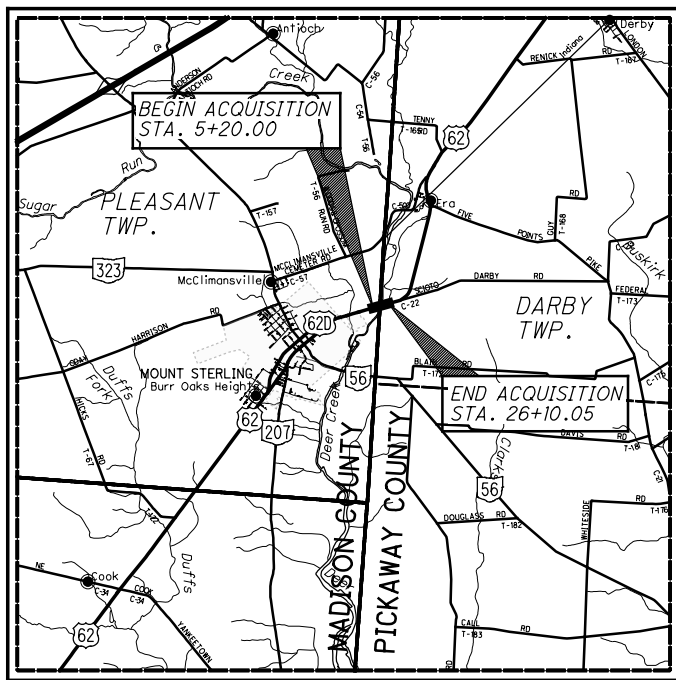


# RIGHT OF WAY LEGEND SHEET MAD-62-2.79

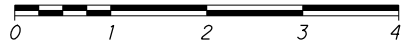
MADISON AND PICKAWAY COUNTIES  
PLEASANT AND DARBY TOWNSHIPS  
V.M.S. 464



LOCATION MAP

LATITUDE: 39°43'31" LONGITUDE: 83°15'01"

SCALE IN MILES



PORTION TO BE IMPROVED .....  
STATE & FEDERAL ROUTES .....  
COUNTY & TOWNSHIP ROADS .....  
OTHER ROADS .....

### INDEX OF SHEETS:

LEGEND SHEET	1
CENTERLINE PLAT	2-3
PROPERTY MAP	4
SUMMARY OF ADDITIONAL R/W	5
R/W DETAIL	6-10

### STRUCTURE KEY

- RESIDENTIAL
- COMMERCIAL
- OUT-BUILDING

TYPES OF TITLE LEGEND:  
WD = WARRANTY DEED  
T = TEMPORARY

UTILITY OWNERS	
TYPE	NAME & ADDRESS
ELECTRIC	AEP - AERIAL DISTRIBUTION ATTN: MR. PAUL PAXTON 850 TECH CENTER DR GAHANNA, OH 43230 PHONE: (614) 883-6831 ptpaxton@aep.com
	AT&T - OHIO ATTN: MR. MIKE LEE 111 NORTH 4TH ST - ROOM 802 COLUMBUS, OH 43215 PHONE: (614) 223-7162 ml3153@att.com
	CENTURYLINK ATTN: MS. DEE REED 441 WEST BROAD ST PATASKALA, OH 43062 PHONE: (740) 927-8282 delores.a.reed@centurylink.com
TELECOMMUNICATION	SPECTRUM (FORMERLY CHARTER COMMUNICATIONS) 3760 INTERCHANGE DR COLUMBUS, OH 43204 PHONE: (614) 225-6349 ATTN: MR. SAM LUTZ PHONE: (614) 348-2966 ATTN: MR. KEVIN RICH PHONE: (614) 481-5263 samuel.lutz@charter.com kevin.rich@charter.com

NOTES: THE LOCATION OF THE UNDERGROUND UTILITIES SHOWN ON THE PLANS ARE OBTAINED FROM THE OWNER OF THE UTILITIES AS REQUIRED BY SECTION 153.64 O.R.C.

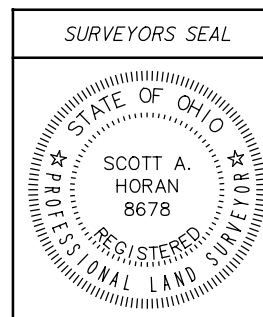
### CONVENTIONAL SYMBOLS

- |                            |                    |                             |         |
|----------------------------|--------------------|-----------------------------|---------|
| County Line                | -----              | Edge of Shoulder (Ex)       | -----   |
| Township Line              | -----              | Edge of Shoulder (Pr)       | -----   |
| Section Line               | -----              | Ditch / Creek (Ex)          | -----   |
| Corporation Line           | ----- or -----     | Ditch / Creek (Pr)          | -----   |
| Fence Line (Ex)            | ----- (Pr) -----   | Tree Line (Ex)              | -----   |
| Center Line                | -----              | Ownership Hook Symbol       | Example |
| Right of Way (Ex)          | ----- Ex R/W ----- | Property Line Symbol        | Example |
| Right of Way (Pr)          | ----- R/W -----    | Break Line Symbol           | Example |
| Standard Highway Ease.(Ex) | ----- Ex SH -----  | Tree (Pr)                   |         |
| Standard Highway Ease.(Pr) | ----- SH -----     | Tree (Ex)                   |         |
| Temporary Right of Way     | ----- TMP -----    | Shrub (Ex)                  |         |
| Channel Ease. (Pr)         | ----- CH -----     | Evergreen (Ex)              |         |
| Utility Ease. (Ex)         | ----- Ex U -----   | Stump                       |         |
| Railroad                   | ----- or -----     | Evergreen (Remove)          |         |
| Guardrail (Ex)             | ----- (Pr) -----   | Stump (Remove)              |         |
| Construction Limits        | -----              | Wetland (Pr)                |         |
| Edge of Pavement (Ex)      | -----              | Grass (Pr)                  |         |
| Edge of Pavement (Pr)      | -----              | Aerial Target               |         |
|                            |                    | Post (Ex)                   |         |
|                            |                    | Mailbox (Ex)                |         |
|                            |                    | Light (Ex)                  |         |
|                            |                    | Telephone Marker (Ex)       |         |
|                            |                    | Fire Hydrant (Ex)           |         |
|                            |                    | Water Meter (Ex)            |         |
|                            |                    | Water Valve (Ex)            |         |
|                            |                    | Utility Valve Unknown (Ex.) |         |
|                            |                    | Telephone Pole (Ex)         |         |
|                            |                    | Power Pole (Ex)             |         |
|                            |                    | Light Pole (Ex)             |         |

I, Scott A. Horan, P.S. have conducted a survey of the existing conditions for the Ohio Department of Transportation between March 2016 and February 2018. The results of that survey are contained herein. The horizontal coordinates expressed herein are based on the Ohio State Plane Coordinate System, North Zone on NAD 83 (2011) datum. The Project Coordinates (US Survey Feet) are relative to State Plane Grid Coordinates US Survey Feet by a Project Adjustment Factor of 1.000082377. As a part of this Project I have reestablished the locations of the existing property lines and centerline of existing Right of Way for the property takes herein. As a part of this project I have established the proposed property lines, calculated the Gross Take, Present Roadway Occupied (PRO), Net Take and Net Residue; as well as prepared the legal descriptions necessary to acquire the parcels as shown herein. As part of this work I have set right of way reference monuments along the right of way. All of my work contained herein was conducted in accordance with the Ohio Administrative Code Chapter 4733-37 Standards for Boundary Surveys unless so noted. The words I and my, as used herein, are to mean that either myself or someone working under my direct supervision.

08/02/19

Scott A. Horan Date  
Professional Land Surveyor No. 8678



**PROJECT DESCRIPTION**  
REPLACEMENT OF THE U.S. 62 BRIDGE OVER DEER CREEK. REPLACE ALL APPROACH GUARDRAIL, PROVIDING STANDARD GUARDRAIL HEIGHT AND MAXIMUM ALLOWABLE GRADES AT EXISTING OFFSET BETWEEN STANDARD DESIGN ANCHOR ASSEMBLIES AND TERMINAL ASSEMBLIES.

**PLANS PREPARED BY:**  
FIRM NAME : EUTHENICS, INC.  
R/W DESIGNER: DANIEL T. BENDER, P.E.  
R/W REVIEWER: SCOTT A. HORAN, P.S.  
FIELD REVIEWER: SCOTT A. HORAN, P.S.  
PRELIMINARY FIELD REVIEW DATE: 3/31/19  
TRACINGS FIELD REVIEW DATE: 07/23/19  
OWNERSHIP UPDATED BY: SCOTT HORAN, P.S.  
DATE COMPLETED: 08/02/19  
PLAN COMPLETION DATE: 08/02/19

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FEDERAL PROJECT NO. E161 (027)  
PTD NO. 102577  
CALCULATED DTB CHECKED SAH  
RIGHT OF WAY LEGEND SHEET  
MAD-62-2.79  
1/10  
57/66

# MAD-62-2.79

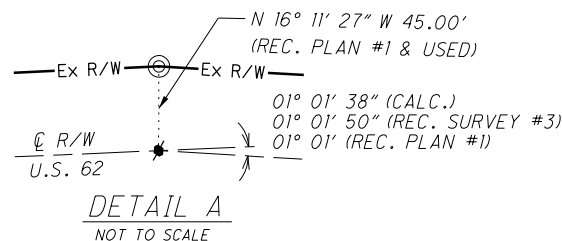
## MADISON AND PICKAWAY COUNTIES PLEASANT AND DARBY TOWNSHIPS V.M.S. 464

SETTING OF ALL MONUMENTS SHALL BE PERFORMED BY A SURVEYOR REGISTERED IN THE STATE OF OHIO. THE REFERENCE MONUMENTS WILL BE INSTALLED BY THE CONTRACTOR AT THE TIME OF CONSTRUCTION. THE IRON PIN AND CAP AND PROPOSED CONCRETE MONUMENTS (WHEN REQUIRED) ARE TO BE INSTALLED BY THE CONTRACTOR'S SURVEYOR.

CHANGES OR ALTERATIONS TO THE LOCATION OF ANY MONUMENTS SHOWN IN THIS TABLE, REQUIRE PRIOR APPROVAL FROM THE DISTRICT REAL ESTATE ADMINISTRATOR OF THE OHIO DEPARTMENT OF TRANSPORTATION. IN THE EVENT THAT CHANGES OR ALTERATIONS ARE APPROVED, A REVISED CENTERLINE PLAT WITH THE NEW LOCATIONS SHALL BE RECORDED IN THE APPLICABLE COUNTY RECORDS AND THE OHIO DEPARTMENT OF TRANSPORTATION. SPECIFICATIONS FOR RIGHT OF WAY MONUMENTS ARE SHOWN ON STANDARD CONSTRUCTION DRAWING RM-1.1.

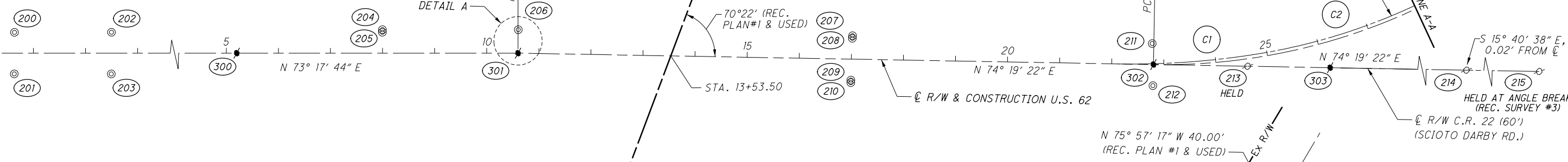
### MONUMENT LEGEND

- ⊙ CONCRETE MONUMENT FOUND
- ⊗ RAILROAD SPIKE FOUND
- ⚡ RAILROAD SPIKE SET



### BASIS FOR BEARINGS:

ALL BEARINGS SHOWN ARE FOR PROJECT USE ONLY. BEARINGS SHOWN HEREIN ARE BASED UPON THE OHIO STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD 83 (CONUS)(MOL) DATUM AND ARE BASED ON VRS OBSERVATIONS OF THE PROJECT CONTROL MONUMENTS BETWEEN JANUARY AND FEBRUARY 2017.

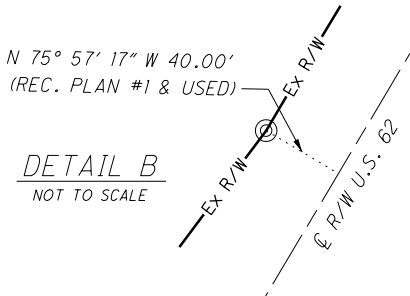


### BASIS FOR EXISTING CENTERLINE OF R/W AND R/W WIDTH

THE EXISTING R/W WIDTHS AND LOCATIONS WERE DETERMINED FROM THE PLANS ON FILE WITH ODOT, DISTRICT 6 OFFICE:  
 1) "S.H. 50 SEC. F-2 & G(P)" R/W PLANS ON FILE IN THE MADISON COUNTY RECORDS;  
 2) MAD-62-(0.00-0.19)-(2.38) R/W PLANS ON FILE IN THE MADISON COUNTY RECORDS;  
 3) SURVEY 19-98  
 4) SURVEY 54-03

⊙ R/W U.S. 62  
 P.I. Sta. 29+45.51  
 $\Delta = 60^\circ 16' 39''$  (CALC.)  $60^\circ 17'$  (REC.)\*  
 $D_c = 4^\circ 59' 59''$  (CALC.)  $5^\circ 00'$  (REC.)\*  
 $R = 1,146.00'$  (REC.\* & USED)  
 $T = 665.35'$  (CALC.)  $665.50'$  (REC.)\*  
 $L = 1,205.64'$  (CALC.)  $1,205.60'$  (REC.)\*  
 $CH = 1,150.80'$   
 $C.B. = N 44^\circ 11' 03'' E$   
 \* REC. PLAN #1

### DETAIL B: NOT TO SCALE

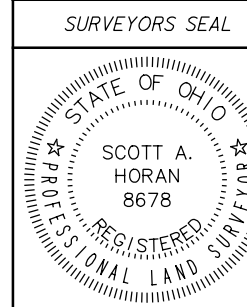


### MONUMENT TABLE

⊙ of R/W U.S. 62		PROJECT GROUND COORDINATES SEE SURVEY CERTIFICATION		MONUMENTS TO BE SET DURING CONSTRUCTION			
POINT	STATION	OFFSET	NORTH (Y)	EAST (X)	⊙ MON.	REF. MON.	DESCRIPTION
200	-	-	628,874.287	1,756,155.419			CONC. MON. FOUND-DESTROYED
201	-	-	628,797.873	1,756,177.862			CONC. MON. FOUND & USED-DISC MISSING
202	0+49.74	39.84' LT	628,927.923	1,756,333.636			CONC. MON. FOUND & USED-DAMAGED
203	0+49.42	40.06' RT	628,851.305	1,756,356.295			CONC. MON. FOUND & USED-DAMAGED
204	7+99.65	44.97' LT	629,148.381	1,757,050.425			CONC. MON. FOUND & USED
205	7+99.65	40.11' LT	629,143.727	1,757,051.822			CONC. MON. FOUND & USED
206			629,223.374	1,757,300.212			CONC. MON. FOUND & HELD
207	17+01.58	44.87' LT	629,396.711	1,757,918.302			CONC. MON. FOUND & USED
208	17+01.15	39.99' LT	629,391.893	1,757,919.205			CONC. MON. FOUND & USED
209	16+99.93	40.18' RT	629,314.380	1,757,939.693			CONC. MON. FOUND & USED
210	16+99.84	45.02' RT	629,309.699	1,757,940.917			CONC. MON. FOUND & USED
211	22+77.02	40.18' LT	629,547.683	1,758,473.597			CONC. MON. FOUND & USED-DISC MISSING
212	22+79.78	40.39' RT	629,470.858	1,758,498.032			CONC. MON. FOUND & USED
213	24+59.46	14.17' RT	629,558.699	1,758,661.537			RAILROAD SPIKE FOUND & USED-BENT
214	-	-	629,856.551	1,759,722.874			RAILROAD SPIKE FOUND & USED
215	-	-	630,103.715	1,760,603.462			RAILROAD SPIKE FOUND & USED
216	34+81.67	40.00' LT	630,340.935	1,759,249.782			CONC. MON. FOUND & USED-DAMAGED
217	40+27.79	40.10' LT	630,850.003	1,759,459.706			CONC. MON. FOUND & USED
218	40+26.61	40.10' RT	630,870.614	1,759,382.185			CONC. MON. FOUND & USED-DAMAGED
300	5+20.00	⊙	629,024.929	1,756,795.499	1		RAILROAD SPIKE SET ON CENTERLINE OF R/W
301	10+60.05	⊙	629,180.157	1,757,312.760	1		RAILROAD SPIKE SET ON CENTERLINE OF R/W
302	22+80.16	⊙	629,509.851	1,758,487.483	1		RAILROAD SPIKE SET ON CENTERLINE OF R/W
303	26+10.05	49.18' RT	629,601.539	1,758,814.173	1		RAILROAD SPIKE SET ON CENTERLINE OF R/W
TOTAL CARRIED TO GENERAL SUMMARY SHEET					4		

I, Scott A. Horan, P.S. have conducted a survey of the existing conditions for the Ohio Department of Transportation between March 2016 and February 2018. The results of that survey are contained herein. The horizontal coordinates expressed herein are based on the Ohio State Plane Coordinate System, South Zone on NAD 83 (CONUS)(MOL) datum. The Project Coordinates (US Survey Feet) are relative to State Plane Grid Coordinates US Survey Feet by a Project Adjustment Factor of 1.000082377. As a part of this Project I have reestablished the locations of the existing property lines and centerline of existing Right of Way for the property takes herein. As a part of this project I have established the proposed property lines, calculated the Gross Take, Present Roadway Occupied (PRO), Net Take and Net Residue; as well as prepared the legal descriptions necessary to acquire the parcels as shown herein. As part of this work I have set right of way reference monuments along the right of way. All of my work contained herein was conducted in accordance with the Ohio Administrative Code Chapter 4733-37 Standards for Boundary Surveys unless so noted. The words I and my, as used herein, are to mean that either myself or someone working under my direct supervision.

*Scott A. Horan*  
 Scott A. Horan  
 Professional Land Surveyor No. 8678  
 Date: 08/02/19



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 COUNTY RECORDER



HORIZONTAL SCALE IN FEET

PID NO. **102577**

R/W DESIGNER DTB SAH  
 DTB SAH  
 R/W REVIEWER SAH

**CENTERLINE PLAT**

**MAD-62-2.79**

2 / 10

58  
66

# MAD-62-2.79

MADISON AND PICKAWAY COUNTIES  
 PLEASANT AND DARBY TOWNSHIPS  
 V.M.S. 464



PID NO.  
**102577**

R/W DESIGNER  
 DTB  
 R/W REVIEWER  
 SAH

**CENTERLINE PLAT**

**MAD-62-2.79**

3 / 10

59  
 66

MONUMENT TABLE						
C of R/W U.S. 62			PROJECT GROUND COORDINATES SEE SURVEY CERTIFICATION		R/W MON. EXPECTED TO BE DISTURBED	DESCRIPTION
POINT	STATION	OFFSET	NORTH (Y)	EAST (X)		
400	2+43.17	27.12' RT	628,919.387	1,756,538.147		SEE R/W DETAIL SHEETS
401	2+45.04	40.95' RT	628,906.676	1,756,543.910		
402	11+68.51	44.90' LT	629,252.699	1,757,405.056		
403	11+79.25	24.13' RT	629,189.132	1,757,434.043		
404	22+99.38	45.72' LT	629,559.002	1,758,492.855	1	
405	24+59.46	14.17' RT.	629,558.699	1,758,661.537		SEE R/W DETAIL SHEETS
	5+20.00	26.87' RT	628,999.248	1,756,803.217		IRON PIN SET
	5+20.00	45.00' LT	629,068.030	1,756,782.565		
	12+50.00	45.00' LT	629,274.811	1,757,483.484		
	12+50.00	70.00' LT	629,298.881	1,757,476.728		
	13+63.47	70.00' LT	629,329.543	1,757,585.979		
	15+37.45	45.00' RT	629,265.832	1,757,784.557		
	16+19.55	45.00' LT	629,374.670	1,757,839.290		
	17+01.37	50.00' LT	629,401.591	1,757,916.708		IRON PIN SET
	19+00.00	10.57' RT.	629,396.953	1,758,124.318	1	RAILROAD SPIKE SET
	19+00.00	50.00' LT	629,455.265	1,758,107.953		IRON PIN SET
	25+98.23	92.39' RT	629,558.213	1,758,826.333		IRON PIN SET
TOTAL CARRIED TO GENERAL SUMMARY SHEET					2	

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 COUNTY RECORDER



**TOTAL NUMBER OF :**  
 4 OWNERSHIPS 0 TOTAL TAKES  
 7 PARCELS 0 OWNERSHIP W/ STRUCTURES INVOLVED

NET RESIDUE = RECORD AREA - TOTAL PRO - NET TAKE

**GRANTEE:**  
 ALL RIGHT OF WAY ACQUIRED IN THE NAME OF  
 STATE OF OHIO, DEPARTMENT OF TRANSPORTATION  
 UNLESS OTHERWISE SHOWN.

**ALL AREAS IN ACRES**

PARCEL NO.	OWNER	SHEET NO.	OWNERS RECORD	AUDITOR'S PARCEL	RECORD AREA	TOTAL P.R.O.	GROSS TAKE	P.R.O. IN TAKE	NET TAKE	STRUC-TURE	NET RESIDUE		TYPE FUND	REMARKS	AS ACQUIRED	
											LEFT	RIGHT			BOOK	PAGE
1-WD	WITTICH FARMS	4, 6-7	AFN 198200104516	17-00622.000	51	1.9435 (c)	1.0718	1.0397	0.0321		49.0244		FEDERAL 80% STATE 20%	0.0040 AC. OVERLAPS OHIO BELL TELEPHONE COMPANY EASEMENT		
2-WD	LF FARM HOLDINGS LLC, AN OHIO LIMITED LIABILITY COMPANY	4, 8-10	AFN 202000000781 (M) VOL. 770, PG. 397 (P)	17-00515.000 B0600010012300	17.14 155.427	0.4154 1.4984 (c)	1.0491	0.8892	0.1599				↑	(M) DENOTES THE MADISON COUNTY RECORDS (P) DENOTES THE PICKAWAY COUNTY RECORDS NO ADDITIONAL R/W REQUIRED IN MADISON COUNTY 0.1232 AC. OVERLAPS UNITED STATES OF AMERICA FLOOD CONTROL EASEMENT * 14" TREE AND 40" STUMP TO BE REMOVED		
	TOTAL				172.567	1.9138	1.0491	0.8892	0.1599							
2-T		4 & 8		B0600010012300			0.1558	0.0000	0.1558					FOR CONTRACTOR ACCESS 4 - 12" TO 15" TREES, 4 - 24" TO 28" TREES, AND 2 - 30" TREES TO BE REMOVED 0.1185 AC. OVERLAPS UNITED STATES OF AMERICA FLOOD CONTROL EASEMENT		
3-WD	THOMAS A. BLEIDORN & SARAH A. BLEIDORN	4, 7-8	AFN 201300003696	17-00095.010	18.39	0.2851	0.3563	0.2851	0.0712		18.0337			15" TREE AND 5 - 15" TO 24" STUMPS TO BE REMOVED 0.0549 AC. OVERLAPS UNITED STATES OF AMERICA FLOOD CONTROL EASEMENT 0.2256 AC. OVERLAPS AEP OHIO TRANSMISSION COMPANY EASEMENT		
4-WD	CLINTON LEE BORROR & KAREN E. BORROR	4, 8-9	VOL. 558 PG. 2568	B0600010012111	33.743	1.1524	0.7780	0.7324	0.0456		32.5450			0.2004 AC. OVERLAPS UNITED STATES OF AMERICA FLOOD CONTROL EASEMENT 0.1404 AC. OVERLAPS DEPARTMENT OF HIGHWAYS, STATE OF OHIO CHANNEL EASEMENT 0.0456 AC. OVERLAPS AEP OHIO TRANSMISSION COMPANY EASEMENT		
4-T1		4 & 9		B0600010012111			0.0350	0.0000	0.0350					FOR DITCH AND DRIVE PIPE RELOCATION 99' OF 4' ELECTRIC FENCE AND 4' METAL GATE TO BE REMOVED 0.0350 AC. OVERLAPS AEP OHIO TRANSMISSION COMPANY EASEMENT		
4-T2		4 & 9	VOL. 558 PG. 2568	B0600010012102	18.187	1.6130	0.0073	0.0000	0.0073				↓	FOR DRIVE PIPE RELOCATION 33' OF 4' ELECTRIC FENCE TO BE REMOVED 0.0073 AC. OVERLAPS AEP OHIO TRANSMISSION COMPANY EASEMENT		
													FEDERAL 80% STATE 20%			

**LEGEND:**  
 WD: WARRANTY DEED  
 T: TEMPORARY  
 (c) AREA CALCULATED USING COUNTY AUDITOR GIS SHAPEFILES  
 \* DENOTES AN ENCROACHMENT

NOTE: UNDER NO CIRCUMSTANCES ARE TEMPORARY EASEMENTS TO BE USED FOR STORAGE OF MATERIAL OR EQUIPMENT BY THE CONTRACTOR UNLESS NOTED OTHERWISE.

NOTE: ALL TEMPORARY PARCELS TO BE OF 12 MONTH DURATION.

SAH	3/3/20	UPDATED PARCEL NO. 2 OWNERS RECORD
<b>REV. BY</b>	<b>DATE</b>	<b>DESCRIPTION</b>
	08/02/19	

FEDERAL PROJECT NO. E161 (027)  
 PID NO. 102577  
 STATE JOB NO. 467775  
 R/W DESIGNER DTB  
 R/W REVIEWER SAH  
**SUMMARY OF ADDITIONAL RIGHT OF WAY**  
 MAD-62-2.79

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**EXHIBIT A**

Page 1 of 3

RX 250 WD

Rev. 06/09

Ver. Date 03/12/20

PID 102577

**PARCEL 1-WD  
MAD-62-2.79  
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE  
IN THE FOLLOWING DESCRIBED PROPERTY  
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

---

**[Surveyor's description of the premises follows]**

---

Situated in State of Ohio, County of Madison, Township of Pleasant, part of VMS 464 and being known as part of a 51.00 acre tract of land conveyed to Wittich Farms by deed dated February 25, 1982 and recorded in AFN #198200104516 of the Madison County Records and more particularly bounded:

Commencing for reference at a railroad spike set on the U.S. 62 centerline of right of way at Station 5+20.00; said railroad spike referenced by a railroad spike set at an angle break in the U.S. 62 centerline of right of way North 73 degrees 17 minutes 44 seconds East, 540.05 feet and by the intersection of the U.S. 62 centerline of right of way with the eastern Madison County line North 73 degrees 39 minutes 26 seconds East, 833.47 feet, and being the TRUE POINT OF BEGINNING of the parcel herein described;

1. Thence, along a line perpendicular to the U.S. 62 centerline of right of way North 16 degrees 42 minutes 16 seconds West, 45.00 feet to an iron pin set at Station 5+20.00, 45.00 feet left of the U.S. 62 centerline of right of way;
2. Thence, along a line parallel with the U.S. 62 centerline of right of way North 73 degrees 17 minutes 44 seconds East, 279.65 feet to a jog in the U.S. 62 northern right of way at Station 7+99.65, 45.00 feet left of the U.S. 62 centerline of right of way; said jog referenced by a concrete monument found South 17 degrees 03 minutes 16 seconds East, 0.03 feet;
3. Thence, along the U.S. 62 northern right of way North 73 degrees 17 minutes 44 seconds East, 260.80 feet to an iron pin set at an angle break in the U.S. 62 northern right of way, 55.00 feet northwesterly by rectangular measurement from the U.S. 62 centerline of right of way;

## EXHIBIT A

RX 250 WD

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4. Thence, continuing along the U.S. 62 northern right of way North 74 degrees 19 minutes 22 seconds East, 108.71 feet to the western property line of a parcel of land conveyed to Thomas A. Bleidorn and Sarah A. Bleidorn by deed dated July 22, 2013 and recorded in AFN #201300003696 of the Madison County Records at Station 11+68.36, 45.00 feet left of the U.S. 62 centerline of right of way; said intersection referenced by a capped iron pin (Cottrill 6856) found South 73 degrees 53 minutes 32 seconds East, 0.18 feet;
5. Thence, along the western property line of said parcel so conveyed to Thomas A. Bleidorn and Sarah A. Bleidorn South 24 degrees 37 minutes 38 seconds East (passing through a capped iron pin (Cottrill 6856) at a distance of 69.98 feet), 69.99 feet to the northern property line of "Parcel No. B0600010012300" conveyed to LF Farm Holdings LLC, an Ohio Limited Liability Company by deed dated February 10, 2020 and recorded as Volume 770, Page 397 of the Pickaway County Records at Station 11+79.25, 24.14 feet right of the U.S. 62 centerline of right of way,
6. Thence, along the northern property line of said parcel so conveyed to LF Farm Holdings LLC, an Ohio Limited Liability Company South 73 degrees 14 minutes 38 seconds West, 658.80 feet to an iron pin set at Station 5+20.00, 26.87 feet right of the U.S. 62 centerline of right of way;
7. Thence, along a line perpendicular to the U.S. 62 centerline of right of way North 16 degrees 42 minutes 16 seconds West, 26.87 feet to the TRUE POINT OF BEGINNING and enclosing an area of 1.0718 acres, more or less, of which 1.0397 acres is present road occupied.

The above described parcel is a portion of Madison County Auditor's Parcel No. 17-00622.000. Said parcel overlaps 0.0040 acres of a utility easement conveyed to The Ohio Bell Telephone Company by deed dated October 2, 1961 and recorded in AFN #196100048695 of the Madison County Records.

"Iron Pin Set" in the above description is a 3/4 inch by 30 inch reinforcing rod with 2 inch aluminum cap stamped "ODOT R/W" and "S. Horan S8678".

The bearings referred to herein are based upon the Ohio State Plane Coordinates System, South Zone, NAD83 (Conus) (Mol).

The stations referred to herein are from the centerline of right of way of U.S. Route 62, as found on Ohio Department of Transportation Right of Way Plan MAD-62-2.79.

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This description was prepared and reviewed under the supervision of Scott A. Horan, P.S., Registered Surveyor No. 8678, and is based on survey made by Euthenics, Inc., between March 2016 and February 2018 for the Ohio Department of Transportation.



*Scott Horan*  
03/12/20

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Ver. Date 03/12/20

PID 102577

**PARCEL 3-WD  
MAD-62-2.79  
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE  
IN THE FOLLOWING DESCRIBED PROPERTY  
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

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**[Surveyor's description of the premises follows]**

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Situated in State of Ohio, County of Madison, Township of Pleasant, part of VMS 464, and being known as part of a 18.3907 acre tract of land conveyed to Thomas A. Bleidorn and Sarah A. Bleidorn by deed dated July 22, 2013 and recorded in AFN #201300003696 of the Madison County Records and more particularly bounded:

Commencing for reference at a railroad spike set at an angle break in the U.S. 62 centerline of right of way at Station 10+60.05; said railroad spike referenced by the intersection of the U.S. 62 centerline of right of way with the eastern Madison County line North 74 degrees 19 minutes 22 seconds East, 293.45 feet; thence along the U.S. 62 centerline of right of way North 74 degrees 19 minutes 22 seconds East, 115.40 feet to the eastern property line of a parcel of land conveyed to Wittich Farms by deed dated February 25, 1982 and recorded in AFN #198200104516 of the Madison County Records at Station 11+75.45 and the TRUE POINT OF BEGINNING of the parcel herein described;

1. Thence, along the eastern property line of said parcel so conveyed to Wittich Farms North 24 degrees 37 minutes 38 seconds West, 45.56 feet to the U.S. 62 northern right of way at Station 11+68.36, 45.00 feet left of the U.S. 62 centerline of right of way; said intersection referenced by a capped iron pin (Cottrill 6856) found South 73 degrees 53 minutes 32 seconds East, 0.18 feet;
2. Thence, along the U.S. 62 northern right of way North 74 degrees 19 minutes 22 seconds East, 81.64 feet to an iron pin set at Station 12+50.00, 45.00 feet left of the U.S. 62 centerline of right of way;

**EXHIBIT A**

3. Thence, along a line perpendicular to the U.S. 62 centerline of right of way North 15 degrees 40 minutes 38 seconds West, 25.00 feet to an iron pin set at Station 12+50.00, 70.00 feet left of the U.S. 62 centerline of right of way;
4. Thence, along a line parallel with the U.S. 62 centerline of right of way North 74 degrees 19 minutes 22 seconds East, 128.47 feet to the eastern line of Madison County and the western property line of a parcel of land conveyed to Clinton L. Borrer and Karen E. Borrer by deed dated June 9, 2004 and recorded in Volume 558, Page 2568 of the Pickaway County Records at Station 13+78.47, 70.00 feet left of the U.S. 62 centerline of right of way; said intersection referenced by an iron pin set South 74 degrees 19 minutes 22 seconds West, 15.00 feet;
5. Thence, along the eastern line of Madison County and western property line of said parcel so conveyed to Clinton Lee Borrer and Karen E. Borrer South 03 degrees 57 minutes 22 seconds West, 96.62 feet to the northern property line of "Parcel No. B0600010012300" conveyed to LF Farm Holdings LLC, an Ohio Limited Liability Company by deed dated February 10, 2020 and recorded as Volume 770, Page 397 of the Pickaway County Records at Station 13+46.01, 21.00 feet right of the U.S. 62 centerline of right of way;
6. Thence, along the northern property line of said parcel so conveyed to LF Farm Holdings LLC, an Ohio Limited Liability Company South 73 degrees 14 minutes 38 seconds West, 166.79 feet to the eastern property line of said parcel so conveyed to Wittich Farms at Station 11+79.25, 24.14 feet right of the U.S. 62 centerline of right of way, said intersection referenced by a capped iron pin (Cottrill 6856) found North 24 degrees 37 minutes 38 seconds West, 0.01 feet;
7. Thence, along the eastern property line of said parcel so conveyed to Wittich Farms North 24 degrees 37 minutes 38 seconds West, 24.44 feet to the TRUE POINT OF BEGINNING and enclosing an area of 0.3563 acres, more or less, of which 0.2851 acres is present road occupied.

The above described parcel is a portion of Madison County Auditor's Parcel No. 17-00095.010. Said parcel overlaps 0.0549 acres of a flood control easement (Tract 819E) conveyed to the United States of America by deed dated July 14, 1967 and recorded in AFN #196700062372 of the Madison County Records. Said parcel also overlaps 0.2256 acres of a utility easement conveyed to AEP Ohio Transmission Company recorded in AFN #201800005815 of the Madison County Records.

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“Iron Pin Set” in the above description is a 3/4 inch by 30 inch reinforcing rod a with 2 inch aluminum cap stamped “ODOT R/W” and “S. Horan S8678”.

The bearings referred to herein are based upon the Ohio State Plane Coordinates System, South Zone, NAD83 (Conus) (Mol).

The stations referred to herein are from the centerline of right of way of U.S. Route 62, as found on Ohio Department of Transportation Right of Way Plan MAD-62-2.79.

This description was prepared and reviewed under the supervision of Scott A. Horan, P.S., Registered Surveyor No. 8678, and is based on a survey made by Euthenics, Inc., between January 2017 and February 2018 for the Ohio Department of Transportation.



*Scott Horan*  
*03/12/20*