

**MONUMENT LEGEND**

- ⊙ I.P.F. IRON PIN FOUND
- ⊙ I.P.F. IRON PIN FOUND W/ ID CAP
- I.P.S. IRON PIN SET W/ ID CAP 5/8" X 30"
- ⊙ P.F. IRON PIPE FOUND
- M.N.S. MAG NAIL SET
- ⊙ MAG NAIL SPIKE FOUND
- ⊙ P.K.F. P.K. NAIL FOUND
- RAILROAD SPIKE SET

Bearings are based on Ohio State Plane NAD 83 South Zone VRS (2011)  
Scaled to the ground at 0,0 with a scale factor of 1.000009313 using Geoid 18

**Survey References:**

- 4-06                      82-20
- 18-15                    114-99
- 51-16                    SS
- 66-07                    ST-6B
- ODOT MAD 41 0 3.84 (SH 197, 1932 plans)
- ODOT MAD 323 0 7.7 (SH 658 Sec A. 1932 plans)



JEFFERY DANIELS  
LOTS, 9, 13, 14 SOUTH SOLON SUBDIVISION  
SOUTH SOLON, OHIO, 43153

LOCATED IN THE STATE OF OHIO,  
COUNTY OF MADISON,  
TOWNSHIP OF STOKES  
BEING PART OF: LOT 9, ALL OF LOT 13 & 14  
PLAT OF SOUTH SOLON PLAT BOOK 1 P.G.5

GRAND LAKE SURVEYING LLC  
15730 MACKLIN RD MARYSVILLE OH  
PHONE: 614-353-8462  
EMAIL: TIM@GRANDLAKESURVEYING.COM  
WWW.GRANDLAKESURVEYING.COM  
BASED ON AN ACTUAL FIELD SURVEY

*Timothy A. Burkholder* DATE: 7/12/2022  
TIMOTHY A. BURKHOLDER P.S. 8468

Jeffery Daniels  
28-00215.000  
Part of Lot 9  
South Solon

Situated in the State of Ohio, County of Madison, in the Township of Stoke, being part lot 9 of the South Solon Plat, found in Plat book 1, page 5, also being all of the property described in the name of Jeffery Daniels found in Instrument 201700005532 or Official Record 335, page 1763, located in the Madison County Recorder's Office, being more particularly described as follows:

Commencing at a P.K. Nail found where the southern right of way line of Main Street (also State Route 38), being 60 feet wide, meets the eastern right of way line of Washington Street (also State Route 41) being 60 feet wide;

thence with the eastern right of way line of said Washington Street, **N01°48'33"E**, a distance of 60 feet, to a MAG Nail Set, in the northern right of way line of said Main Street, also being the south western corner of Lot 9 of the Plat of South Solon, found in Plat Book 1, Page 5, also being the **TRUE POINT OF BEGINNING**;

thence with the eastern right of way line of said Washington Street, **N01°48'33"E**, a distance of **120.00 feet**, to an **Iron Pin Set**, in said eastern right of way line of said Washington Street, also being in the western line of said lot 9, at the south western corner of a 2500 square foot (2519 square foot measured) parcel in the name of Jeff Daniels, found in Instrument number 201700005532;

thence with the southern line of said 2500 square foot parcel, **S88°11'32"E**, **50.38 feet**, to an **Iron Pin Set**, at the south eastern corner of said 2500 square foot parcel, also being in the western line of Lot 10 in the name of the State of OHIO, found in Instrument 201900001775;


thence with the said western line of Lot 10, **S01°48'21"W**, **119.99 feet**, to a **MAG Nail Set**, at the south west corner of said lot 10, also being in the northern right of way line of said Main Street;

thence with northern right of way line of said Main Street, also being the southern line of Lot 9, **N88°12'08"W**, **50.39 feet**, back to the **TRUE POINT OF BEGINNING**;

Containing 6044 square feet more or less, however subject to all legal road right of way and prior easements of record. All Iron Pins Set are 5/8" inch diameter and 30" long with a pink cap stamped "Grand Lake P.S. 8468". This description was written from an actual field survey in July of 2022 by Grand Lake Surveying LLC.

Bearings are based on Ohio State Plane NAD 83 South Zone (2011) Scaled to the ground at 0,0 with a scale factor of 1.000009313 using GEOID 18.

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 Date: 8/10/22  
TIMOTHY A. BURKHOLDER P.S. 8468  
original signature in blue ink



Jeffery Daniels  
28-00214.000  
Part of Lot 9  
South Solon

Situated in the State of Ohio, County of Madison, in the Township of Stoke, being part lot 9 of the South Solon Plat, found in Plat book 1, page 5, also being all of the property described in the name of Jeffery Daniels found in Instrument 201700005532 or Official Record 335, page 1763, located in the Madison County Recorder's Office, being more particularly described as follows:

Commencing at a P.K. Nail found where the southern right of way line of Main Street (also State Route 38), being 60 feet wide, meets the eastern right of way line of Washington Street (also State Route 41) being 60 feet wide;

thence with the eastern right of way line of said Washington Street, **N01°48'33"E**, a distance of 60 feet, to a MAG Nail Set, in the northern right of way line of said Main Street, also being the south western corner of Lot 9 of the Plat of South Solon, found in Plat Book 1, Page 5;

thence with the eastern right of way line of said Washington Street, **N01°48'33"E**, a distance of **120.00 feet**, to an **Iron Pin Set**, in said eastern right of way line of said Washington Street, also being in the western line of said lot 9, at the north western corner of a 6000 square foot (6044 square foot measured) parcel in the name of Jeff Daniels, found in Instrument number 201700005532, also being the **TRUE POINT OF BEGINNING**;

thence with the eastern right of way line of said Washington Street, **N01°48'33"E**, a distance of **50.00 feet**, to an **Rail Road Spike Set**, in said eastern right of way line of said Washington Street, also being 5.17 feet from the south western corner of a 0.312 acre parcel, in the name of Michael Allen Bell found in Instrument 201600001599;

thence through said Lot 9, **S88°11'32"E**, **50.38 feet**, to a **Rail Road Spike Set**, in the western line of Lot 10, in the name of the State of OHIO, found in Instrument 201900001775;

thence with the said western line of Lot 10, **S01°48'21"W**, **50.00 feet**, to an **Iron Pin Set**, at the north east corner of said 6044 square foot parcel;

thence with northern line of said 6400 square foot parcel, **N88°11'32"W**, **50.38 feet**, back to the **TRUE POINT OF BEGINNING**;

Containing 2519.14 square feet more or less, however subject to all legal road right of way and prior easements of record. All Iron Pins Set are 5/8" inch diameter and 30" long with a pink cap stamped "Grand Lake P.S. 8468". This description was written from an actual field survey in July of 2022 by Grand Lake Surveying LLC.

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