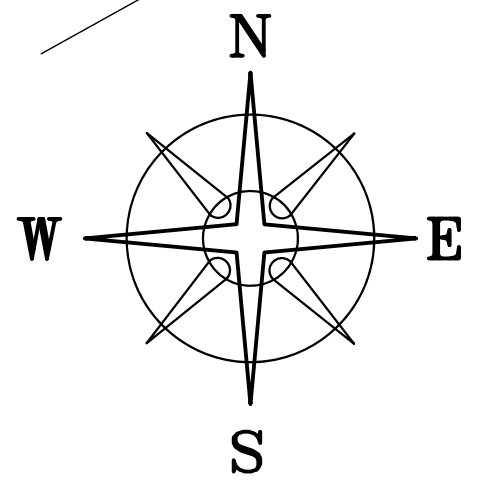


DEED REFERENCE
 EMMA M HOCKENBERY
 OR 383 PG 553
 (A) 5.0002 ACRES
 PARCEL No. 08-00331.000



BEARINGS ARE BASED ON A
 GPS OBSERVATION ON 08/06/18
 WGS 1984 GEODETIC NORTH.

GREGG ROAD (CR-43, 50' R/W)

S 74°25'23" W 431.71'

POB
 N: 697837.48'
 E: 1742446.16'

VMS 10585
 VMS 10698

(A) 0.5680± ACRES

WILSON ROAD (C 103, 50'R/W)

NOTE

THE 0.5680± ACRE TRACT IS TO BECOME
 PART OF AND CONTINGENT TO THE
 ADJOINING 5 ACRE TRACT.

LEGEND

- ALL MONUMENTS FOUND OR SET ARE IN
 GOOD CONDITION UNLESS OTHERWISE NOTED.
- ⊙ 1/2" Ø IRON PIPE (FOUND)
 - IRON PIN (FOUND)
 - RAILROAD SPIKE (FOUND)
 - ⬡ 5/8" Ø REBAR & YELLOW PLASTIC CAP
 STAMPED "COTTRILL SURVEYING" (SET)
 - MAG NAIL (FOUND)

ROBERT S & BARBARA L
 HOCKENBERY, TRUSTEES
 OR 350 PG 320
 5 ACRES
 08-01033.000



I HEREBY CERTIFY THAT THIS PLAT DEPICTS
 AN ACTUAL FIELD SURVEY PERFORMED BY
 NATHAN L. COTTRILL, P.S. #8821

Nathan Cottrill DATE: 05/07/24

VIRGIL & THELMA I ROBINSON, JT LIVES
 OR 7 PG 207
 5.626 ACRES
 08-00841.000

N 05°30'24" W 564.82'

N 14°34'03" W 556.09'
 (NEW LINE)

CAROLE HAENZEL TOD
 CAROLE HAENZEL, TRUSTEE
 OR 405 PG 1010
 4 ACRES
 08-01220.000

S 74°24'25" W 393.37'

COTTRILL SURVEYING, INC

James R Cottrill, PS Nathan Cottrill, PE PS
 15882 US Route 62 NE, Mt. Sterling, Ohio 43143
 Office: (740) 869-3811 www.cottrillsurveying.com

0.5680± ACRES,
VMS 10585 & 10698, JEFFERSON TWP,
MADISON COUNTY, STATE OF OHIO.
SURVEYED FOR HOCKENBERY.

SCALE : 1" = 60'
 60' 30' 0 60'

JOB No. S240212 : CREW: AM
 SURVEYED 03/29/24 : DWN BY: NC
 DRAWN 03/29/24 : CHECK: RC

COTTRILL SURVEYING, INC

15882 US Route 62 SE, Mt. Sterling, Ohio 43143, Ph. 740.869.3811, www.cottrillsurveying.com

0.5680 Acre Tract *Surveyed for Hockenbery*

The following described 0.5680 acre tract is situated in the State of Ohio, Madison County, Jefferson Township, VMS 10585 and VMS 10698, being part of a 5.0002 acre tract (Parcel 08-00331.000) conveyed to Emma M Hockenbery by Official Record 383 page 553, and being more particularly described as follows:

Beginning at a 1/2 inch diameter iron pipe found in the centerline of Gregg Road (County Road 43, 50 feet right-of-way) at the Northwest corner of a 5 acre tract conveyed to Robert S and Barbara L Hockenberry, Trustees by Official Record 350 page 320 in the Northeast corner of said 5.0002 acre tract, said pipe bears South 74° 25' 23" West a distance of 431.71 feet from an iron pin found at the centerline intersection of said Gregg Road and Wilson Road (County Road 103, 50 feet right-of-way);

Thence, with the West line of said 5 acre tract, **South 05° 30' 04" East**, passing an iron pin and cap set at 25.39 feet, a total distance of **564.72 feet** to an iron pin and cap set in the North line of a 4 acre tract conveyed to Carole Haenszel, TOD by Official Record 405 page 1010;

Thence, with a new line across said 5.0002 acre tract, **North 14° 34' 03" West**, passing an iron pin and cap set at 531.09 feet, a total distance of **556.09 feet** to a mag nail set in the centerline of Gregg Road;

Thence, with the centerline of Gregg Road, **North 74° 25' 23" East** a distance of **89.00 feet** returning to the **Point of Beginning**, containing **0.5680 Acres** more or less.


Bearings are based on a GPS observation on August 6, 2018, WGS 1984 Geodetic North.

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 Surveying"

This description is based on an actual field survey performed by Nathan L. Cottrill, PS registration #8821 on March 29, 2024.





Nathan L. Cottrill, PS #8821
(Job #S240212-0.5680)