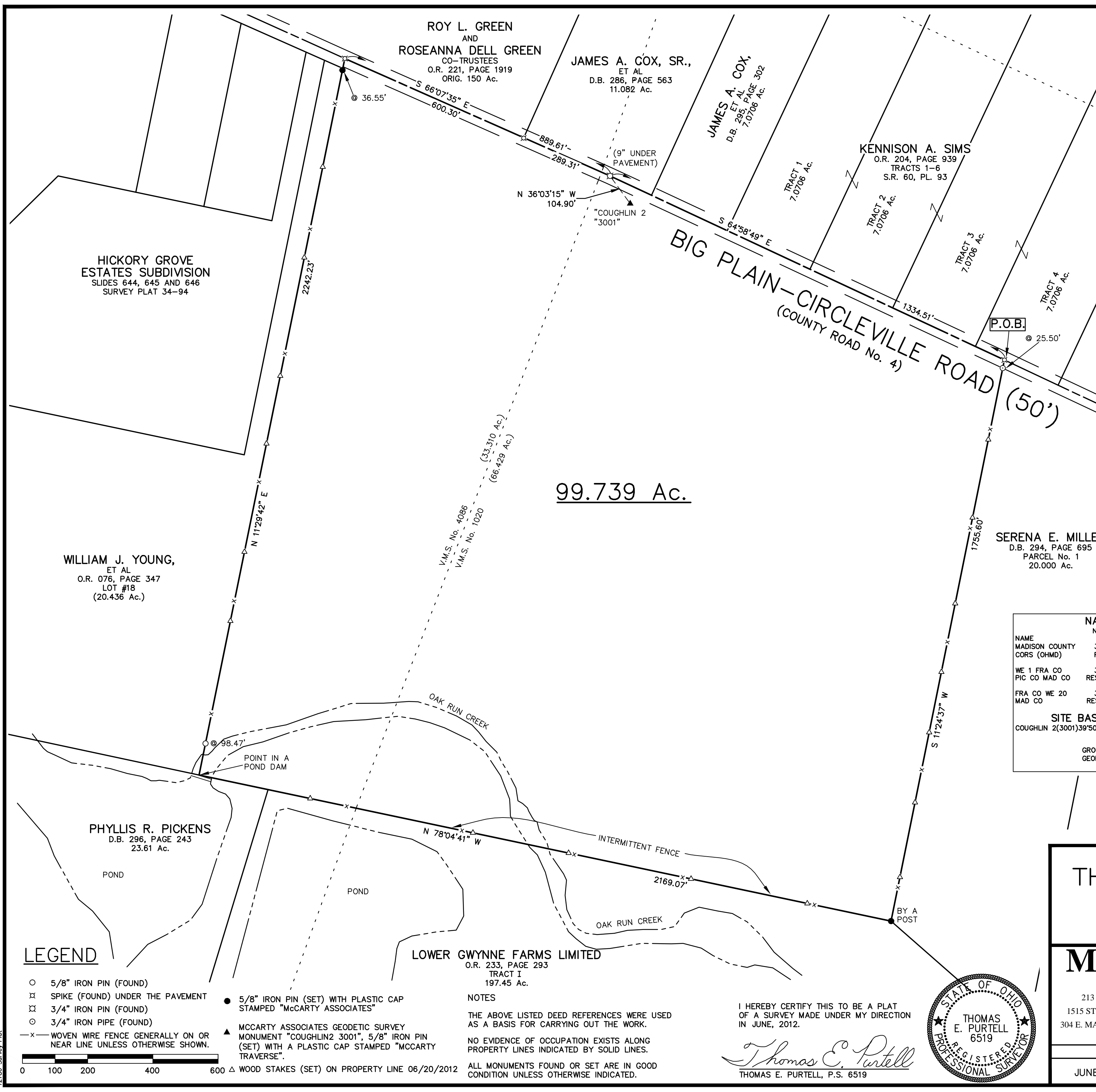


VOLUME _____ PLAT NO. _____
 MADISON COUNTY ENGINEER'S
 RECORD OF LAND SURVEYS
 DATE JUNE 15, 2012
 SCALE 1"=200'
 DEED REFERENCE
 OFFICIAL RECORD 200 PAGE 2052
 TOWNSHIP OAK RUN
 MILITARY SURVEY NUMBER 1020 & 4086

BEARINGS ARE BASED UPON THE GRID AZIMUTH (AZ 357° 03' 29.0")
 BETWEEN NATIONAL GEODETIC SURVEY MONUMENTS
 OF WE 1 FRA CO PIC CO MAD CO AND OF FRA CO WE 20 MAD CO
 AND DERIVED FROM GPS OBSERVATIONS TAKEN APRIL 18, 2011
 AND JULY 20, 2011, UTILIZING THE TRIMBLE ODOT CORS VRS
 (VIRTUAL REFERENCE SYSTEM).



99.739 Ac.

NATIONAL GEODETIC SURVEY CONTROL MONUMENTS						
NAME	NAD 83 (NSRS2007) LATITUDE	LONGITUDE	ELLIPSOID HEIGHT	OHIO STATE PLANE NORTHING	COORDINATES EASTING	NAVD 88 ELEVATION
MADISON COUNTY CORS (OHMD)	39°52'28.79984"N	83°28'45.11284"W	988.501	684287.1747	1693676.986	-
WE 1 FRA CO PIC CO MAD CO	39°48'45.18621"N	83°14'37.04550"W	824.716	661030.9515	1759605.5096	934.381
FRA CO WE 20 MAD CO	39°51'40.96776"N	83°14'50.65186"W	844.876	678.825.4566	1758691.0232	954.722
RESIDUALS						
	ΔH = 0.000 SFT		ΔV = -			
	ΔH = 0.081 SFT		ΔV = -1.882 SFT			
	ΔH = 0.143 SFT		ΔV = -1.807 SFT			
SITE BASE STATION "COUGHLIN 2 (3001)" LOCAL SITE SETTINGS						
COUGHLIN 2(3001)	39°50'52.96365"N	83°21'58.87787"W	882.212	674266.7676	1725253.5936	989.565
GROUND SCALE FACTOR: 1.0000735077			LOCAL GROUND COORDINATES		NAVD 88 ELEVATION	
GEOID MODEL: GEOID03 (CONUS)			NORTHING 674266.7676		EASTING 1725253.5936	
			UNITS ARE IN U.S. SURVEY FEET (SFT)		989.565	

DEED REFERENCE:
 HICKORY GROVE LINKS, LLC.
 O.R. 200, PAGE 2052
 100 Ac.

SURVEY FOR
THOMAS A. COUGHLIN
 OAK RUN TOWNSHIP
 MADISON COUNTY, OHIO
 V.M.S. Nos. 1020 & 4086

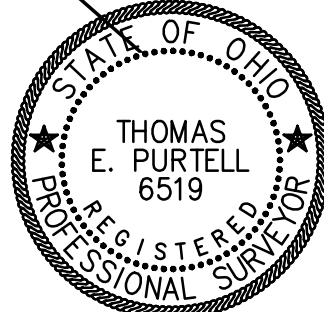
McCARTY ASSOCIATES, LLC
 ARCHITECTS — ENGINEERS — SURVEYORS

213 N. HIGH ST., HILLSBORO, OHIO 45133 PH. 937-393-9971 FAX 937-393-2480
 1515 ST. RT. 28 SUITE E, LOVELAND, OHIO 45140 PH. 513-722-0300 FAX 513-722-0500
 304 E. MARKET ST., WASHINGTON C.H., OHIO 43160 PH. 740-335-3816 FAX 740-335-5828
 www.mccartyassociates.com

DATE	SCALE	PROJECT NO.
JUNE 15, 2012	1"=200'	S12-780

I HEREBY CERTIFY THIS TO BE A PLAT OF A SURVEY MADE UNDER MY DIRECTION IN JUNE, 2012.

Thomas E. Purcell
 THOMAS E. PURCELL, P.S. 6519



NOTES
 THE ABOVE LISTED DEED REFERENCES WERE USED AS A BASIS FOR CARRYING OUT THE WORK.
 NO EVIDENCE OF OCCUPATION EXISTS ALONG PROPERTY LINES INDICATED BY SOLID LINES.
 ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE INDICATED.

LEGEND

- 5/8" IRON PIN (FOUND)
- ⊠ SPIKE (FOUND) UNDER THE PAVEMENT
- ⊞ 3/4" IRON PIN (FOUND)
- ⊙ 3/4" IRON PIPE (FOUND)
- x— WOVEN WIRE FENCE GENERALLY ON OR NEAR LINE UNLESS OTHERWISE SHOWN.
- 5/8" IRON PIN (SET) WITH PLASTIC CAP STAMPED "McCARTY ASSOCIATES"
- ▲ MCCARTY ASSOCIATES GEODETIC SURVEY MONUMENT "COUGHLIN 2 3001", 5/8" IRON PIN (SET) WITH A PLASTIC CAP STAMPED "McCARTY TRAVERSE".
- △ WOOD STAKES (SET) ON PROPERTY LINE 06/20/2012



L:\Current Projects\2012\12-780 Thomas Coughlin CAD\12-780 AutoCAD Project.dwg\12780 Survey Plat.dwg, 6/21/2012 3:34:21 PM, DWG To PDF.pc3, W11

MCCARTY ASSOCIATES, LLC

ARCHITECTS—ENGINEERS—SURVEYORS

HILLSBORO ————— WASHINGTON C.H. ————— LOVELAND

213 N. HIGH ST., HILLSBORO, OHIO 45133 PH 937-393-9971 FAX 937-393-2480

Michael L. McCarty, P.E., P.S.— Thomas E. Purtell, P.S. — Loren M. Puckett, P.E. — Eric N. Lutz, P.S. — Jerrold B. Bradley, AIA

File No. S12-780

June 19, 2012

LEGAL DESCRIPTION

Thomas A. Coughlin

99.739 Acres Tract

Situated in the Township of Oak Run, County of Madison, State of Ohio, being a part of V.M.S. Nos. 1020 and 4086, being the same real estate referred to as a 100 acres tract as conveyed to Hickory Grove Links, LLC and recorded in Official Record Volume 200, Page 2052 of the Madison County Recorder's Office, and being further bounded and described as follows:

Beginning at a spike (found) under the pavement in the centerline of Big Plain-Circleville Road (County Road No. 4), said spike being the northwesterly corner of the 20.000 acres "Parcel No. 1" as conveyed to Serena E. Miller (D.B. 294, Page 695);

thence with Miller's westerly line S 11°24'37" W, passing a ¾" iron pipe (found) at 25.50 feet, a total distance of 1755.60 feet to a 5/8" iron pin (set) by a post, said iron pin being the northeasterly corner of the 197.45 acres "Tract I" as conveyed to Lower Gwynne Farms Limited (O.R. 233, Page 293);

thence with the northerly line of Lower Gwynne Farms Limited N 78°04'41" W, passing the northwesterly corner of Lower Gwynne Farms Limited and continuing with the northerly line of the 23.61 acres tract as conveyed to Phyllis R. Pickens (D.B. 296, Page 243), a distance of 2169.07 feet to a point in a pond dam, said point being the southeasterly corner of the 20.436 acres "Lot # 18" of Hickory Grove Estates Subdivision (Slides

644, 645, and 646) as conveyed to William J. Young, et al (O.R. 076, Page 347) and found in Survey Plat 34-94;

thence with Young's easterly line N 11°29'42" E, passing a 5/8" iron pin (found) at 98.47 feet, passing a 5/8" iron pin (set) at 2205.68 feet, a total distance of 2242.23 feet to a spike (found) under the pavement in the centerline of Big Plain-Circleville Road;

thence with the centerline of Big Plain-Circleville Road S 66°07'35" E, a distance of 889.61 feet to a 3/4" iron pin (found) 9 inches under the pavement;

thence also with the centerline of Big Plain-Circleville Road S 64°58'49" E, a distance of 1334.51 feet to the beginning, containing 99.739 acres of land of which 66.429 acres are in V.M.S. No. 1020 and 33.310 acres are in V.M.S. No. 4086.

Subject to all other legal easements and rights-of-way of record.

Bearings are based upon the Grid Azimuth (AZ. 357° 03' 29.0") between National Geodetic Survey Monuments "WE 1 FRA CO PIC MAD CO" and "FRA CO WE 20 MAD CO" and derived from GPS observations taken April 18, 2011 and July 20, 2011, utilizing the Trimble ODOT CORS VRS (Virtual Reference System).

Land surveyed in June 2012, under the direction of Thomas E. Purtell, Registered Professional Surveyor No. 6519, the survey plat of which is referred to as Project No. S12-780 on file in the office of McCarty Associates, LLC, Washington C.H., Ohio.

All iron pins (set) are 5/8" diameter with 1-1/4" diameter plastic caps stamped "McCARTY ASSOCIATES".

Thomas E. Purtell

Thomas E. Purtell, P.S. 6519

