

DRAINAGE EASEMENT COURSES

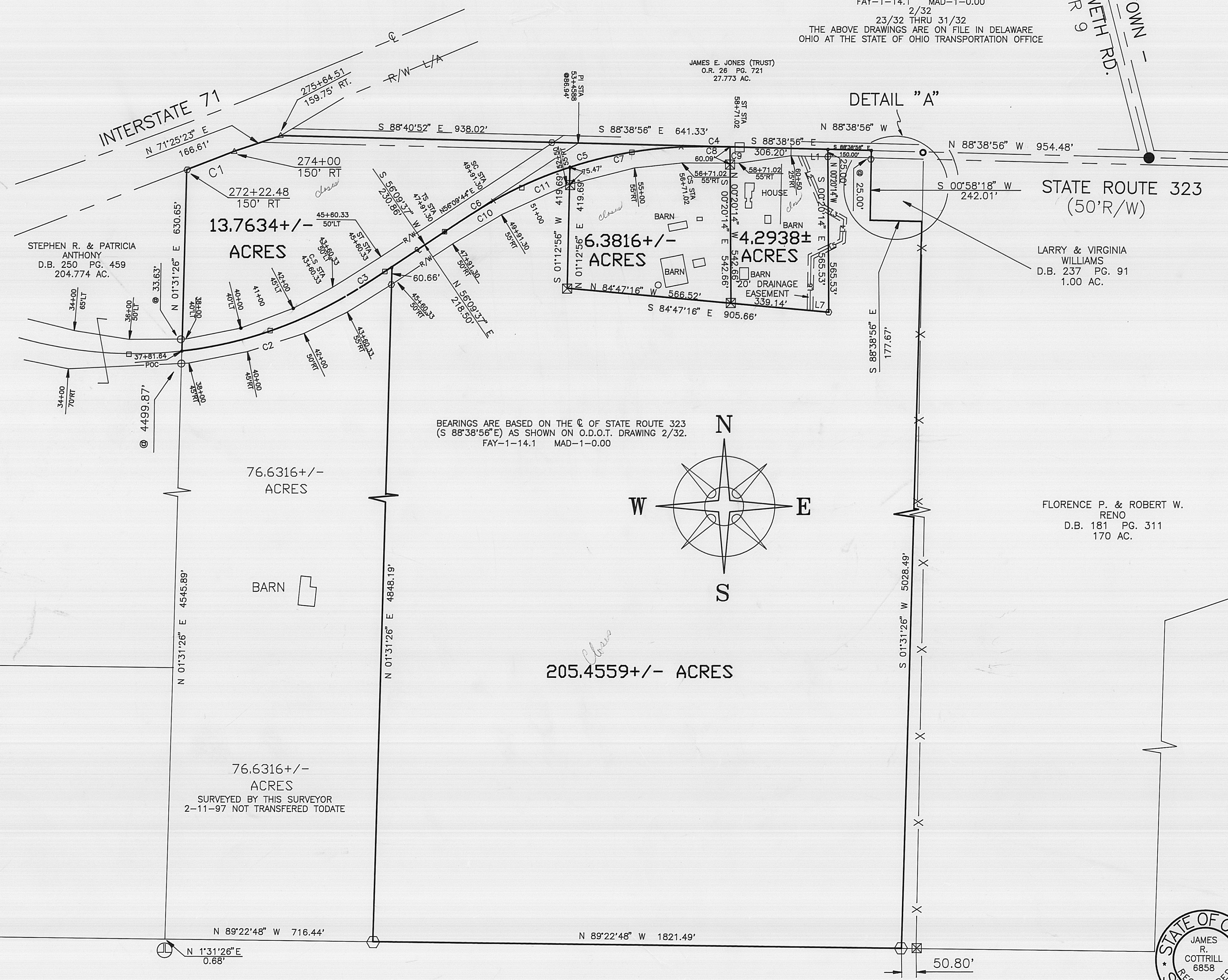
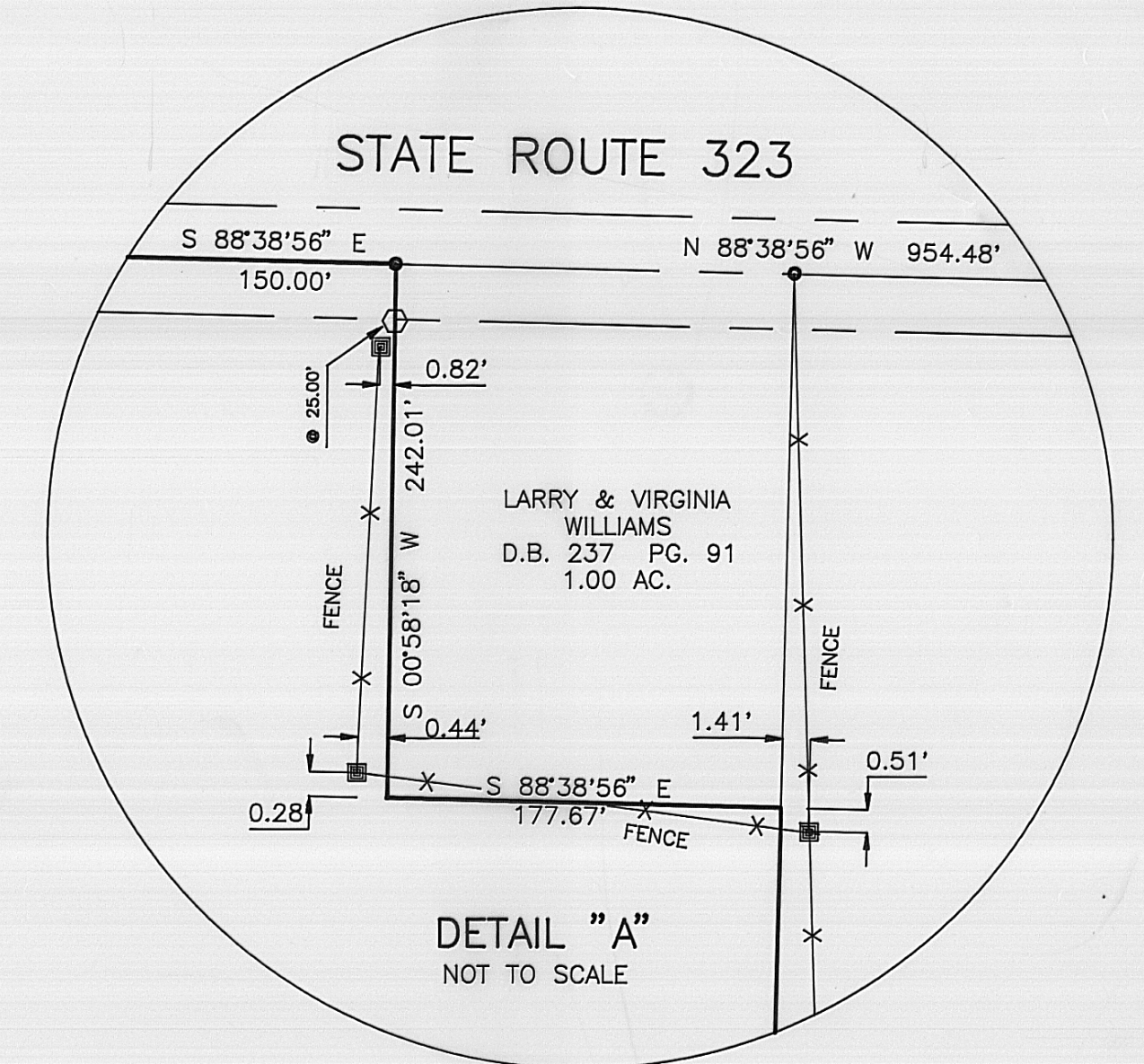
L1	N 88°38'56" W	91.57'
L2	S 22°30'21" E	193.22'
L3	S 60°01'43" E	83.46'
L4	S 03°25'12" W	74.92'
L5	S 63°33'30" W	120.88'
L6	S 01°08'45" W	187.96'
L7	S 84°47'16" E	65.20'

CURVE DATA

CURVE	RADIUS	ARC LENGTH	CHORD LEN	CHORD BEARING	DELTA ANGLE	TANGENT
C1	14473.39'	179.62'	179.62'	N 68°45'08" E	00°42'40"	89.81'
C2	1432.39'	578.43'	574.50'	S 71°43'47" W	23°08'29"	293.21'
C3	1432.39'	200.00'	199.95'	S 57°29'34" W	05°4'00"	LT=133.37'
C4	1432.39'	200.00'	199.95'	N 89°58'56" W	05°4'00"	LT=133.37'
C5	1432.39'	679.77'	673.41'	S 73°45'20" W	27°11'27"	346.41'
C6	1432.39'	200.00'	199.95'	S 57°29'37" W	05°4'00"	LT=133.37'
C7	1432.39'	391.34'	390.12'	N 79°31'27" E	15°39'13"	196.90'
C8	1432.39'	168.50'	168.47'	N 89°46'30" E	05°4'00"	
C9	1432.39'	31.50'	31.50'	S 88°41'00" E	05°4'00"	
C10	1432.39'	200.00'	199.95'	N 57°29'37" E	05°4'00"	LT=133.37'
C11	1432.39'	288.43'	287.94'	N 65°55'44" E	11°32'14"	144.70'

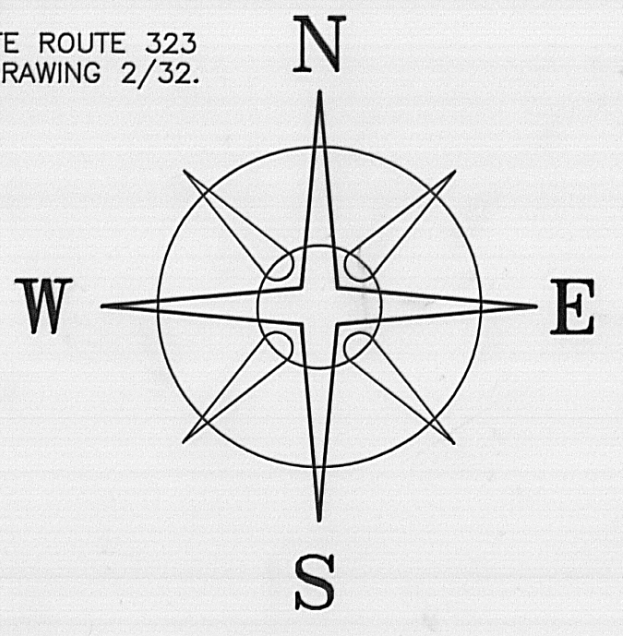
NOTES

SEE THE FOLLOWING STATE HIGHWAY DRAWINGS:
 FAY-1-14.1 MAD-1-0.00
 2/32
 23/32 THRU 31/32
 THE ABOVE DRAWINGS ARE ON FILE IN DELAWARE OHIO AT THE STATE OF OHIO TRANSPORTATION OFFICE



DEED REFERENCE

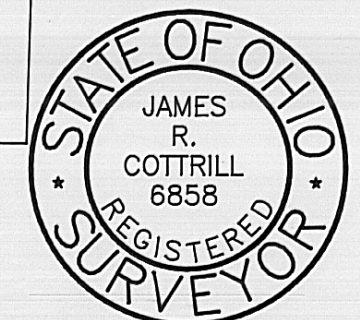
OAK HILL FARMS, INC.
 O.R. _____ PG. _____
 229.8947 ACRES



BEARINGS ARE BASED ON THE C OF STATE ROUTE 323
 (S 88°38'56" E) AS SHOWN ON O.D.O.T. DRAWING 2/32.
 FAY-1-14.1 MAD-1-0.00

LEGEND

- WOOD FENCE POST (FOUND)
 - ⊠ 16" CONC. FENCE POST (FOUND)
 - ⊕ DOUBLE ANGLE IRON FENCE POST (FOUND)
 - 6" METAL FENCE POST (FOUND)
 - ⊞ MONUMENT ASSEMBLY FOUND
 - △ 6" CONCRETE RIGHT-OF-WAY MONUMENT
 - IRON PIN (FOUND)
 - MAGNETIC NAIL
 - 5/8" REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (SET)
- ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE NOTED.



JAMES R. COTTRILL P.S.
 8256 S.R. 207 NE MT. STERLING, OHIO 43143 PH. (614) 869-3811

PLAT OF
 13.7634±, 4.2938±, 6.3816±, & 205.4559± ACRES,
 VMS 6824, 7112, 7612, & 5456,
 RANGE TOWNSHIP, MADISON COUNTY,
 STATE OF OHIO.

DATE: 10-27-97
 JOB#S970904 F.B. #17
 SCALE: 1" = 200'
 200' 100' 0' 200'
 CREW: JJ, MW
 DWN. BY: RC
 CK. BY:

JOHN M. & ESTER P.
 CHENOWETH
 O.R. 41 PG. 1020
 166 AC.

I HEREBY CERTIFY THAT THIS PLAT DEPICTS AN ACTUAL FIELD SURVEY PERFORMED BY JAMES R. COTTRILL P.S. #6858
 DATE: 10-27-97

The following described 205.4559 acre tract is situated in the State of Ohio, Madison County, Range Township, V.M.S. 6824, 7112, 7612, and 5456, and being part of a 229.8947 acre tract conveyed to Oak Hills Farms, Inc. by Official Record _____ Page _____, and being more particularly described as follows:

Beginning at magnetic nail previously set in the centerline of State Route 323 corner to said 229.8947 acre tract and the Northwest corner of a 1.00 acre tract conveyed to Larry and Virginia Williams by Deed Book 237 Page 91;

Thence, with said 1.00 acre tract the following two courses:

1) South 00 deg. 58 min. 18 sec. West, passing an iron pin and cap previously set at 25.00 feet, a total distance of 242.01 feet.

2) South 88 deg. 38 min. 56 sec. East a distance of 177.67 feet to the southeast corner of said 1.00 acre tract and also in the West line of a 170 acre tract conveyed to Florence P. and Robert W. Reno by Deed Book 181, Page 311;

Thence, with the West line of said 170 acre tract South 01 deg. 31 min. 26 sec. West a distance of 5028.49 feet to an iron pin and cap set in the North line of a 166 acre tract conveyed to John M. and Esther P. Chenoweth by Official Record 41, Page 1020. Thence, with said North line North 89 deg. 22 min. 48 sec. West a distance of 1821.49 feet to an iron pin and cap set at the southeast corner of a 76.6316 acre tract surveyed by this surveyor 2-11-97 and not transferred to date. Thence, with the East line of said 76.6316 acre tract North 01 deg. 31 min. 26 sec. East, passing an iron pin and cap set at 4787.53 feet, a total distance of 4848.19 feet to a concrete nail set in the centerline of State Route 323;

Thence, with said centerline the following three courses:

1) North 56 deg. 09 min. 37 sec. East a distance of 218.50 feet to a centerline monument found at the tangent to spiral Station 47+91.30

2) With a spiral curve to the right said spiral curve has a radius 1432.39 feet theta S 4 deg. arc length 200.00 feet chord bears North 57 deg. 29 min. 37 sec. East a distance of 199.95 feet to the spiral to curve station 49+49.30

3) With a curve to the right said curve has radius 1432.39 feet arc length 288.43 feet, chord bears North 65 deg. 55 min. 44 sec. East a distance of 287.94 feet.

Thence, across said 229.8947 acre tract the following three new courses:

1) South 01 deg. 12 min. 56 sec. West passing a 16 inch square concrete fence post found at 75.47 feet, a total distance of 419.69 feet to a 16 inch square concrete fence post found.

2) South 84 deg. 47 min. 16 sec. East, passing a 16 inch diameter square concrete fence post found at 566.52 feet, a total distance of 905.66 feet to an iron pin and cap set.

3) North 00 deg. 20 min. 14 sec. West, passing an iron pin and cap set at 540.53 feet, a total distance of 565.53 feet to a nail set in the centerline of State Route 323;

Thence, with said centerline South 88 deg. 38 min. 56 sec. East a distance of 150.00 feet returning to the point of beginning

containing 205.4559 acres more or less.

Bearings are based on the centerline of State Route 323 (South 88 deg. 38 min. 56 sec. East) as shown on ODOT drawing Fay-1-14.1 Mad-1-0.00 2/32.

All iron pins set are 5/8 inch diameter rebar with yellow plastic caps stamped "Cottrill 6858".

This description is based on a field survey performed Oct. 24, 1997 by James R. Cottrill registration #6858.

Reference O.R. 57, page 78; O.R. _____, page _____; PPN 21-00213

The following described 6.3816 acre tract is situated in the State of Ohio, Madison County, Range Township, V.M.S. 6024, 7112, 7612, and 6166, and being part of a 229.8947 acre tract conveyed to Oak Hill Farms, Inc. by Official Record 64, Page 814 and being more particularly described as follows:

Beginning at a point in the centerline of relocated State Route 323 said nail bears North 88°41'00" East a distance of 31.50 feet, from a centerline monument box found at the spiral to tangent station 58+71.02 as shown on ODOT drawing Fay-1-14.1 Mad-1-0.00 2/32.

Thence, across said 229.8947 acre tract the following three new courses: 1) South 00°20'14" East passing a 16 inch square concrete fence post found at 60.09 feet a total distance of 542.66 feet to a 16 inch square concrete fence post found;

2) North 84°47'16" West a distance of 566.52 feet to a 16 inch square concrete fence post found;

3) North 01°12'56" East, passing a 16 inch square concrete post found at 344.22 feet, a total distance of 419.69 feet to a point in the centerline of relocated State Route 323;

Thence with said relocated State Route 323 the following two courses: 1) With a curve to the right said curve has a radius of 1432.39 feet, arc length of 391.34 feet, chord bears North 79°31'27" East a distance of 390.12 feet to the curve to spiral station 58+71.02;

2) With a spiral curve to the right with a radius 1432.39 feet arc length 168.50 feet Theda S. 4°00' chord bears North 89°46'30" East a distance of 168.47 feet returning to the point of beginning containing 6.3816 acres, more or less.

Bearings are based on the centerline of State Route 323 (South 88°38'56" East) as shown on ODOT drawing Fay-1-14.1 Mad-1-0.00 2/32. This deed is subject to and with the benefit on 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 caps stamped "Cottrill 6858". This description is based on a field survey performed Oct. 24, 1997 by James R. Cottrill registration #6858.

The following described 4.2938 acre tract is situated in the State of Ohio, Madison County, Range Township, V.M.S. 6824, 7112, 7612, and 5456, and being part of a 229.8947 acre tract conveyed to Oak Hill Farms, Inc. by Official Record 64 Page 814 and being more particularly described as follows:

Beginning at centerline monument found at spiral to tangent station 58+71.02 as shown on ODOT drawing Pay-1-14.1 Mad-1-0.00 Sheet 2/32

Thence, with the centerline of said State Route 323 South 88 deg. 38 min. 56 sec. East a distance of 306.20 feet to a nail set in said centerline

Thence, across said 229.8947 acre tract the following three new courses:

1) South 00 deg. 20 min. 14 sec. East, passing an iron pin and cap set at 25.00 feet, a total distance of 565.53 feet, to an iron pin and cap set

2) North 84 deg. 47 min. 16 sec. West, a distance of 339.14 feet to a 16 inch square concrete fence post found

3) North 00 deg. 20 min. 14 sec. West, passing a 16 inch square concrete fence post found at 482.57 feet, a total distance of 542.66 feet to a nail set in the centerline of relocated State Route 323;

Thence, with said centerline with a spiral curve to the right said spiral curve radius of 1432.39 feet arc length 31.50 feet, Theda S 4 deg. 00 min. Chord bears South 88 deg. 41 min. 00 sec. East a distance of 31.50 feet returning to the point of beginning containing 4.2938 acres more or less.

subject to and with the benefit of 20 foot drainage easement said easement extends from the south right-of-way line of State Route 323 (50 foot wide) to the south line of the here-in-above described 4.2938 acre tract said 20 foot drainage easement is also more particularly described as being 10 foot left and right of the following described baseline;

Beginning at an iron pin and cap set 25 feet South of the Northeast corner of the here-in-above described 4.2938 acre tract said iron pin being the intersection of the south right-of-way line of State Route 323 with the East line of said 4.2938 acre tract

Thence, North 88 deg. 38 min. 56 sec. West along said right-of-way line a distance of 91.57 feet to the true point of beginning of said baseline of said drainage easement

Thence, across said 229.8947 acre tract the following five courses:

1) South 22 deg. 30 min. 21 sec. East a distance of 193.22 feet

2) South 60 deg. 01 min. 43 sec. East a distance of 83.46 feet

3) South 03 deg. 25 min. 12 sec. West a distance of 74.92 feet

4) South 63 deg. 33 min. 30 sec. West a distance of 120.88 feet

5) South 01 deg. 08 min. 45 sec. West a distance of 187.96 feet to a point in the south line of the here-in-above described 4.2938 acre tract and being the southern terminus of said 20 foot drainage easement said point bears North 84 deg. 47 min. 16 sec. West a distance of 65.20 feet from the southeast corner of said 4.2938 acre tract

Bearings are based on the centerline of State Route 323 (South 88 deg. 38 min. 56 sec. East) as shown on ODOT drawing Fay-1-14.1 Mad-1-0.00 2/32.

This deed is 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 caps stamped "Cottrill 6858".

This description is based on a field survey performed Oct. 24, 1997 by James R. Cottrill registration #6858.