

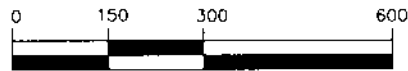
LINE TABLE:

LINE	BEARING	DISTANCE
L1	N 86°11'02" W	573.00'
L2	N 67°03'57" W	616.56'
L3	N 85°37'54" W	96.72'
L4	N 04°22'06" E	279.40'
L5	S 85°37'54" E	78.30'
L6	S 04°22'06" W	273.21'
L7	S 67°03'57" E	19.43'
L8	N 84°05'34" W	133.28'
L9	N 74°29'20" E	231.07'

LEGEND

- IPF IRON PIN FOUND
- RBF REBAR FOUND
- FRANKLIN COUNTY ENGINEER CONTROL MONUMENT FOUND
- RBS REBAR SET
- ⊙ SEPTIC
- ⊙ WELL

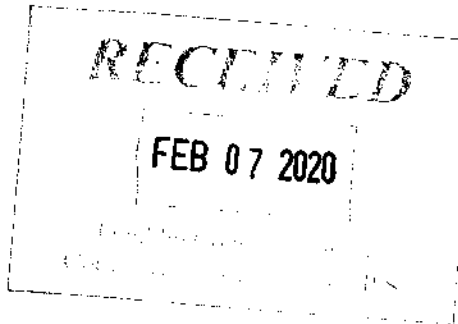
GRAPHIC SCALE



(IN FEET)
1 inch = 300 ft.

JLW FARM HOLDINGS, LLC
88.422 ACRES
I.N. 201312180207058

89.324 ACRES
(PER SURVEY)
(ZONED R "RURAL")
(PID 230-000073)



BEGIN FOR REFERENCE

BASIS OF BEARINGS:

THE BEARINGS ARE BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD83 (CORS). SAID BEARINGS ORIGINATED FROM A FIELD TRAVERSE WHICH WAS REFERENCED TO SAID COORDINATE SYSTEM BY GPS OBSERVATIONS AND OBSERVATIONS OF SELECTED STATIONS IN THE OHIO DEPARTMENT OF TRANSPORTATION VIRTUAL REFERENCE STATION NETWORK. THE PORTION OF THE CENTERLINE OF BOYD ROAD, HAVING A BEARING OF N 03°48'58" E AND MONUMENTED AS SHOWN HEREON, IS DESIGNATED THE "BASIS OF BEARING" FOR THIS PLAT.

NOTE:

THIS SURVEY DOES NOT REPRESENT ALL EASEMENTS THAT MAY AFFECT THIS TRACT AND DOES NOT REPRESENT ANY UNDERGROUND UTILITIES THAT MAY AFFECT THIS TRACT. ALL REBAR SET ARE 5/8" DIA. 30" LONG. W/ RED PLASTIC CAP STAMPED "LANDMARK SURVEY"

FLOOD NOTE:

THE SUBJECT PROPERTY LIES IN ZONE X (AREA DETERMINED TO BE OUTSIDE THE 500 YEAR FLOODPLAIN), AS DETERMINED BY GRAPHIC INTERPOLATION FROM THE FLOOD INSURANCE RATE MAP NUMBER 39129C0025J, WITH AN EFFECTIVE DATE OF 7/22/2010, PUBLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

DEED REFERENCES:

- (A) JASON E. GATES, MARIE CLAIRE GATES AND STEPHEN E. GATES, 8.9269 ACRES, I.N. 201909040113204
- (B) MICHAEL THOMAS REED, ABBEY LYNN SEBERT, MERRY C. SAGSTETTER AND MARK A. SAGSTETTER, 18.235 ACRES, I.N. 201910250142379
- (C) LLOYD A. AND SHELLEY A. RINEHART, 5.034 ACRES, O.R. 17826106
- (D) HEINRICH RICHTER, TRUSTEE, PARCEL THREE, 5.046 ACRES, I.N. 200511180243647, I.N. 201110280138724
- (E) JAMES F. BURKE IV, 5.030 ACRES, I.N. 201609260130171
- (F) KEITH AND DIANE MIDDLETON, 5.036 ACRES, I.N. 200209160229227
- (G) JOSEPH DALE AND CAROL MOREHART, 5.000 ACRES, I.N. 200004030063634
- (H) RYAN C. SCHRAMM, 2.604 ACRES, I.N. 201201050001783
- (I) CRYSTAL B. AND TIMOTHY G. SCOTT, 26.672 ACRES, I.N. 201902260021918
- (J) 68 VENTURES, LLC, 92.3451 ACRES, I.N. 201612140171870
- (K) MABEL R. MILLS, 5.985 ACRES, I.N. 201301080003758
- (L) GLENN E. AND MARY C. MARQUARD, 5.880 ACRES, D.B. 3623, PG. 467, I.N. 199501310055861
- (M) TERRY R. AND MARLENE K. RILEY, 5.890 ACRES, O.R. 1652J11
- (N) JERRY R. AND KIMBERLY E. FREETAGE, 6.067 ACRES, I.N. 200510110213221

EXHIBIT OF
0.504 ACRES

LYING IN
VIRGINIA MILITARY SURVEY
NO. 1467
TOWNSHIP OF PLEASANT,
COUNTY OF FRANKLIN,
STATE OF OHIO

LS LANDMARK SURVEY
GI GROUP, INCORPORATED

2099 WEST FIFTH AVENUE, COLUMBUS, OHIO 43212
PHONE: (614) 485-9000 FAX: (614) 485-9003
DATE: 1/28/20 FILE NO. 1912.1829

DRAWN BY: DJH

I HEREBY CERTIFY THAT THIS SURVEY WAS PREPARED FROM AN ON THE GROUND SURVEY IN JANUARY OF 2020 MADE UNDER MY SUPERVISION AND THAT IT AND THE INFORMATION, COURSES AND DISTANCES AS SHOWN ARE CORRECT TO THE BEST OF MY KNOWLEDGE.

David B. McCoy 2/6/2020
DAVID B. MCCOY, P.S. REGISTERED SURVEYOR NO. 7632 DATE

