

12.538 ACRES
2030 Middle Pike

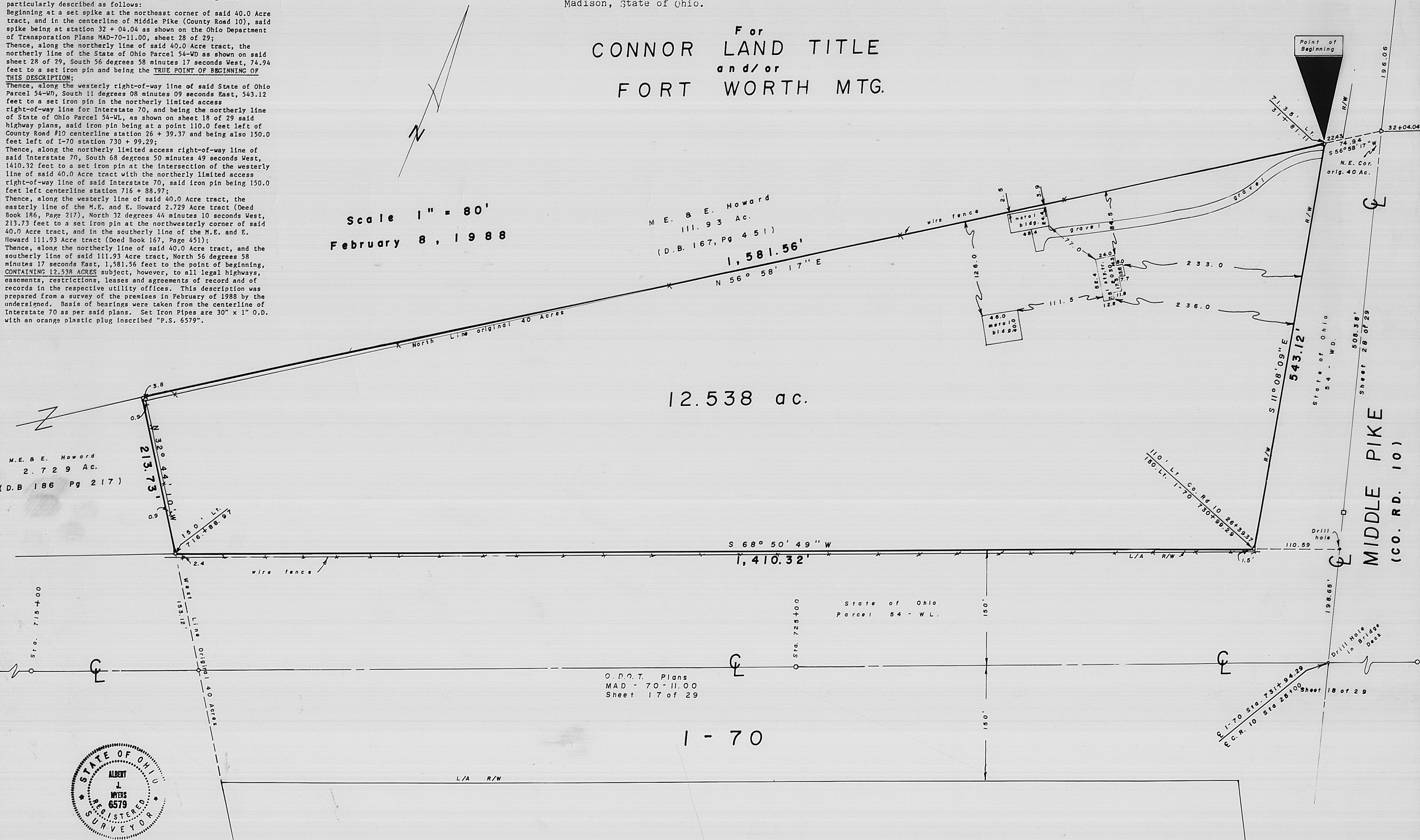
Situated in the State of Ohio, County of Madison, Township of Jefferson, in Virginia Military Survey 2682, and being part of the Blanch R. Deacon 40.0 Acre tract of record in Deed Book 193, Page 1, Recorder's Office, Madison County, Ohio, and being more particularly described as follows:

Beginning at a set spike at the northeast corner of said 40.0 Acre tract, and in the centerline of Middle Pike (County Road 10), said spike being at station 32 + 04.04 as shown on the Ohio Department of Transportation Plans MAD-70-11.00, sheet 28 of 29;
Thence, along the northerly line of said 40.0 Acre tract, the northerly line of the State of Ohio Parcel 54-WD as shown on said sheet 28 of 29, South 56 degrees 58 minutes 17 seconds West, 74.94 feet to a set iron pin and being the TRUE POINT OF BEGINNING OF THIS DESCRIPTION;
Thence, along the westerly right-of-way line of said State of Ohio Parcel 54-WD, South 11 degrees 08 minutes 09 seconds East, 543.12 feet to a set iron pin in the northerly limited access right-of-way line for Interstate 70, and being the northerly line of State of Ohio Parcel 54-WL, as shown on sheet 18 of 29 said highway plans, said iron pin being at a point 110.0 feet left of County Road #10 centerline station 26 + 39.37 and being also 150.0 feet left of I-70 station 730 + 99.29;
Thence, along the northerly limited access right-of-way line of said Interstate 70, South 68 degrees 50 minutes 49 seconds West, 1410.32 feet to a set iron pin at the intersection of the westerly line of said 40.0 Acre tract with the northerly limited access right-of-way line of said Interstate 70, said iron pin being 150.0 feet left centerline station 716 + 88.97;
Thence, along the westerly line of said 40.0 Acre tract, the easterly line of the M.E. and E. Howard 2.729 Acre tract (Deed Book 186, Page 217), North 32 degrees 44 minutes 10 seconds West, 213.73 feet to a set iron pin at the northwesterly corner of said 40.0 Acre tract, and in the southerly line of the M.E. and E. Howard 111.93 Acre tract (Deed Book 167, Page 451);
Thence, along the northerly line of said 40.0 Acre tract, and the southerly line of said 111.93 Acre tract, North 56 degrees 58 minutes 17 seconds East, 1,581.56 feet to the point of beginning, CONTAINING 12.538 ACRES subject, however, to all legal highways, easements, restrictions, leases and agreements of record and of records in the respective utility offices. This description was prepared from a survey of the premises in February of 1988 by the undersigned. Basis of bearings were taken from the centerline of Interstate 70 as per said plans. Set Iron Pipes are 30" x 1" O.D. with an orange plastic plug inscribed "P.S. 6579".

Survey of 12.538 acres in Virginia Military Survey 2682, and being part of Blanch R. Deacon 40.0 Acre tract of record in Deed Book 193, Pg. 1, Recorder's Office, Madison County, Ohio and situated in the Township of Jefferson, County of Madison, State of Ohio.

For
CONNOR LAND TITLE
and/or
FORT WORTH MTG.

Scale 1" = 80'
February 8, 1988

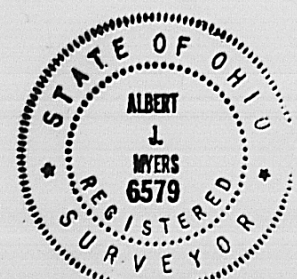


M.E. & E. Howard
2.729 Ac.
(D.B. 186 Pg 217)

M.E. & E. Howard
111.93 Ac.
(D.B. 167, Pg 451)

12.538 ac.

O.D.O.T. Plans
MAD - 70 - 11.00
Sheet 17 of 29



We hereby certify that the foregoing plat was prepared from an actual field survey done in February 1987 and is correct to best of my knowledge.

by Albert J. Myers
Albert J. Myers P.S. 6579

Notes

1. State of Ohio Parcels 54-WL & 54-WD appropriated by Common Pleas Case No. 22, 937, Madison County Ohio
2. Basis of Bearings is ϕ I-70 per plans
3. Set Iron Pins are 30"x1" O.D. with orange plastic caps inscribed "P.S. 6579"
4. Subject tract is not in a flood prone as per Flood Hazard Boundary Map #390773-0004-A

Legend

- Set 30"x1" O.D. I.P. with cap \circ
- Found O.D.O.T. Monument \square
- Found O.D.O.T. Monument Box \square
- Set Spike Δ

Myers Surveying
COMPANY

2740 East Main Street
Bexley, Ohio 43209
(614) 235-8677
Telefax 235-4559

12-88

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MYERS SURVEYING COMPANY, INC.


Albert J. Myers, P.S. #6579