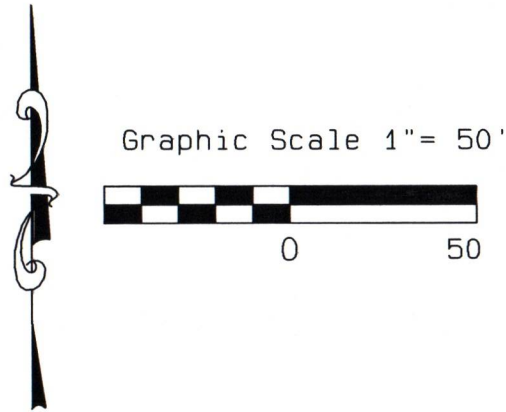
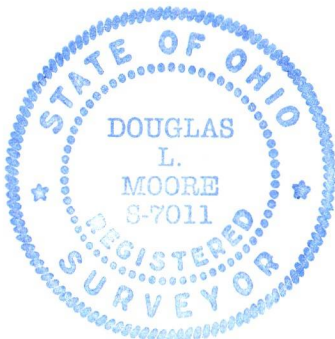
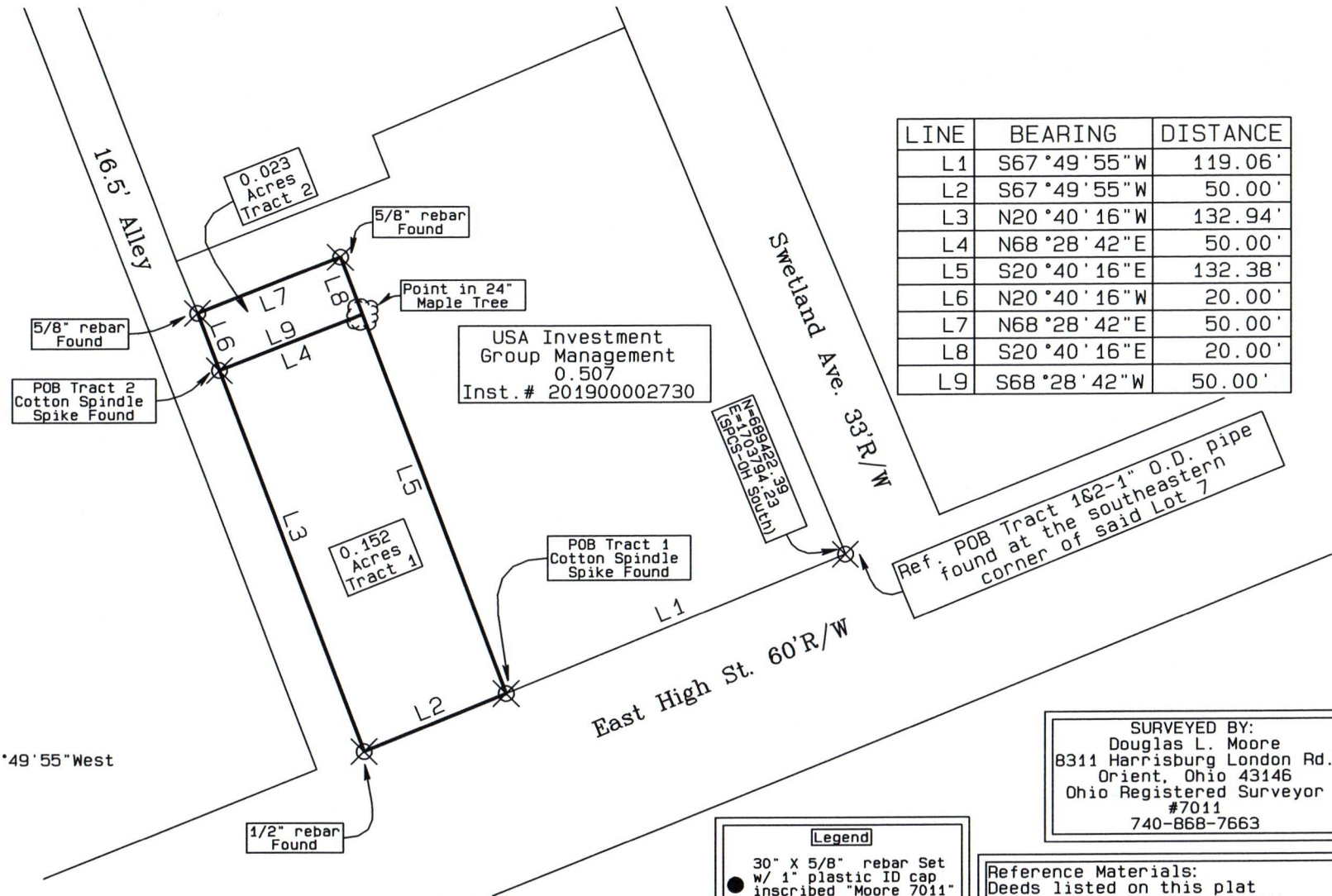


Plat of Survey
for
Christie Allen

Situate in the State of Ohio, Madison County, City of London and being a part of VMS 9471 and a part of Lot 7 of the J. Swetland Addition recorded in Plat Book 1 Pg.149 and being all of Tract 1 & 2 as described in the deed to Christie Allen recorded in Inst. # 201900004604 (O.R. Vol. 357 Pg. 599) (Auditors parcel # 31-02539.000)



LINE	BEARING	DISTANCE
L1	S67°49'55"W	119.06'
L2	S67°49'55"W	50.00'
L3	N20°40'16"W	132.94'
L4	N68°28'42"E	50.00'
L5	S20°40'16"E	132.38'
L6	N20°40'16"W	20.00'
L7	N68°28'42"E	50.00'
L8	S20°40'16"E	20.00'
L9	S68°28'42"W	50.00'



Basis of bearing is the north line of East High St. as South 67°49'55"West based on GPS field observations using US State Plane NAD 83 (CORS 2011 adjustment), Ohio South Zone 3402 Coordinate system.

Douglas L. Moore 5-11-20

Douglas L. Moore PS7011
I certify the above plat to be the result of an actual field survey performed under my direct knowledge and supervision in May 2020, and meets the minimum standards for boundary surveys in the state of Ohio as adopted and set forth by Ohio Revised Code chapter 4733-37, and local governing requirements if more stringent shall be adhered to.

Legend	
●	30" x 5/8" rebar Set w/ 1" plastic ID cap inscribed "Moore 7011"
▲	Mag Spike Set
⊗	5/8" rebar found unless noted on plat

SURVEYED BY:
Douglas L. Moore
8311 Harrisburg London Rd.
Orient, Ohio 43146
Ohio Registered Surveyor
#7011
740-868-7663

Reference Materials:
Deeds listed on this plat
Private Surveys on file with
Madison County Engineers Office
Madison County GIS
Interviews with property owners

Douglas L. Moore
Professional Land Surveyor
Ohio Registration 7011
8311 Harrisburg & London Rd
Orient, Ohio 43146
740-868-7663

Description of TRACT 1
143 E. High St. London, Ohio

Situate in the State of Ohio, Madison County, City of London and being a part of VMS 9471 and a part of Lot 7 of the J. Swetland Addition recorded in Plat Book 1 Pg.149 and being all of a 0.152 acre tract (Tract 1) as described in the deed to Christie Allen recorded in Inst. # 201900004604 (O.R. Vol. 357 Pg. 599) (Auditors parcel # 31-02539.000) and being more particularly described as follows:

Beginning for reference at a 1" O.D. pipe found at the southeastern corner of said Lot 7 and in the west right-of-way of Swetland Ave. & in the north right-of-way of East High St. and at the southeasterly corner of a 0.507 acre tract as described in the deed to USA Investment Group Management recorded in Inst.# 201900002730 (O.R. Vol. 353 Pg. 946);

thence, along the north line of East High St. South $67^{\circ}49'55''$ West, 119.06 feet to a cotton spindle spike found at a southwest corner of said 0.507 acre tract and being the true point of beginning;

thence, continuing with the north line of East High St. South $67^{\circ}49'55''$ West, 50.00 feet to a 1/2" rebar found in the east line of a 16.5' alley;

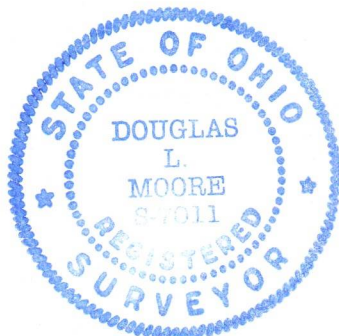
thence, along the east line of said alley, North $20^{\circ}40'16''$ West, 132.94 feet to a cotton spindle spike found at the southwest corner of a 0.023 acre tract (Tract 2) as described in the deed to Christie Allen recorded in Inst. # 201900004604 (O.R. Vol. 357 Pg. 599);

thence, along the south line of said 0.023 acre tract, North $68^{\circ}28'42''$ East, 50.00 feet to a point in a 24" maple tree in the west line of said 0.507 acre tract;

thence, along the west line of said 0.507 acre tract, South $20^{\circ}40'16''$ East, 132.38 feet to the point of beginning and containing 0.152 acres more or less.

This description was prepared from an actual field survey of the property by me Douglas L. Moore PS 7011 in May 2020.

Basis of bearing is the north line of East High St. as South $67^{\circ}49'55''$ West based on GPS field observations using US State Plane NAD 83 (CORS 2011 adjustment), Ohio South Zone 3402 Coordinate system. All iron pins set are 30" #5 rebars with plastic I.D. caps. Subject to all legal rights of way, restrictions and easements of record.



Douglas L. Moore
Douglas L. Moore
Professional Surveyor 7011
5-10-20

Douglas L. Moore
Professional Land Surveyor
Ohio Registration 7011
8311 Harrisburg & London Rd
Orient, Ohio 43146
740-868-7663

Description of TRACT 2
143 E. High St. (Rear) London, Ohio

Situate in the State of Ohio, Madison County, City of London and being a part of VMS 9471 and a part of Lot 7 of the J. Swetland Addition recorded in Plat Book 1 Pg.149 and being all of a 0.023 acre tract (Tract 2) as described in the deed to Christie Allen recorded in Inst. # 201900004604 (O.R. Vol. 357 Pg. 599) (Auditors parcel #31-02539.000) and being more particularly described as follows:

Beginning for reference at an 1" O.D. pipe found at the southeastern corner of said Lot 7 and in the west right-of-way of Swetland Ave. & in the north right-of-way of East High St. and at the southeasterly corner of a 0.507 acre tract as described in the deed to USA Investment Group Management recorded in Inst.# 201900002730 (O.R. Vol. 353 Pg. 946);

thence, along the north line of East High St. South 67°49'55"West, 119.06 feet to a cotton spindle spike found at a southwest corner of said 0.507 acre tract;

thence, continuing with the north line of East High St. South 67°49'55"West, 50.00 feet to a 1/2" rebar found in the east line of a 16.5' alley and the southwest corner of a 0.152 acre tract (Tract 1) as described in the deed to Christie Allen recorded in Inst. # 201900004604 (O.R. Vol. 357 Pg. 599);

thence, along the east line of said alley, North 20°40'16"West, 132.94 feet to a cotton spindle spike found at the northwest corner of said 0.152 acre tract and being the true point of beginning

thence, continuing along the east line of said alley, North 20°40'16"West, 20.00 feet to a 5/8" rebar found at a southwest corner of said 0.507 acre tract;

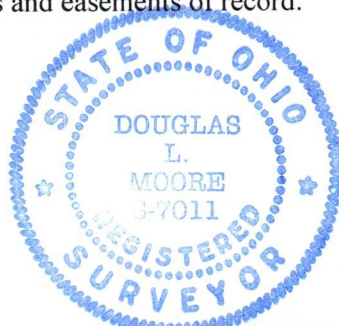
thence, along a southerly line of said 0.507 acre tract, North 68°28'42" East, 50.00 feet to a 5/8" rebar found;

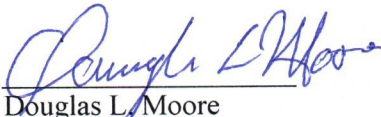
thence, along the west line of said 0.507 acre tract, South 20°40'16"East, 20.00 feet to a point in a 24" maple tree;

thence, along the north line of said 0.152 acre tract, South 68°28'42"West, 50.00 feet to the point of beginning and containing 0.023 acres more or less.

This description was prepared from an actual field survey of the property by me Douglas L. Moore PS 7011 in May 2020.

Basis of bearing is the north line of East High St. as South 67°49'55"West based on GPS field observations using US State Plane NAD 83 (CORS 2011 adjustment), Ohio South Zone 3402 Coordinate system. All iron pins set are 30" #5 rebars with plastic I.D. caps. Subject to all legal rights of way, restrictions and easements of record.




Douglas L. Moore
Professional Surveyor 7011

5-11-20