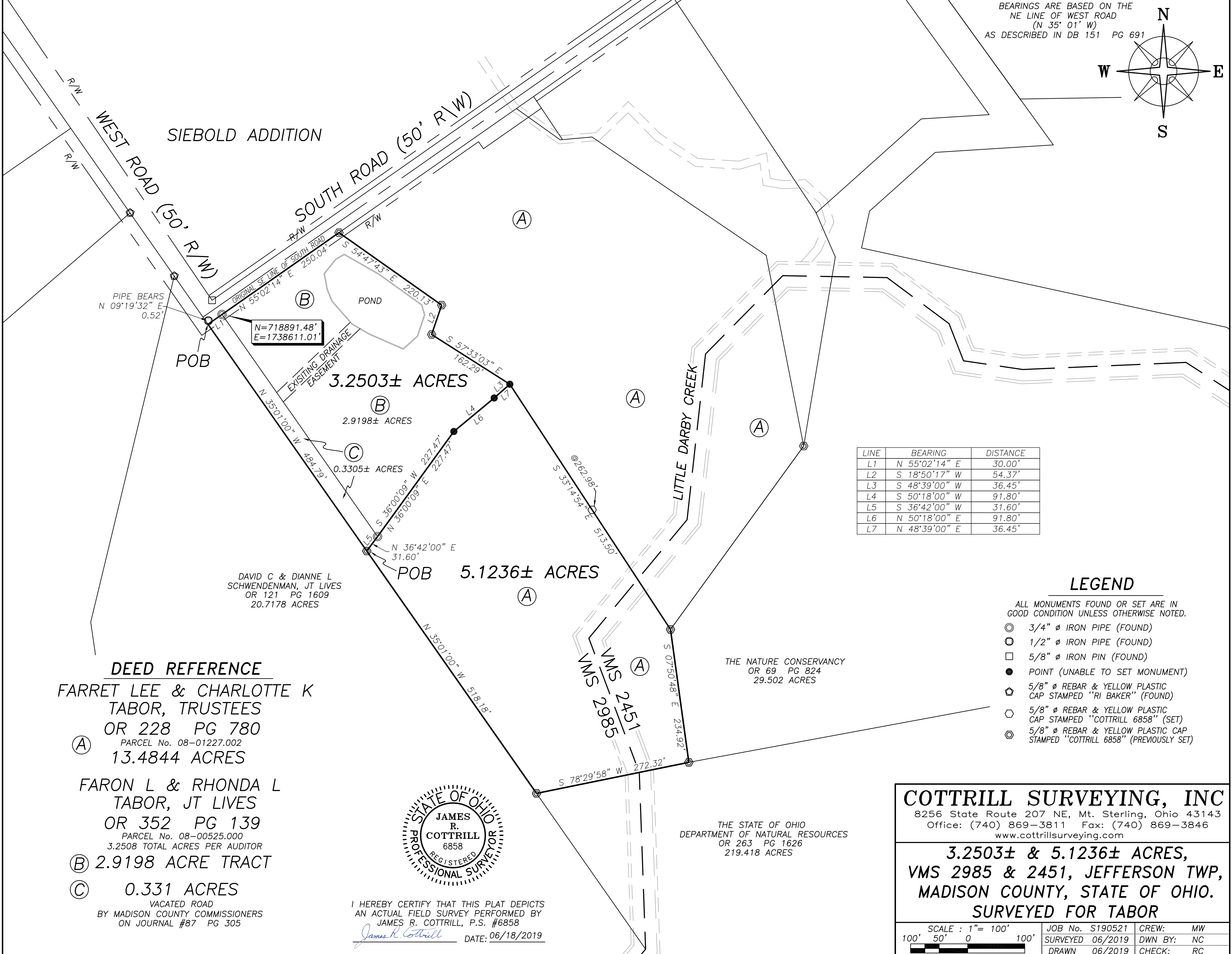
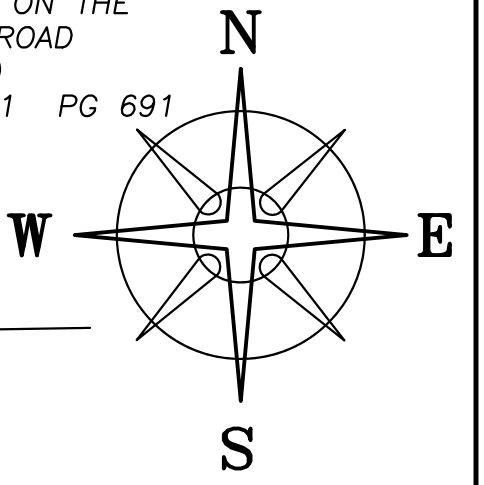


BEARINGS ARE BASED ON THE
NE LINE OF WEST ROAD
(N 35° 01' W)
AS DESCRIBED IN DB 151 PG 691



LINE	BEARING	DISTANCE
L1	N 55°02'14" E	30.00'
L2	S 18°50'17" W	54.37'
L3	S 48°39'00" W	36.45'
L4	S 50°18'00" W	91.80'
L5	S 36°42'00" W	31.60'
L6	N 50°18'00" E	91.80'
L7	N 48°39'00" E	36.45'

LEGEND

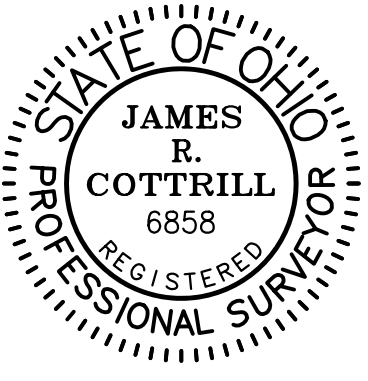
- ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE NOTED.
- ⊙ 3/4" Ø IRON PIPE (FOUND)
 - ⊖ 1/2" Ø IRON PIPE (FOUND)
 - 5/8" Ø IRON PIN (FOUND)
 - POINT (UNABLE TO SET MONUMENT)
 - ⊕ 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "RI BAKER" (FOUND)
 - ⊕ 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)
 - ⊕ 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (PREVIOUSLY SET)

DEED REFERENCE
FARRET LEE & CHARLOTTE K TABOR, TRUSTEES
 OR 228 PG 780
 (A) PARCEL No. 08-01227.002
 13.4844 ACRES

FARON L & RHONDA L TABOR, JT LIVES
 OR 352 PG 139
 PARCEL No. 08-00525.000
 3.2508 TOTAL ACRES PER AUDITOR

(B) 2.9198 ACRE TRACT

(C) 0.331 ACRES
 VACATED ROAD
 BY MADISON COUNTY COMMISSIONERS
 ON JOURNAL #87 PG 305



I HEREBY CERTIFY THAT THIS PLAT DEPICTS AN ACTUAL FIELD SURVEY PERFORMED BY JAMES R. COTTRILL, P.S. #6858
James R. Cottrill DATE: 06/18/2019

THE NATURE CONSERVANCY
 OR 69 PG 824
 29.502 ACRES

THE STATE OF OHIO
 DEPARTMENT OF NATURAL RESOURCES
 OR 263 PG 1626
 219.418 ACRES

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

**3.2503± & 5.1236± ACRES,
 VMS 2985 & 2451, JEFFERSON TWP,
 MADISON COUNTY, STATE OF OHIO.
 SURVEYED FOR TABOR**

SCALE : 1" = 100'	JOB No. S190521	CREW: MW
100' 50' 0 100'	SURVEYED 06/2019	DWN BY: NC
	DRAWN 06/2019	CHECK: RC

COTTRILL SURVEYING, INC

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

3.2503 Acre Tract Surveyed for Tabor

The following described 3.2503 acre tract is situated in the State of Ohio, Madison County, Jefferson Township, VMS 2985, being all of a 2.9198 acre tract (Parcel 08-00525.000) and 0.331 acre tract (all a portion of a road vacated by the Madison County Commissioners by Journal 87 page 305) both conveyed to Faron L and Rhonda L Tabor, Joint Lives by Official Record 352 page 139, and being more particularly described as follows:

Beginning at the intersection of the original Southwest line of West Road (now 50 feet right-of-way) with the original Southeast line of South Road (now 50 feet right-of-way), being in the Northeast line of a 20.7178 acre tract conveyed to David C and Dianne L Schwendenman, Joint Lives by Official Record 121 page 1609 and being the West corner of said 0.331 acre tract, from said intersection a 1/2 inch diameter iron pipe found bears North 09° 19' 32" East a distance of 0.52 feet;

Thence, with the original Southeast line of South Road with the following two courses

- 1) **North 55° 02' 14" East** a distance of **30.00 feet** to a 3/4 inch diameter iron pipe found at the West corner of said 2.9198 acre tract;
- 1) **North 55° 02' 14" East** a distance of **250.04 feet** to an iron pin and cap previously set at the Northwest corner of a 13.4844 acre tract (Parcel 08-01227.002) conveyed to Farret Lee & Charlotte K Tabor, Trustees by Official Record 228 page 780;

Thence, with said 13.4844 acre tract with the following seven courses:

- 1) **South 54° 47' 43" East** a distance of **220.13 feet** to an iron pin and cap previously set;
- 2) **South 18° 50' 17" West** a distance of **54.37 feet** to an iron pin and cap previously set;
- 3) **South 57° 33' 03" East** a distance of **162.29 feet** to a point;
- 4) **South 48° 39' 00" West** a distance of **36.45 feet** to a point;
- 5) **South 50° 18' 00" West** a distance of **91.80 feet** to a point;
- 6) **South 36° 00' 09" West** a distance of **227.47 feet** to a 3/4 inch diameter iron pipe found at the East corner of said 0.331 acre tract;
- 7) **South 36° 42' 00" West** a distance of **31.60 feet** to an iron pin and cap previously set in the Northeast line of said Schwendenman's 20.7178 acre tract;

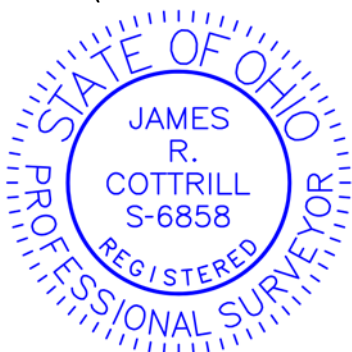
Thence, with the Northeast line of said 20.7178 acre tract, **North 35° 01' 00" West** a distance of **484.79 feet** returning to the **Point of Beginning**, containing **3.2503 Acres** more or less, of which 2.9198 acres more or less is all of said 2.9198 acre tract and 0.3305 acres more or less is all of said 0.331 acre tract.

Bearings are based on the Northeast line of West Road (North 35° 01' West) as described in Deed Book 151 page 691.

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 June 13, 2019 by James R. Cottrill, PS registration #6858. (Job #S190521-3-2503)



James R. Cottrill

James R. Cottrill, PS

COTTRILL SURVEYING, INC

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5.1236 Acre Tract Surveyed for Tabor

The following described 5.1236 acre tract is situated in the State of Ohio, Madison County, Jefferson Township, VMS 2985 and 2451, being part of a 13.4844 acre tract (Parcel 08-01227.002) conveyed to Farret Lee & Charlotte K Tabor, Trustees by Official Record 228 page 780, and being more particularly described as follows:

Beginning at an iron pin and cap previously set at the South corner of a 0.331 acre tract (all a portion of a road vacated by the Madison County Commissioners by Journal 87 page 305) conveyed to Faron L and Rhonda L Tabor, Joint Lives by Official Record 352 page 139, in the Northeast line of a 20.7178 acre tract conveyed to David C and Dianne L Schwendenman, Joint Lives by Official Record 121 page 1609 and being a corner to said 13.4844 acre tract, said iron pin and cap bears South 35° 01' 00" East a distance of 484.79 feet from the intersection of the original Southwest line of West Road (now 50 feet right-of-way) with the original Southeast line of South Road (now 50 feet right-of-way);

Thence, with the Southeast line of said 0.331 acre tract, **North 36° 42' 00" East** a distance of **31.60 feet** to a 3/4 inch diameter iron pipe found at the South corner of a 2.9198 acre tract conveyed to Faron L and Rhonda L Tabor, Joint Lives by Official Record 352 page 139;

Thence, with the Southeast line of said 2.9198 acre tract with the following three courses:

- 1) **North 36° 00' 09" East** a distance of **227.47 feet** to a point;
- 2) **North 50° 18' 00" East** a distance of **91.80 feet** to a point;
- 3) **North 48° 39' 00" East** a distance of **36.45 feet** to the East corner of said 2.9198 acre tract;

Thence, with a new line across said 13.4844 acre tract, **South 33° 14' 54" East**, passing an iron pin and cap set at 262.98 feet, a total distance of **513.50 feet** to an iron pin and cap previously set at a corner to a 29.502 acre tract conveyed to The Nature Conservancy by Official Record 69 page 824;

Thence, with the West line of said 29.502 acre tract, **South 07° 50' 48" East** a distance of **234.92 feet** to an iron pin and cap previously set in the North line of a 219.418 acre tract conveyed to The State of Ohio Department of Natural Resources by Official Record 263 page 1626;

Thence, with the North line of said 219.418 acre tract, **South 78° 29' 58" West** a distance of **272.32 feet** to an iron pin and cap previously set in the Northeast line of said Schwendenman's 20.7178 acre tract;

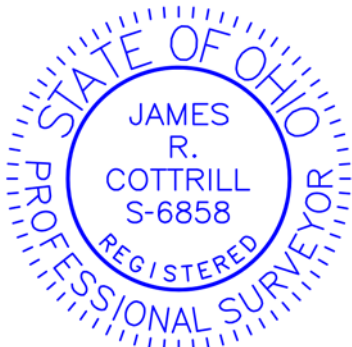
Thence, with the Northeast line of said 20.7178 acre tract, **North 35° 01' 00" West** a distance of **518.18 feet** returning to the **Point of Beginning**, containing **5.1236 Acres** more or less.

Bearings are based on the Northeast line of West Road (North 35° 01' West) as described in Deed Book 151 page 691.

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 June 13, 2019 by James R. Cottrill, PS registration #6858. (Job #S190521-5-1236)



James R. Cottrill

James R. Cottrill, PS