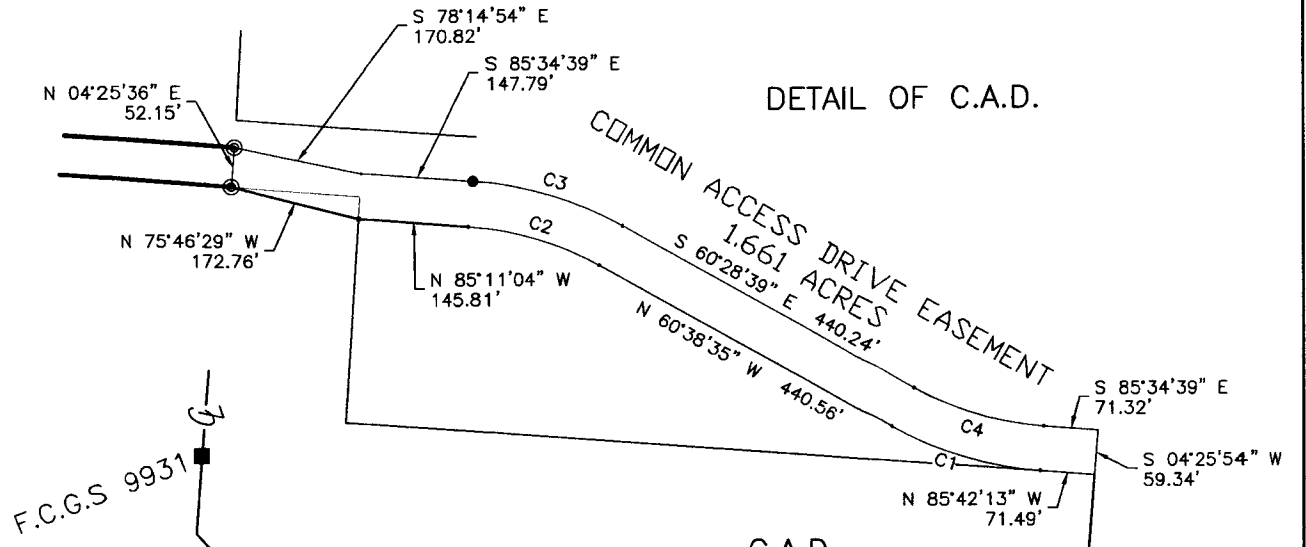
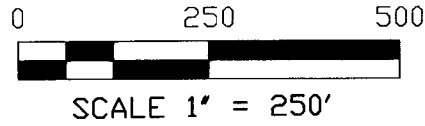


# PLAT OF SURVEY / LOT SPLITS

LOCATED IN THE VILLAGE OF LITHOPOLIS,  
MADISON TOWNSHIP, FRANKLIN COUNTY, STATE OF OHIO,  
BEING SPLITS OUT OF TWO TRACTS (PARCEL #'S 180-000014 & 180-000016)  
LOCATED IN SECTION 1, TOWNSHIP 10, RANGE 27, CONGRESS LANDS

Approved By  
The Village of Lithopolis  
Zoning Inspector

*Amardulson*



C.A.D.

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	206.33'	470.74'	25°06'49"	N 73°00'16" W	204.69'
C2	179.94'	410.74'	25°06'00"	N 73°08'40" W	178.50'
C3	206.23'	470.74'	25°06'02"	S 73°01'39" E	204.58'
C4	179.94'	410.24'	25°07'52"	S 73°01'39" E	178.50'

RECEIVED

DEC 17 2024

FRANKLIN COUNTY ENGINEER  
BRAD FOSTER, P.E., P.S.

SJE INVESTMENTS, LLC  
20.7514 AC.  
I.N. 202001240011834  
PARCEL #188-000016

SMITH FARM ENTERPRISES, LLC  
131.7998 AC., "TRACT 3"  
I.N. 201405200062482  
PARCEL #188-000012

SALINA FRUTH, TRUSTEE  
11.578 AC.  
I.N. 201311150190489  
PARCEL #188-000014

CAPITOL AWNING SERVICE &  
BUILDERS, INC., 6.215 AC. 78.4165 AC.  
I.N. 202301040000871  
PARCEL #181-001345

JAMES P. & SHERYL LYNN BRAGG  
6.463 AC.  
I.N. 202010270167715  
PARCEL #188-000011

SMITH FARM ENTERPRISES, LLC  
3.2498 AC., "TRACT 2"  
I.N. 201405200062482  
PARCEL #188-000012

MICHAEL P. & DEBBIE LONG  
40.33 AC.  
I.N. 201908050097501  
PARCEL #188-000021

EASTLAWN MEMORY GARDENS  
78.4165 AC.  
D.B. 3569, Pg. 219  
PARCEL #181-000139

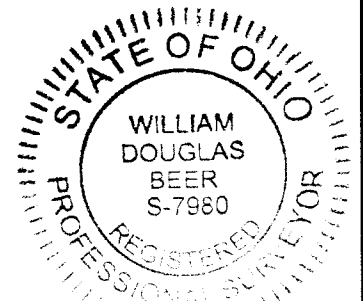
**LEGEND:**

- ⊙ = 5/8" x 30"-REBAR SET (w/ "B.L.SURVEYING-7980" CAP)
- = 3/4" IRON PIPE FOUND (or As Noted)
- = FRANKLIN CO. MONUMENT FOUND (F.C.G.E.)
- ⊕ = WOOD POST (with Survey nail on top) FOUND

**REFERENCES**

- from: Franklin County
- Auditors Tax Maps
- Numerous Adjoining Surveys (Recorded)
- Monuments as shown on Survey
- Deeds as noted on Survey

**BENCHMARK LAND SURVEYING**  
3501 MANILA DRIVE  
WESTERVILLE, OH  
(614) 794-9609 ~ Office  
bmlsurveying@yahoo.com



Bearings are based on N 04° 25' 54" E, as shown hereon for the centerline of Winchester Southern Road (S.R. 674), as derived from GPS observations based on the Ohio State Plane Coordinate System (South Zone), NAD '83 with a 2011 NSRS adjustment) using ODOT RTN.

NOTE: Survey was originally performed in May & June, 2022; revisited in February, 2024

I hereby certify that this boundary survey was prepared from an actual field survey and to the best of our knowledge and belief is correct and that this plat was prepared in accordance with Ohio Administrative Code Chapter 4733-37 "Standards for Boundary Surveys". All monumentation is found or set as shown.

All references refer to the Franklin County Recorder's Office, Franklin County, Ohio, unless noted otherwise.

*William D. Beer* 2/20/2024  
William D. Beer Revised Date  
Registered Professional Surveyor No. 7980