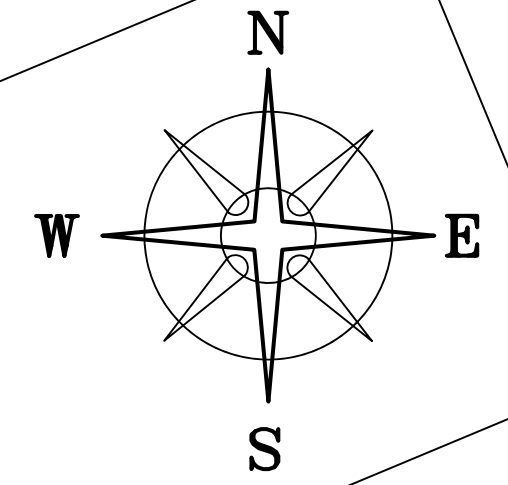


BEARINGS ARE BASED ON A
GPS OBSERVATION ON 09/14/16
WGS 1984 GEODETIC NORTH.



LOT #243

LOT #244

ADAM L STIRES
OR 299 P 1134
31-02602.000
LOT #245

LOT #236

DUANE & KAY M UPDEGROVE, JT LIVES
OR 116 P 1321
31-01966.000

LOT #237

MARLA J HARE
OR 301 P 2481
31-01967.000

LOT #238

LOT #205

LOT #211

HAWTHORN AVE. (50' WIDE)

DELAWARE AVE. (50' WIDE)

16.5' VACATED ALLEY

0.0061± ACRES
LOT #246
0.1674± ACRES

0.1515± ACRES

0.0098± ACRES

POB

N 67°14'07" E 140.25'
ORIGINAL NW LINE OF LOT #246

N 22°30'26" W 52.00'

S 67°14'07" W 140.25'

S 22°30'26" E 52.00'

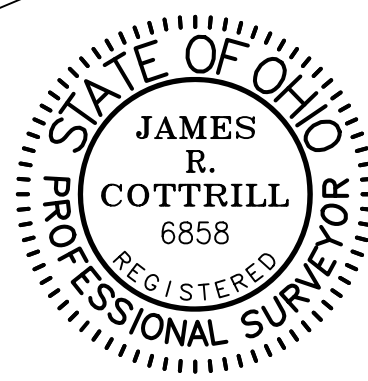
N 19°45'27" E 2271.47'

02-004

DEED REFERENCE
JAMES P & SUSAN L
WEEKS, TRUSTEES
OR 340 P 2135
PARCEL 31-02917.000
TRACT 4
A LOT 246
TRACT 5
B 2' X 132' OFF LOT 245
TRACT 6
C VACATED ALLEY
ORDINANCE 129.81
GLADE HILL ADDITION
AS RECORDED ON
PB 1 PG 205

LEGEND

ALL MONUMENTS FOUND OR SET ARE IN
GOOD CONDITION UNLESS OTHERWISE NOTED.
○ 5/8" Ø REBAR & YELLOW PLASTIC
CAP STAMPED "COTTRILL 6858" (SET)
■ COUNTY MONUMENT (FOUND)



I HEREBY CERTIFY THAT THIS PLAT DEPICTS
AN ACTUAL FIELD SURVEY PERFORMED BY
JAMES R. COTTRILL, P.S. #6858
James R. Cottrill DATE: 09/24/18

COTTRILL SURVEYING, INC
8256 State Route 207 NE, Mt. Sterling, Ohio 43143
Office: (740) 869-3811 Fax: (740) 869-3846
www.cottrillsurveying.com

0.1674± ACRES,
VMS 5670, CITY OF LONDON,
MADISON COUNTY, STATE OF OHIO.
SURVEYED FOR JAMES WEEKS

SCALE : 1" = 20'	JOB No. S180822	CREW: MW
20' 10' 0 20'	SURVEYED 09/2018	DWN BY: NC
	DRAWN 09/2018	CHECK: RC

COTTRILL SURVEYING, INC

8256 State Route 207 NE, Mt. Sterling, Ohio 43143, Ph. 740.869.3811, www.cottrillsurveying.com

0.1674 Acre Tract Surveyed for Weeks

The following described 0.1674 acre tract is situated in the State of Ohio, Madison County, City of London, VMS 5670, being all of Lot #246 (Tract 4), 2 feet by 132 feet strip off the Southeast side of Lot #245 (Tract 5) and portion of the vacated alley (Tract 6, City Ordinance 129.81) (Parcel 31-02917.000) of Glade Hill Addition as recorded on Plat Book 1 page 205 and conveyed to James P and Susan L Weeks, Trustees by Official Record 340 page 2135, and being more particularly described as follows:

Beginning at an iron pin and cap set at the intersection of the Northwest line of Delaware Avenue (50 feet wide) with the Southwest line of Hawthorne Avenue (50 feet wide), said iron pin and cap being the easternmost corner of said Lot #246;

Thence, with the Northwest line of Delaware Avenue, **South 67° 14' 07" West**, passing the Northeast line of said vacated alley at 132.00 feet, a total distance of **140.25 feet** to an iron pin and cap set in the centerline of said vacated alley;

Thence, with the centerline of said vacated alley, **North 22° 30' 26" West** a distance of **52.00 feet** to an iron pin and cap set;

Thence, **North 67° 14' 07" East**, passing the Southwest line of Lot #245 at 8.25 feet and continuing across said Lot #245, a total distance of **140.25 feet** to an iron pin and cap set in the Southwest line of Hawthorne Avenue;

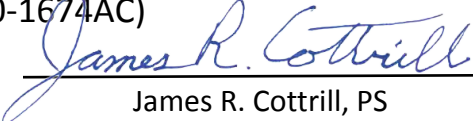
Thence, with the Southwest line of Hawthorne Avenue, **South 22° 30' 26" East**, passing the northernmost corner of said Lot #246 at 2.00 feet, a total distance of **52.00 feet** returning to the **Point of Beginning**, containing **0.1674 Acres** more or less, of which 0.1515 acres more or less is all of said Lot #246, 0.0061 acres more or less is all of said 2 foot strip of Lot #245, and 0.0098 acres more or less is all of said vacated alley.

Bearings are based on a GPS observation on September 14, 2016, WGS 1984 Geodetic North.

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 cap stamped "Cottrill 6858."

This description is based on a field survey performed September of 2018 by James R. Cottrill, PS registration #6858. (Job #S180822-0-1674AC)


James R. Cottrill, PS

