

BEGINNING FOR REFERENCE AT  
FRANKLIN COUNTY MONUMENT  
NO. 4455

DAVID L. AND DIXIE E. MULLER  
0.635 ACRE TRACT  
INSTRUMENT NO. 200002020023454

FRANKLIN COUNTY  
MONUMENT NO. 9965

**KROPP ROAD (60.00 FEET WIDE)**

CENTERLINE

277.00'  
S 86° - 45' - 00" E

30.00 RIGHT-OF-WAY S 86° - 45' - 00" E 761.39'

288.53  
S 86° - 45' - 00" E

1616.64'

0.614 ACRE (TRACT 1)

0.541 ACRE (TRACT 2)

5/8" SOLID IRON PIN (FOUND)

1" IRON AXLE (FOUND)

N 02° - 55' - 00" E  
205.00

GOOD CONDITION  
3/4" IRON PIN FOUND PLUGGED NO. 7841

S 02° - 55' - 00" W  
205.00

MAG. NAIL (SET)

30.00 V.M.S. LINE 3809 30.00  
3/4" PIN FOUND (PLUGGED NO. 7841)  
GOOD CONDITION

N 02° - 55' - 00" E  
205.00

MAG. NAIL (SET)

(FOUND)  
2 1/2" STEEL POST

BASIS OF BEARING BEING THE CENTERLINE OF KROPP ROAD S 86° - 45' - 00" E AS RECORDED WITHIN INSTRUMENT NO. 200002020023454 AT THE FRANKLIN COUNTY RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO.

NOTE: ALL IRON PINS (SET) ARE 30" X 1" O.D. WITH YELLOW PLASTIC CAPS INSCRIBED 6065 AND ARE IN EXCELLENT CONDITION.

RUOFF FAMILY FARM LLC  
17.398 ACRE TRACT  
INSTRUMENT NO. 201106230078446

52.20 ACRE TRACT JAMES W. AND PAMELA S. KREBS  
D. B. 3547 PG. 534  
N 04 01' 31" E 1109.52'

COLUMBUS CINCINNATI & DAYTON ELECTRIC POWER EASEMENT

HESTER M. MEDORS  
INSTRUMENT NO. 200110290247843  
S 86° - 45' - 00" E  
250.70'

GOOD CONDITION  
3/4" IRON PIN FOUND PLUGGED NO. 7841  
S 86° - 45' - 00" E  
135.00

GOOD CONDITION  
3/4" IRON PIN FOUND (PLUGGED NO. 7841)

KEIL FAMILY LLP.  
41.17 ACRE TRACT  
INSTRUMENT NO. 199705200003951

41.826 Acres

230-001426  
10/27/2005  
MEDORS BARBARA E.  
INST. NO. 200510280227021

Situated in the State of Ohio, County of Franklin, Township of Pleasant, and Virginia Military Survey No. 3809, and being 41.826 acres of land entirely out of a 43.17 acre tract (with exceptions) belonging to Barbara E. Medors of record in Inst. No. 200510280227021, at the Franklin County Recorders Office, Franklin County, Ohio.

THE ATTACHED PLAT IS CERTIFIED TO DIXIE E. MULLER EXECUTOR OF THE ESTATE OF BARBARA E. MEDORS.

41.826 Acres  
**BOUNDARY SURVEY**

VIRGINIA MILITARY SURVEY NO. 3809

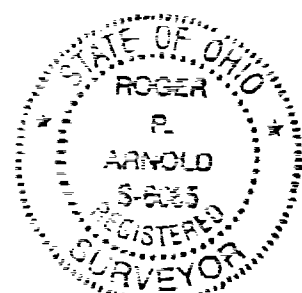
SCALE: 1" = 100' APPROVED BY  
DATE: 6-6-2012 DRAWN BY R.P. ARNOLD

FRANKLIN COUNTY, OHIO

TOWNSHIP OF PLEASANT DRAWING NUMBER 1054

I HEREBY CERTIFY THAT THE ATTACHED PLAT WAS PREPARED FROM INFORMATION OBTAINED FROM AN ACTUAL FIELD SURVEY OF THE PREMISES AND THAT SAID PLAT IS CORRECT TO THE BEST OF MY KNOWLEDGE.

*Roger P. Arnold* 7-10-12  
REGISTERED SURVEYOR NO. 6065  
ROGER P. ARNOLD



**ARNOLD SURVEY COMPANY**

3911 BROADWAY STREET, GROVE CITY, OHIO 43123  
TELEPHONE (614) 875-7684 FAX: (614) 875-9017