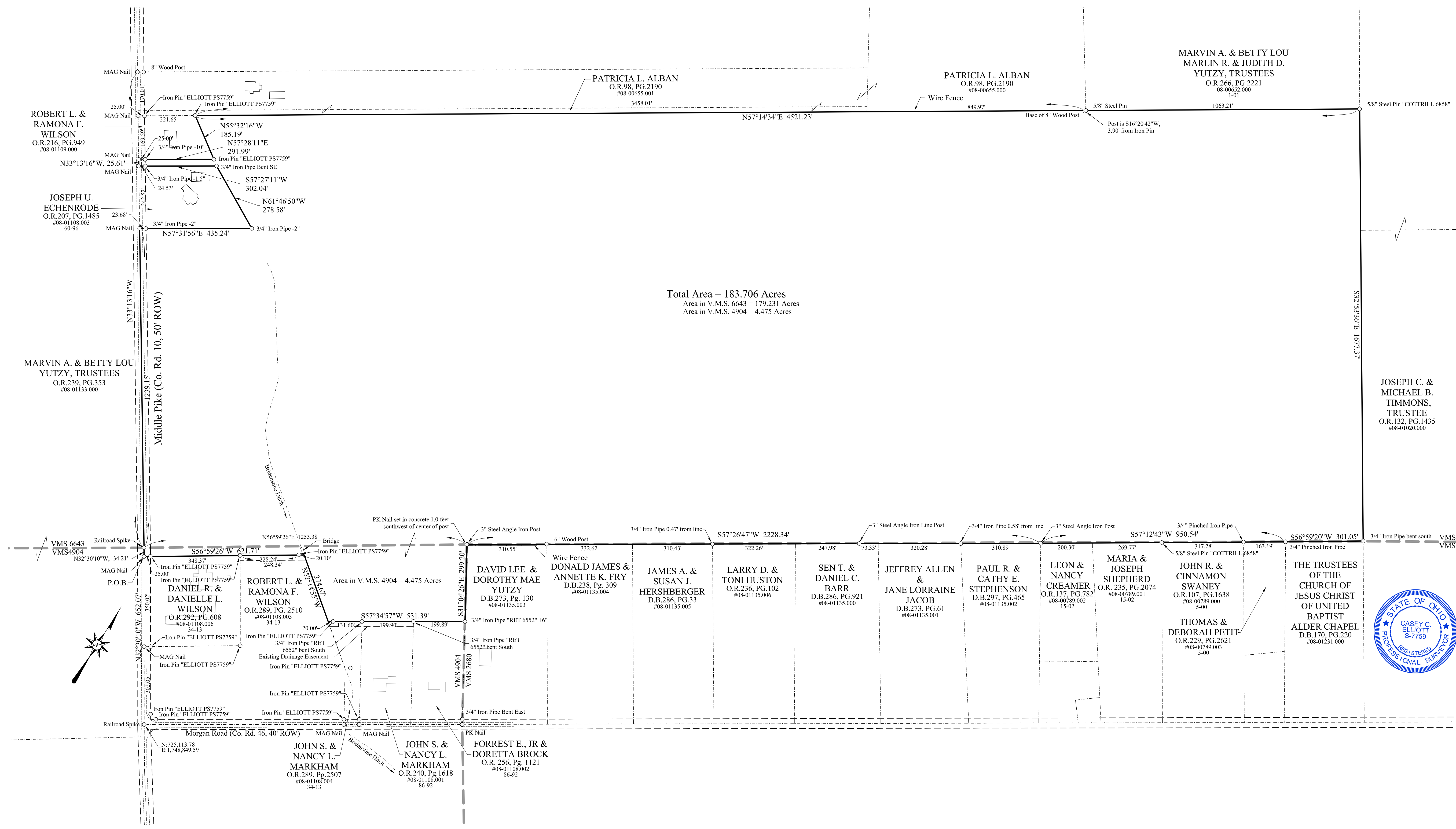


# A LAND SURVEY

FOR  
**Robert A. & Adeline Wilson  
 and Carol Bichler, Ann  
 Lowry and Robert L. Wilson**

Located in Virginia Military Survey 4904 and 6643  
 Jefferson Township, Madison County, Ohio



Total Area = 183.706 Acres  
 Area in V.M.S. 6643 = 179.231 Acres  
 Area in V.M.S. 4904 = 4.475 Acres

LOCATION: Located on the northwest side of Middle Pike (County Road 10, 50 foot Right-of-way), 800 feet northwest of the intersection of Morgan Road (County Road 46) and said Middle Pike in Virginia Military Survey 4904 and 6643, Jefferson Township, Madison County, Ohio

OWNER: Robert A. and Adeline Wilson (Life Estate), Carol Bicher, Judy Ann Lowry and Robert L. Wilson

AUDITOR'S PARCEL: #08-01108.000

DEED REFERENCES: Official Records 235, Page 1880, Madison County

AREA SUMMARY:

V.M.S. 4904	=	4.475 Acres
V.M.S. 6643	=	179.231 acres
TOTAL	=	183.706 acres

BASIS OF BEARING: N32°30'10"W, along the centerline of Middle Pike between Morgan Road and the railroad spike on the line between V.M.S. 4904 and V.M.S. 6643, established by Global Positioning System data corrected using the U.S.G.S. C.O.R.S. network indexed to State Plane Coordinates 3402 OHIO SOUTH (NAD83).

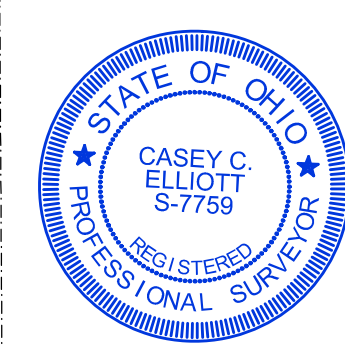
SURVEYOR: Casey Elliott, PS 7759, State of Ohio  
 212 West High Street  
 London, Ohio 43140  
 (740)852-1300

JOSEPH C. &  
 MICHAEL B.  
 TIMMONS,  
 TRUSTEE  
 O.R. 132, PG. 1435  
 #08-01020.000



### LEGEND

- Monument found
  - Monument set
- Monuments found are described. Iron pins set are 5/8" diameter rebar with plastic ID caps labeled ELLIOTT PS7759.



CERTIFICATION: I certify that this plat and description meets the *MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN OHIO*, as described in Chapter 4733-37 of the Ohio Administrative Code. This plat and the description were developed from an actual field survey performed in January and February 2013.

*Casey Elliott* 09/17/2014  
 Casey C. Elliott, PS 7759, State of Ohio Date

# EXHIBIT A

## DESCRIPTION of a LAND SURVEY

of a

**183.706 ACRE PARCEL**

*In the Name of Robert A. and Adeline E. Wilson by Life Estate  
and*

*Carol Sue Bichler, Judy Ann Lowry and Robert L. Wilson*

**In Virginia Military Survey 4904 and 6643**

**Jefferson Township, Madison County, Ohio**

This description is for a 183.706 acre property in the name of Robert A. and Adeline E. Wilson (Life Estate) and Carol Sue Bichler, Judy Ann Lowry and Robert L. Wilson (Official Records 235, Page 1880, Madison County Recorder's records, Auditor's Parcel #08-01108.000) located on the east side of Middle Pike (County Road 10, 50 foot Right-of-way) approximately 800 feet northwest of the intersection of the said Middle Pike and Morgan Road (Co. Rd. 46, 40 foot R.O.W.) in Virginia Military Survey 4904 and 6643, Jefferson Township, Madison County, Ohio and is further described as follows:

COMMENCING at a railroad spike found at the intersection of said Morgan Road and said Middle Pike, at the southernmost corner of a property in the name of Robert L. and Ramona F. Wilson (O.R. 289, Page 2510);

Thence N32°30'10"W, 652.07 feet, along the centerline of the said Middle Pike, passing a MAG™ Nail found at 302.05 feet to a MAG™ Nail found at the westernmost corner of a property in the name of Daniel R. and Danielle L. Wilson (O.R. 292, Page 608) at the TRUE POINT OF BEGINNING;

Thence N32°30'10"W, 34.21 feet, continuing along the centerline of said Middle Pike to a railroad spike found at the line between V.M.S. 4904 and 6643;

Thence N33°13'16"W, 1239.15 feet, continuing along the centerline of said Middle Pike and the northeast line of property in the name of Marvin A. and Betty Lou Yutzy (O.R. 239, Page 353) to a MAG™ Nail found at the southernmost corner of a property in the name of Joseph U. Echenrode (O.R. 207, Page 1485);

Thence N57°31'56"E, 435.24 feet, along the southeast line of the said Echenrode property, passing a 3/4" iron pipe at 23.68 feet, to a 3/4" iron pipe found;

Thence N61°46'50"W, 278.58 feet, along the north line of the said Echenrode property to a 3/4" iron pipe found bent southeast;

Thence S57°27'11"W, 302.04 feet, along the northwest line of the said Echenrode property, passing a 3/4" iron pipe found at a depth of 1.5 feet at 277.51 feet to a MAG™ Nail found in the centerline of the said Middle Pike;

Thence N33°13'16"W, 25.61 feet, along the centerline of the said Middle Pike to a MAG™ Nail found at the southernmost corner of a property in the name of Robert L. and Ramona F. Wilson (O.R. 216, Page 949);

Thence N57°28'11"E, 291.99 feet, along the southeast line of the said Wilson property, passing a 3/4" iron pipe buried 10 inches at 25.00 feet, to a 5/8" iron pin found with an identification cap engraved *ELLIOTT PS7759*;

Thence N55°32'16"W, 185.19 feet, along the north line of the said Wilson property to a 5/8" iron pin with an identification cap engraved *ELLIOTT PS7759* in the southeast line of a property in the name of Patricia L. Alban (O.R. 98, Page 2190);

Thence N57°14'34"E, 4521.23 feet, along the southeast line of the said Alban property passing a 5/8" iron pin found at 3458.01 feet, said iron pin is N16°20'42"E, 3.90 feet, from the base of a broken 8" wood post at the southernmost corner of a property in the name of Marvin A. and Betty Lou Wilson (O.R. 266, Page 2221), to a 5/8" iron pin with an identification cap engraved *COTTRILL PS6858* at the easternmost corner of the said Yutzy property;

Thence S32°53'36"E, 1677.37 feet, along the southwest line of a property in the name of Joseph C. and Michael B. Timmons (O.R. 132, Page 1435) to a 3/4" iron pipe found bent slightly south;

Thence S56°59'20"W, 301.05 feet, along the southeast line of V.M.S. 6643, and the northwest line of a property in the name of The Trustees of the Church of Jesus Christ of United Baptist Alder Chapel (Deed Book 170, Page 220) to a 3/4" pinched iron pipe;

Thence S57°12'43"W, 950.54 feet, along the southeast line of V.M.S. 6643 to a 3 inch steel angle iron post, passing along the northwest lines of:

Thomas and Deborah Petit (O.R. 229, Page 2621) passing a 3/4" pinched iron pipe at 163.19 feet,

John R. and Cinnamon Swaney (O.R. 107, Page 1638) passing a 5/8" iron pin with an ID cap *COTTRILL PS* at 480.47 feet,

Maria and Joseph Shepard (O.R. 235, Page 2074) passing their westernmost corner at 750.24 feet,

And Leon and Nancy Creamer (O.R. 137, Page 782) ;

Thence S57°26'47"W, 2228.34 feet, along the southeast line of V.M.S. 6643 to a MAG™ Nail found in concrete 1.0 feet southwest of the center of a 3" angle iron post, passing along the northwest line of:

**EXHIBIT A (continued)**

Paul R. and Cathy E. Stephenson (D.B. 297, Page 465) passing a 3/4" iron pipe found 0.58 feet southeast of the line at 310.89 feet;

Jeffrey Allen and Jane Lorraine Jacob (D.B. 273, Page 61) passing their northwest corner at 631.17 feet;

Sen T. and Daniel C. Barr (D.B. 286, Page 921) passing a 3" angle iron post at 704.50 feet and their northwest corner at 952.48 feet;

Larry T. and Toni Huston (O.R. 236, Page 102) passing a 3/4 inch iron pipe 0.47 feet southeast of the line at 1274.74 feet;

James A. and Susan J. Hershberger (D.B. 286, Page 33) passing their northwest corner at 1585.17 feet;

Donald James and Annette K. Fry (D.B.238, Page 309), passing a 6" wood post at 1917.79 feet;

And David Lee and Dorothy Mae Yutzy (D.B. 273, Page 130);

Thence S31°04'26"E, 299.20 feet, along the line between V.M.S. 4904 and 2680 and the southwest line of the said Yutzy property to a 3/4 inch iron pipe with an identification cap engraved *RET 6552* exposed 6 inches;

Thence S57°34'57"W, 531.39 feet, to a point in the center of Bridenstine Ditch, along the northwest line of:

Forrest E., Jr. and Doretta Brock (O.R. 256, Page 1121) passing a 3/4 inch iron pipe with an identification cap engraved *RET 6552* at 199.89 feet;

John S. and Nancy L. Markham (O.R. 240, Page 1618) passing a 3/4 inch iron pipe bent south at 399.79 feet;

And John S. and Nancy L. Markham (O.R.289, Page 2507) passing a 5/8 inch iron pin set for reference with an identification cap engraved *ELLIOTT PS7759* at 511.39 feet;

Thence N52°14'55"W, 274.67 feet, along the center of said Bridenstine Ditch and the north line of a property in the name of Robert L. and Ramona F. Wilson (O.R. 289, Page 2510) to a point 24 feet short of the center of a bridge over the said ditch;

Thence S56°59'26"W, 621.71 feet, along the northwest line of the said Wilson property, passing a 5/8 inch iron pin with an identification cap engraved *ELLIOTT PS7759* at 20.10 feet and a 5/8 inch iron pin with a similar cap at 248.34 feet, and along the northwest line of the said Daniel R. and Danielle L. Wilson property, passing an iron pin with an identification cap engraved *ELLIOTT PS7759* in the northeast R.O.W. of said Middle Pike at 596.71 feet to the TRUE POINT OF BEGINNING.

The described property contains a total of 183.706 acres, of which 4.475 acres are within Virginia Military Survey 4904 and 179.231 acres are within V.M.S. 6643, subject to all easements and rights-of-way of record. The BASIS OF BEARINGS is N32°30'10"W along the centerline of Middle Pike from said Morgan Road to the railroad spike in the line between V.M.S. 6643 and 4904 as established by a Global Positioning System survey corrected using the U.S.G.S. C.O.R.S. network indexed to the State Plane Coordinates 3402 SOUTH OHIO (NAD83). All monuments set are 5/8 inch diameter steel rebar with plastic identification caps labeled *ELLIOTT PS7759* unless otherwise described. This description is based on a survey performed in January and February 2013 by Casey Elliott, PS7759 State of Ohio. This survey and description meet the MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN OHIO, as described in Chapter 4733-37 of the Ohio Administrative Code.



*Casey C. Elliott* 09/17/2014  
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