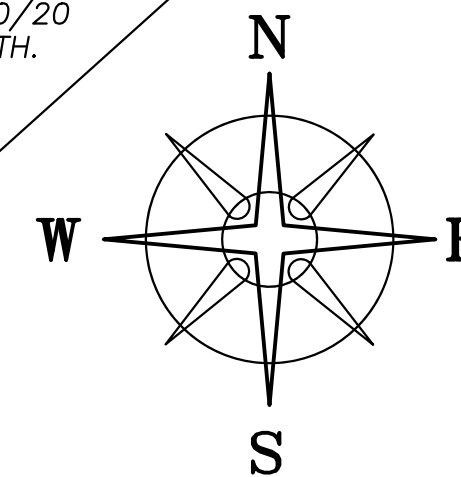


BEARINGS ARE BASED ON A
GPS OBSERVATION ON 11/20/20
WGS 1984 GEODETIC NORTH.



DEED REFERENCE

SUSAN K & DAVID A
MILLER, JT LIVES
OR 308 PG 2180

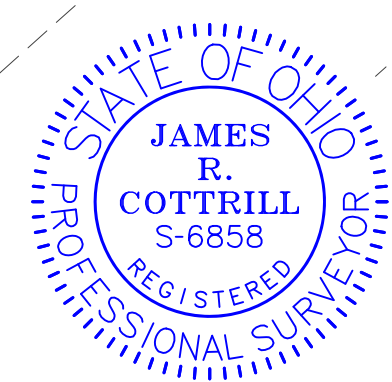
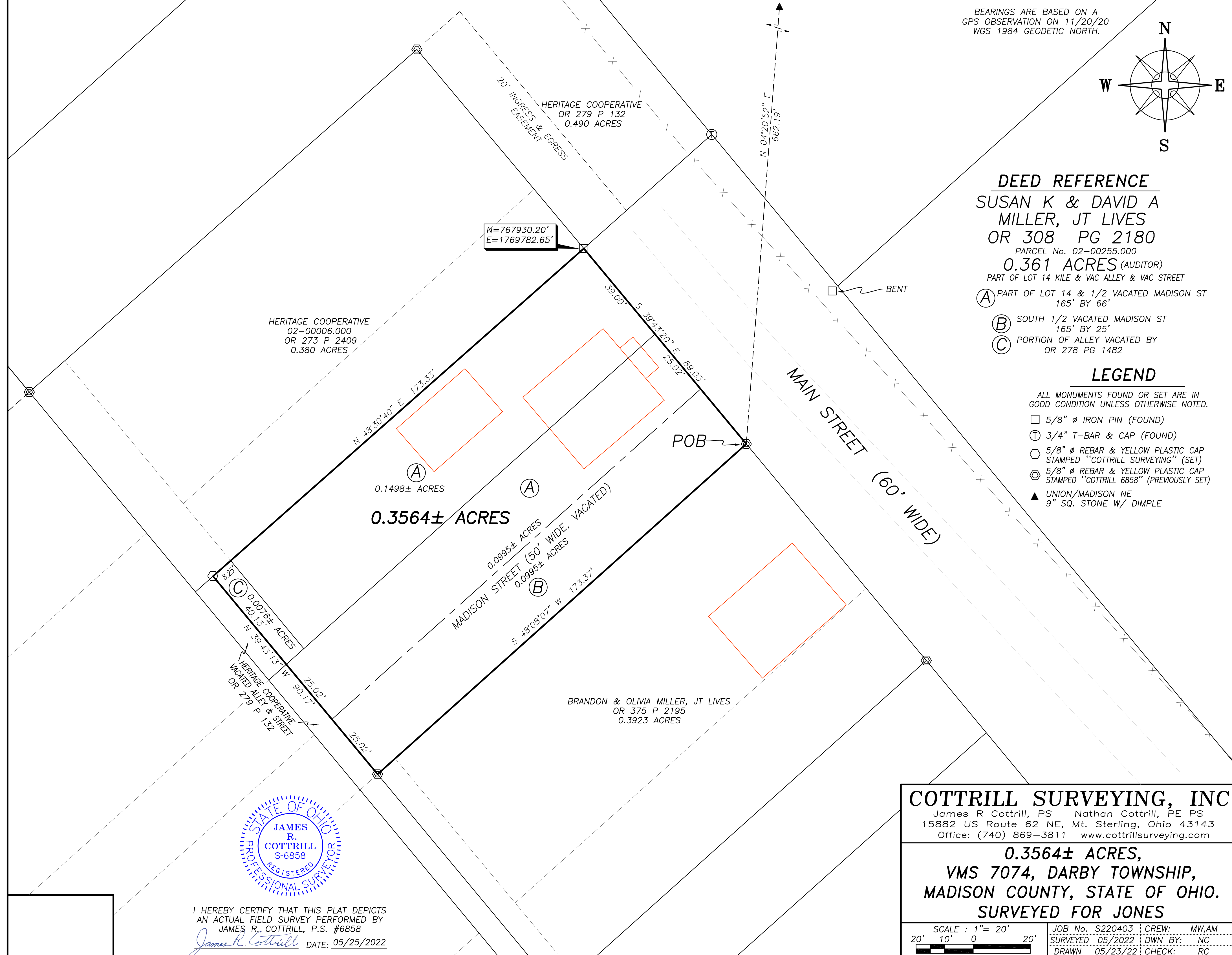
PARCEL No. 02-00255.000
0.361 ACRES (AUDITOR)
PART OF LOT 14 KILE & VAC ALLEY & VAC STREET

- (A) PART OF LOT 14 & 1/2 VACATED MADISON ST
165' BY 66'
- (B) SOUTH 1/2 VACATED MADISON ST
165' BY 25'
- (C) PORTION OF ALLEY VACATED BY
OR 278 PG 1482

LEGEND

ALL MONUMENTS FOUND OR SET ARE IN
GOOD CONDITION UNLESS OTHERWISE NOTED.

- 5/8" Ø IRON PIN (FOUND)
- ⊕ 3/4" T-BAR & CAP (FOUND)
- ⊕ 5/8" Ø REBAR & YELLOW PLASTIC CAP
STAMPED "COTTRILL SURVEYING" (SET)
- ⊕ 5/8" Ø REBAR & YELLOW PLASTIC CAP
STAMPED "COTTRILL 6858" (PREVIOUSLY SET)
- ▲ UNION/MADISON NE
9" SQ. STONE W/ DIMPLE



I HEREBY CERTIFY THAT THIS PLAT DEPICTS
AN ACTUAL FIELD SURVEY PERFORMED BY
JAMES R. COTTRILL, P.S. #6858
James R. Cottrill DATE: 05/25/2022

COTTRILL SURVEYING, INC
James R Cottrill, PS Nathan Cottrill, PE PS
15882 US Route 62 NE, Mt. Sterling, Ohio 43143
Office: (740) 869-3811 www.cottrillsurveying.com

**0.3564± ACRES,
VMS 7074, DARBY TOWNSHIP,
MADISON COUNTY, STATE OF OHIO.
SURVEYED FOR JONES**

SCALE : 1" = 20'
20' 10' 0 20'

JOB No. S220403	CREW: MW,AM
SURVEYED 05/2022	DWN BY: NC
DRAWN 05/23/22	CHECK: RC

COTTRILL SURVEYING, INC

15882 US Route 62 SE, Mt. Sterling, Ohio 43143, Ph. 740.869.3811, www.cottrillsurveying.com

0.3564 Acre Tract Surveyed for Jones

The following described 0.3564 acre tract is situated in the State of Ohio, Madison County, Darby Township, VMS 7074, being all of a 0.361 acre tract (Parcel 02-00255.000, part of Lot 14 of the Village of Kile, portion of the vacated Madison Street and a portion of a vacated alley by Official Record 278 page 1482) conveyed to Susan K and David A Miller, Joint Lives by Official Record 308 page 2180, and being more particularly described as follows:

Beginning at an iron pin and cap previously set the intersection of the Southwest line of Main Street (60 feet wide) with the Southeast line of Madison Street (50 feet wide, now vacated) being the North corner of a 0.3923 acre tract conveyed to Brandon and Olivia Miller, Joint Lives by Official Record 375 page 2195;

Thence, with the Southeast line of said Madison Street in the Northwest line of said 0.3923 acre tract, **South 48° 08' 07" West** a distance of **173.37 feet** to an iron pin and cap set at the west corner of said 0.3923 acre tract and the east corner of that portion of vacated Madison Street conveyed to Heritage Cooperative by Official Record 279 page 132;

Thence, with the north line of said vacated street, **North 39° 43' 13" West**, passing that portion of a vacated alley conveyed to Heritage cooperative by Official Record 273 page 2409 at 50.04 feet, a total distance of **90.17 feet** to an iron pin and cap set at the Southeast line of a 0.380 acre tract conveyed to Heritage cooperative by Official Record 273 page 2409;

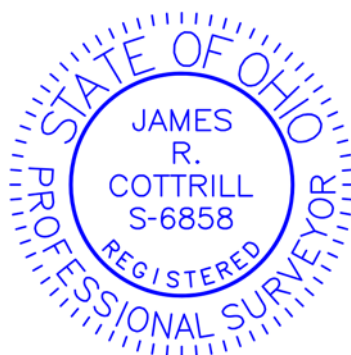
Thence, with the Southeast line of said 0.380 acre tract, **North 48° 30' 40" East**, passing the Southwest line of said original Lot 14 at 8.25 feet, a total distance of **173.33 feet** to a 5/8 inch diameter iron pin found at the termination of the Southwest line of Main Street and corner to a 0.490 acre tract conveyed to Heritage Cooperative by Official Record 279 page 132;

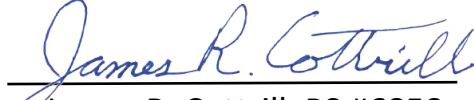
Thence, with the Southwest line of said Main Street, **South 39° 43' 20" East**, passing the Northwest line of said Madison Street at 39.00 feet, a total distance of **89.03 feet** returning to the **Point of Beginning**, containing **0.3564 Acres** more or less, of which 0.1498 acres more or less is part of said Lot 14, 0.1990 acres more or less is all of said vacated Madison Street and 0.0076 acres more or less is part of said vacated alley.

Bearings are based on a GPS observation on November 20, 2020, 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.

This description is based on a field survey performed May of 2022 by James R. Cottrill, PS registration #6858. (Job #S220403-0.3564)




James R. Cottrill, PS #6858