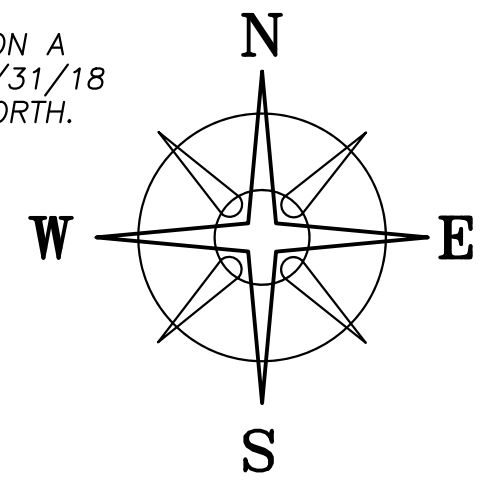


BEARINGS ARE BASED ON A
GPS OBSERVATION ON 05/31/18
WGS 1984 GEODETIC NORTH.



NOTES

VMS LINES SCALED FROM GIS
THE 0.2132± ACRE TRACT IS TO
BECOME PART OF AND CONTINGENT TO
ADJOINING 169.152 ORG ACRE TRACT

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	954.93'	93.29'	93.25'	S 68°36'27" E	5°35'50"
C2	954.93'	136.32'	136.21'	S 61°43'09" E	8°10'46"
C3	2871.22'	147.24'	147.22'	S 56°09'38" E	2°56'18"
C4	2871.22'	81.05'	81.05'	S 53°52'58" E	1°37'03"
C5	2871.22'	137.32'	137.31'	S 51°42'14" E	2°44'25"

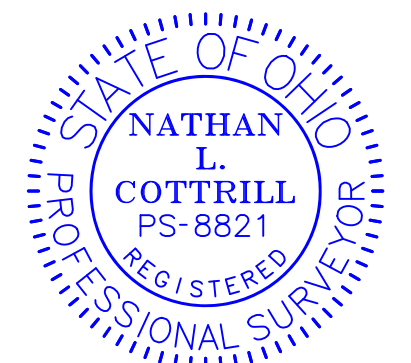
DEED REFERENCE

EMMETT M SCHROCK
OR 76 PG 1001
PARCEL No. 11-00454.000 (0.497 AC)
PARCEL No. 06-00010.000 (14.443 AC)
(A) 14.439 ACRES
21.980 ORIGINAL ACRES
OR 163 PG 1428
PARCEL No. 11-00455.000 (0.354 AC)
PARCEL No. 06-00011.001 (11.646 AC)
(B) 12.000 ACRES
PLAT 63-03

LEGEND

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

- IRON PIN (FOUND)
- △ 5/8" ∅ IRON PIN (FOUND)
- MAG NAIL (FOUND)
- MAG NAIL (SET)
- ⬢ 5/8" ∅ REBAR & YELLOW PLASTIC CAP
STAMPED "CLAPSADDLE RS 6140" (FOUND)
- ⊕ 3/4" ∅ PIPE & ALUMINUM CAP
STAMPED "NCB 5969" (FOUND)
- ⬡ 5/8" ∅ REBAR & YELLOW PLASTIC CAP
STAMPED "COTTRILL SURVEYING" (SET)



I HEREBY CERTIFY THAT THIS PLAT DEPICTS
AN ACTUAL FIELD SURVEY PERFORMED BY
NATHAN L. COTTRILL, P.S. #8821

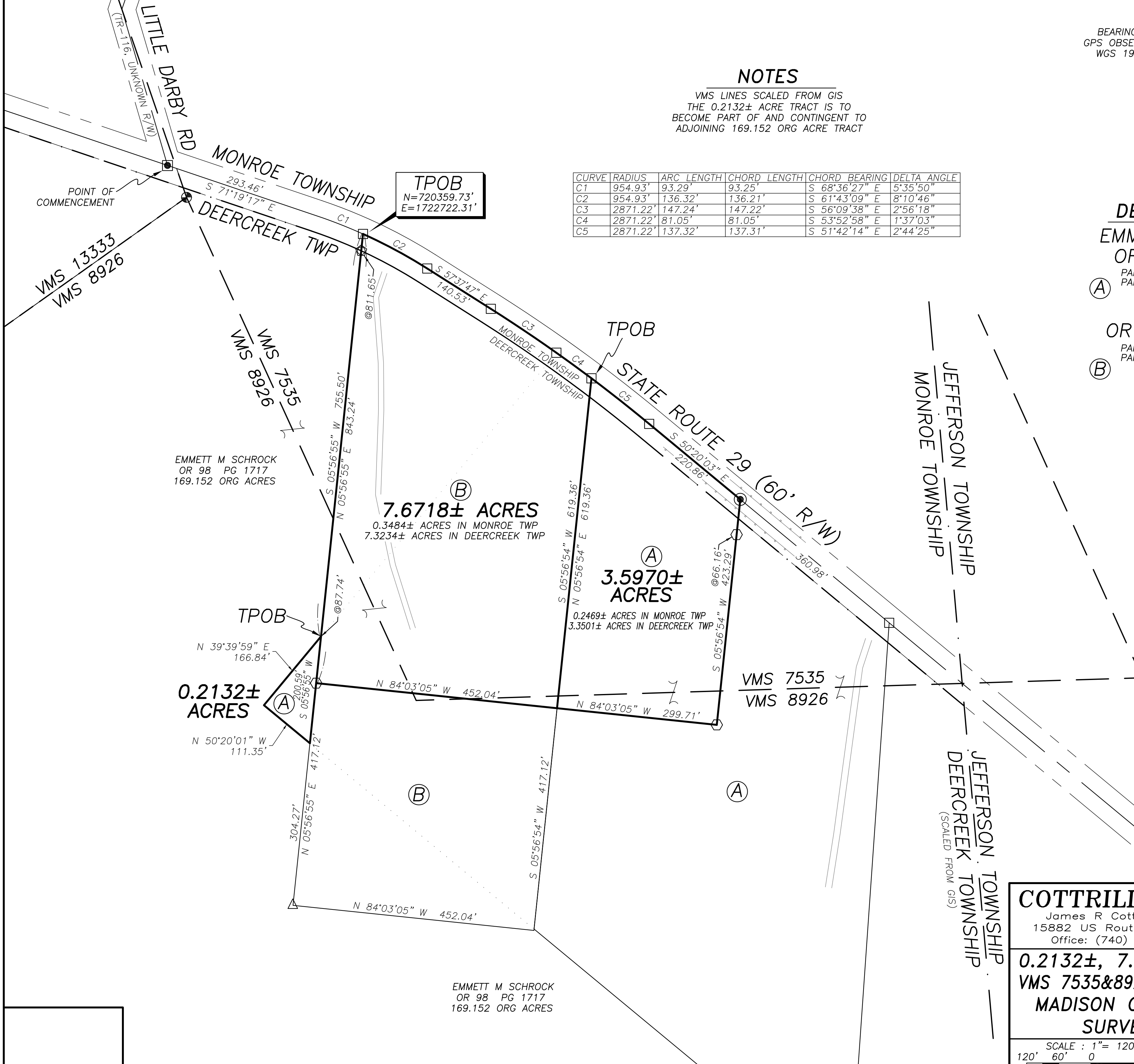
Nathan Cottrill DATE: 10/13/21

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

**0.2132±, 7.6718± & 3.5970 ACRES,
VMS 7535&8926, DEERCREEK&MONROE TWP,
MADISON COUNTY, STATE OF OHIO.
SURVEYED FOR SCHROCK**

SCALE : 1" = 120'
120' 60' 0 120'
JOB No. S210623 : CREW: MW
SURVEYED 10/2021 : DWN BY: NC
DRAWN 10/2021 : CHECK: RC



EMMETT M SCHROCK
OR 98 PG 1717
169.152 ORG ACRES

(B) 7.6718± ACRES
0.3484± ACRES IN MONROE TWP
7.3234± ACRES IN DEERCREEK TWP

(A) 3.5970± ACRES
0.2469± ACRES IN MONROE TWP
3.3501± ACRES IN DEERCREEK TWP

(A) 0.2132± ACRES

EMMETT M SCHROCK
OR 98 PG 1717
169.152 ORG ACRES

COTTRILL SURVEYING, INC

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

0.2132 Acre Tract Surveyed for Schrock

The following described 0.2132 acre tract is situated in the State of Ohio, Madison County, Deercreek Township, VMS 8926, being part of a 14.439 acre tract (Parcel 06-00010.000, 21.980 original acres) conveyed to Emmett M Schrock by Official Record 76 page 1001, and being more particularly described as follows:

Commencing at a mag nail found at the centerline intersection of State Route 29 (60 feet right-of-way) and Little Darby Road (Township Road 116, unknown right-of-way width);

Thence, with the centerline of State Route 29 with the following two courses:

- 1) South 71° 19' 17" East a distance of 293.46 feet to a point;
- 2) with a curve to the right, radius of 954.93 feet, arc length of 93.29 feet, chord bears South 68° 36' 27" East a distance of 93.25 feet to an iron pin found at a corner to a 169.152 original acre tract conveyed to Emmett M Schrock by Official Record 98 page 1717 and the Northwest corner of a 12.000 acre tract conveyed to Emmett M Schrock by Official Record 163 page 1428

Thence, with the line between said 12.000 acre tract and said 169.152 original acre tract, South 05° 56' 55" West a distance of 755.50 feet to the Northwest line of the original 21.980 acre tract being the North corner of the following described 0.2132 acre tract and being the **True Point of Beginning**;

Thence, continuing with the West line of said 12.000 acre tract, **South 05° 56' 55" West**, passing an iron pin and cap set at 87.74 feet, a total distance of **200.59 feet** to a corner of said 169.152 original acre tract;

Thence, with said 169.152 original acre tract with the following two courses:

- 1) **North 50° 20' 01" West** a distance of **111.35 feet** to a point;
- 2) **North 39° 39' 59" East** a distance of **166.84 feet** returning to the **True Point of Beginning**, containing **0.2132 Acres** more or less.

Bearings are based on a GPS observation on May 31, 2021, 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 Surveying"

This description is based on a field survey performed October of 2021 by Nathan L. Cottrill, PS registration #8821. (Job #S210623-0.2132)




Nathan L. Cottrill, PS #8821

COTTRILL SURVEYING, INC

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

3.5970 Acre Tract Surveyed for Schrock

The following described 3.5970 acre tract is situated in the State of Ohio, Madison County, Monroe and Deercreek Township, VMS 7535 and 8926, being part of a 14.439 acre tract (Monroe Township Parcel 11-00454.000, 0.497 acres and Deercreek Township Parcel 06-00010.000, 14.443 acres, 21.980 original acres) conveyed to Emmett M Schrock by Official Record 76 page 1001, and being more particularly described as follows:

Commencing at a mag nail found at the centerline intersection of State Route 29 (60 feet right-of-way) and Little Darby Road (Township Road 116, unknown right-of-way width);

Thence, with the centerline of State Route 29 with the following six courses:

- 1) South 71° 19' 17" East a distance of 293.46 feet to a point;
- 2) with a curve to the right, radius of 954.93 feet, arc length of 93.29 feet, chord bears South 68° 36' 27" East a distance of 93.25 feet to an iron pin found at the Northwest corner of a 12.000 acre tract conveyed to Emmett M Schrock by Official Record 163 page 1428;
- 3) with a curve to the right, radius of 954.93 feet, arc length of 136.32 feet, chord bears South 61° 43' 09" East a distance of 136.21 feet to an iron pin found;
- 4) South 57° 37' 47" East a distance of 140.53 feet to an iron pin found;
- 5) with a curve to the right, radius of 2871.22 feet, arc length of 147.24 feet, chord bears South 56° 09' 38" East a distance of 147.22 feet to an iron pin found;
- 6) with a curve to the right, radius of 2871.22 feet, arc length of 81.05 feet, chord bears South 53° 52' 58" East a distance of 81.05 feet to an iron pin found at the Northwest corner of said 14.439 acre tract and being the **True Point of Beginning**

Thence, continuing with the centerline of State Route 29 with the following two courses:

- 1) with a curve to the right, **radius of 2871.22 feet, arc length of 137.32 feet**, chord bears South 51° 42' 14" East a distance of 137.31 feet to an iron pin found;
- 2) **South 50° 20' 03" East** a distance of **220.86 feet** to a mag nail set;

Thence, across said 14.439 acre tract with the following two new courses:

- 1) **South 05° 56' 54" West**, passing an iron pin and cap set at 66.16 feet, a total distance of **423.29 feet** to an iron pin and cap set;
- 2) **North 84° 03' 05" West** a distance of 299.71 feet to the East line of said 12.000 acre tract;

Thence, with the East line of said 12.000 acre tract, **North 05° 56' 54" East** a distance of **619.36 feet** returning to the **True Point of Beginning**, containing **3.5970 Acres** more or less, of which 0.2469 acres more or less in Monroe Township and 3.3501 acres more or less in Deercreek Township.

Bearings are based on a GPS observation on May 31, 2021, 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 Surveying"

This description is based on a field survey performed October of 2021 by Nathan L. Cottrill, PS registration #8821. (Job #S210623-3.5970)




Nathan L. Cottrill, PS #8821

COTTRILL SURVEYING, INC

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

7.6718 Acre Tract Surveyed for Schrock

The following described 7.6718 acre tract is situated in the State of Ohio, Madison County, Monroe and Deercreek Township, VMS 7535 and 8926, being part of a 12.000 acre tract (Monroe Township Parcel 11-00455.000, 0.354 acres and Deercreek Township Parcel 06-00011.001, 11.646 acres) conveyed to Emmett M Schrock by Official Record 163 page 1428, and being more particularly described as follows:

Commencing at a mag nail found at the centerline intersection of State Route 29 (60 feet right-of-way) and Little Darby Road (Township Road 116, unknown right-of-way width);

Thence, with the centerline of State Route 29 with the following two courses:

- 1) South 71° 19' 17" East a distance of 293.46 feet to a point;
- 2) with a curve to the right, radius of 954.93 feet, arc length of 93.29 feet, chord bears South 68° 36' 27" East a distance of 93.25 feet to an iron pin found at a corner to a 169.152 original acre tract conveyed to Emmett M Schrock by Official Record 98 page 1717 and the Northwest corner of said 12.000 acre tract and being the **True Point of Beginning**;

Thence, continuing with the centerline of State Route 29 with the following four courses:

- 1) with a curve to the right, **radius of 954.93 feet, arc length of 136.32 feet**, chord bears South 61° 43' 09" East a distance of 136.21 feet to an iron pin found;
- 2) **South 57° 37' 47" East** a distance of **140.53 feet** to an iron pin found;
- 3) with a curve to the right, **radius of 2871.22 feet, arc length of 147.24 feet**, chord bears South 56° 09' 38" East a distance of 147.22 feet to an iron pin found;
- 4) with a curve to the right, **radius of 2871.22 feet, arc length of 81.05 feet**, chord bears South 53° 52' 58" East a distance of 81.05 feet to an iron pin found at the Northwest corner of a 14.439 acre tract conveyed to Emmett M Schrock by Official Record 76 page 1001;

Thence, with the West line of said 14.439 acre tract, **South 05° 56' 54" West** a distance of **619.36 feet** to a point;

Thence, with a new line across said 12.000 acre tract, **North 84° 03' 05" West** a distance of **452.04 feet** to an iron pin and cap set in the West line of said 12.000 acre tract and being in the East line of a portion of said 14.439 acre tract;

Thence, with the West line of said 12.000 acre tract, **North 05° 56' 55" East**, passing a corner to said Schrock's 169.152 original acre tract at 87.74 feet, passing a 5/8 inch diameter rebar and yellow plastic cap stamped "Clapsaddle RS 6140" found at 811.65 feet, a total distance of **843.24 feet** returning to the **True Point of Beginning**, containing **7.6718 Acres** more or less, of which 0.3484 acres more or less in Monroe Township and 7.3234 acres more or less in Deercreek Township.

Bearings are based on a GPS observation on May 31, 2021, 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 Surveying"

This description is based on a field survey performed October of 2021 by Nathan L. Cottrill, PS registration #8821. (Job #S210623-7.6718)




Nathan L. Cottrill, PS #8821