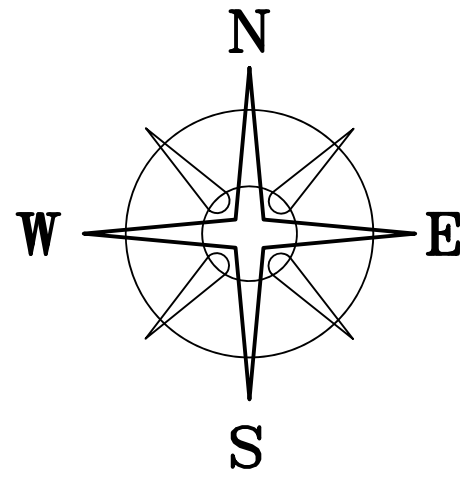


BEARINGS ARE BASED ON THE
NORTHWEST LINE OF 0.5785 AC TRACT
AS DESCRIBED IN OR 342 PG 2203
(N 53°02'21" E)



DEED REFERENCE
ROSELLA J DOOLEY, TOD
RHONDA J GORTON
OR 384 PG 1693
1.28 ACRES
PARCEL No. 15-00141.000
LOT 15 & PART OF LOT 16
OF THE VILLAGE OF ROSEDALE
(FORMERLY VILLAGE OF LIVERPOOL)
AS RECORDED PB 1 PG 22

N=758075.54'
E=1701139.98'

N=758267.30'
E=1701379.88'

ROSEDALE ROAD (CR 25)

ROSEDALE-MILFORD CENTER ROAD (CR 11)

0.7223± ACRES

0.3123± ACRES

0.2499± ACRES
0.1601± ACRES

1.5 story vinyl #9800

metal building

WELDON J & JENELL D
SCHROCK, JT LIVES
OR 101 PG 2293
0.682 ACRES
15-00030.000

LOT 3

LOT 2

LOT 1

LOT #15

LOT #16

LOT 17

LOT #18

LEGEND

- ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE NOTED.
- 3/4" Ø IRON PIN (FOUND)
 - △ COUNTY MONUMENT FOUND
 - MAG NAIL (FOUND)
 - MAG NAIL (SET)
 - ⊕ 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "CLAPSADDLE RS 6140" (FOUND)
 - ⊕ 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL SURVEYING" (SET)
 - ⊕ 5/8" Ø REBAR & YELLOW PLASTIC CAP STAMPED "COTTRILL 6858" (PREVIOUSLY SET)

CO. MON.
02-014

ROSEDALE FREE WILL BAPTIST CHURCH
OR 337 PG 986
9.0000 ACRES
10.8973 ORIGINAL ACRES
15-00136.000



I HEREBY CERTIFY THAT THIS PLAT DEPICTS
AN ACTUAL FIELD SURVEY PERFORMED BY
NATHAN L COTTRILL, P.S. #8821
DATE: 10/07/25

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

**0.7223± ACRES,
VMS 10700, PIKE TOWNSHIP,
MADISON COUNTY, STATE OF OHIO.
SURVEYED FOR DOOLEY**

SCALE : 1" = 30'
30' 20' 0 30'

JOB No. S250934 CREW: MW, BC
SURVEYED 10/01/25 DWN BY: JRC
DRAWN 10/02/25 CHECK: NC

COTTRILL SURVEYING, INC

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

0.7223 Acre Tract Surveyed for Dooley

The following described 0.7223 acre tract is situated in the State of Ohio, Madison County, Pike Township, VMS 10700, being all of a 1.28 acre tract (Parcel 15-00141.000, being all of Lot 15 and part of Lot 16 of the Village of Rosedale, formerly Village of Liverpool, as recorded in Plat Book 1 page 22) as conveyed to Rosella J Dooley, TOD by Official Record 384 page 1693, and being more particularly described as follows:

Beginning at an iron pin and cap set at the intersection of the southwest line of Rosedale-Milford Center Road (County Road 11, 66 feet wide) with the southeast line of Rosedale Road (County Road 25, 66 feet wide) being the north corner of said Lot 15, said iron pin bears South 06° 46' 57" West a distance of 47.34 feet from a 3/4-inch diameter iron pin found at the centerline intersection of said Rosedale-Milford Center Road and Rosedale Road;

Thence, with the southwest line of Rosedale-Milford Center Road, **South 37° 24' 51" East**, passing the north corner of Lot 16 at 66.00 feet, a total distance of **107.07 feet** to an iron pin and cap set in the northwest line of a 0.682 acre tract conveyed to Weldon J and Jenell D Schrock, Joint Lives by Official Record 101 page 2293;

Thence, with the northwest line of said 0.682 acre tract, **South 50° 08' 27" West**, passing the southwest line of said Lot 16 at 165.09 feet, a total distance of **246.03 feet** to an iron pin and cap set in the northeast line of a 9.0000 acre tract conveyed to Rosedale Free Will Baptist Church by Official Record 337 page 986;

Thence, with the northeast line of said 10.8973 acre tract, **North 48° 35' 55" West**, passing an iron pin and cap previously set at 122.84 feet, a total distance of **145.66 feet** to a mag nail found in the centerline of Rosedale Road;

Thence, with the centerline of Rosedale Road, **North 50° 58' 46" East** a distance of **109.17 feet** to a mag nail set;

Thence, **South 37° 24' 51" East** a distance of **33.01 feet** to an iron pin and cap set at the west corner of said Lot 15 and in the southeast line of Rosedale Road;

Thence, with the southeast line of Rosedale Road, **North 50° 58' 46" East** a distance of **165.00 feet** returning to the **Point of Beginning**, containing **0.7223 Acres** more or less, of which 0.2499 acres more or less is all of said Lot 15 and 0.1601 acres more or less is part of said Lot 16.

Bearings are based on the northwest line of a 0.5785 acre tract (North 53° 02' 21" East) as described in Official Record 342 page 2203.

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 1, 2025 by Nathan L. Cottrill, PS registration #8821. (Job #S250934-0.7223)



A handwritten signature in blue ink that reads "Nathan Cottrill".

Nathan L. Cottrill, PS #8821