

Line	Bearing	Distance
L1	S 67°26'16" E	104.45'
L2	S 50°39'27" E	106.41'
L3	S 26°34'45" E	81.04'
L4	S 19°57'25" E	79.73'
L5	S 35°25'19" E	71.16'
L6	S 53°30'32" E	88.83'
L7	S 63°39'36" E	34.03'
L8	S 63°32'36" E	458.37'
L9	S 63°32'36" E	185.18'
L10	S 59°54'40" E	125.42'
L11	S 59°54'40" E	113.91'
L12	S 56°41'59" E	82.54'
L13	S 56°41'59" E	94.57'
L14	S 56°41'59" E	130.15'
L15	S 50°36'16" E	128.27'
L16	S 50°36'16" E	157.79'
L17	S 50°36'16" E	63.45'
L18	S 60°16'42" E	94.74'
L19	S 70°11'31" E	91.11'
L20	S 81°06'48" E	9.79'
L21	S 81°06'48" E	103.28'
L22	S 89°55'27" E	136.09'
L23	N 77°50'55" E	74.10'
L24	N 69°57'29" E	238.75'
L25	N 55°31'52" E	72.42'
L26	N 43°05'55" E	57.47'
L27	N 27°25'26" E	37.27'
L28	N 17°16'09" E	41.32'
L29	S 02°52'24" W	156.82'
L30	S 08°01'06" W	137.94'
L31	S 11°46'40" E	87.82'
L32	S 22°44'17" E	66.24'
L33	S 47°26'52" W	172.75'
L34	S 57°25'40" W	138.34'

Eileen Perry
O.R. Vol. 146 Pg. 1752
33.90 Ac.
P.N. 09-00322.000

James Smith, Jr.
O.R. Vol. 150 Pg. 920
6 Ac.
P.N. 09-00006.000

Linda & Elbert Sadler
O.R. Vol. 173 Pg. 1128
20 Ac.
P.N. 09-00014.000

Jackie & Mary Moles
D.B. 140 Pg. 565
41.21 Ac.
P.N. 09-00265.000

Jackie & Mary Moles
D.B. 140 Pg. 565
41.38 Ac.
P.N. 09-00265.000

Madison Leroy Moles
O.R. Vol. 145 Pg. 311
D.B. 116 Pg. 266
82 Ac.
P.N. 09-00266.000

Brenda & David Sperry
O.R. Vol. 158 Pg. 541
20.15 Ac.
P.N. 09-00445.000

George Tyler, Janet Tyler & Melanie Davis
O.R. Vol. 171 Pg. 1857
36.61 Ac.
P.N. 09-00197.000

Abby Cecil, Trustee
O.R. Vol. 171 Pg. 1671
23.35 Ac.
P.N. 09-00056.000

Steve Lind
O.R. Vol. 123 Pg. 795
80 Ac.
P.N. 16-00327.000

Jon C. & Anne M. Salmon
O.R. Vol. 180 Pg. 1107
39.991 Ac.
P.N. 16-00425.001

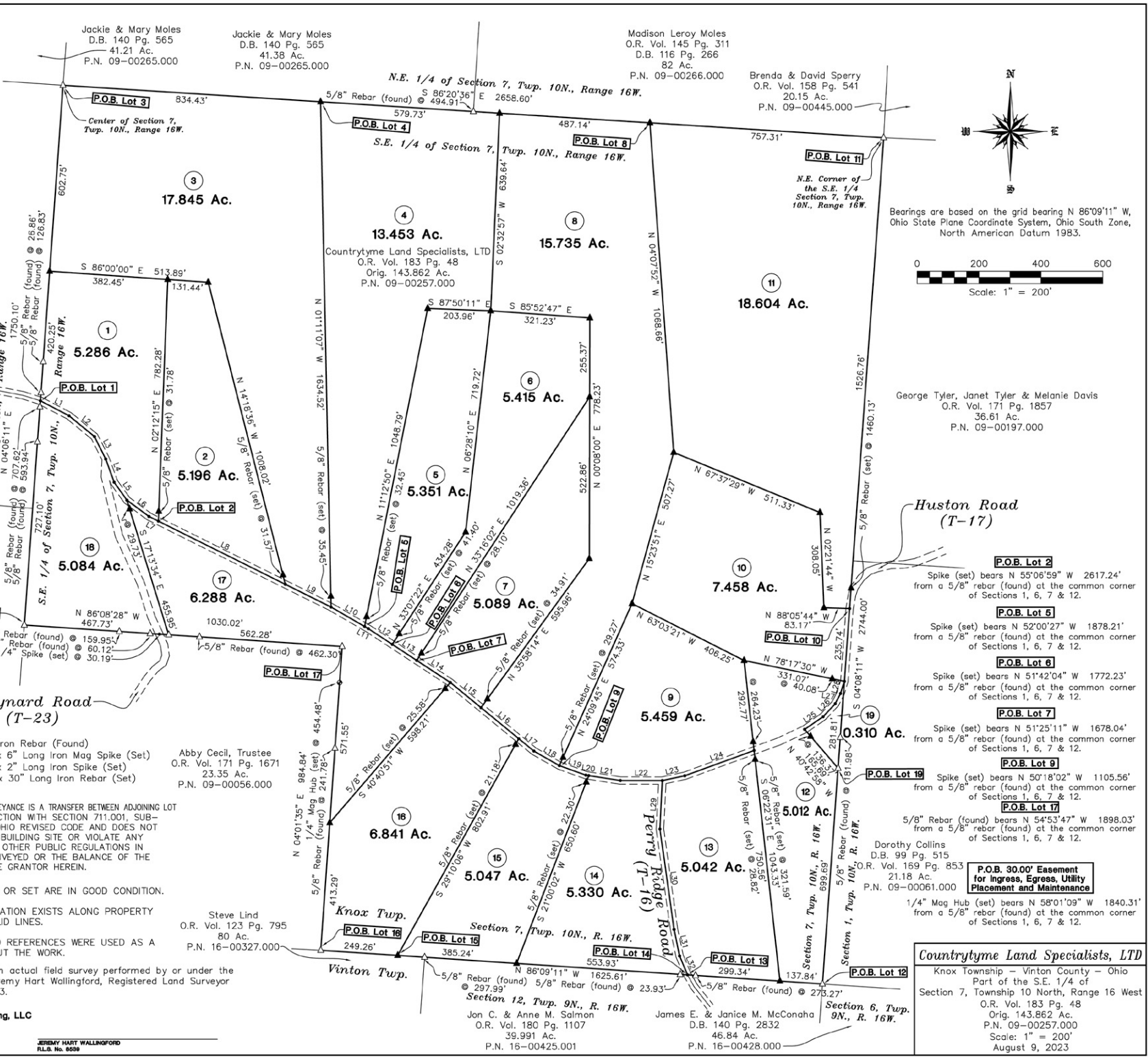
James E. & Janice M. McConaha
D.B. 140 Pg. 2832
46.84 Ac.
P.N. 16-00428.000

Countrytyme Land Specialists, LTD
O.R. Vol. 183 Pg. 48
Orig. 143.862 Ac.
P.N. 09-00257.000
Scale: 1" = 200'
August 9, 2023

Countrytyme Land Specialists, LTD
Knox Township - Vinton County - Ohio
Part of the S.E. 1/4 of
Section 7, Township 10 North, Range 16 West
O.R. Vol. 183 Pg. 48
Orig. 143.862 Ac.
P.N. 09-00257.000
Scale: 1" = 200'
August 9, 2023

Wallingford Land Surveying, LLC
47 North Main Street
Peebles, Ohio 45680
(937) 587-3428

JEREMY HART WALLINGFORD
R.L.S. No. 6039



Legend:
 ▲ 5/8" Iron Rebar (Found)
 ◆ 1/4" x 6" Long Iron Mag Spike (Set)
 • 1/4" x 2" Long Iron Spike (Set)
 ▲ 5/8" x 30" Long Iron Rebar (Set)

THE LOT 19, 0.310 ACRE CONVEYANCE IS A TRANSFER BETWEEN ADJOINING LOT OWNERS MADE IN CONNECTION WITH SECTION 711.001, SUB-SECTION B (1), OF THE OHIO REVISED CODE AND DOES NOT CREATE ANY ADDITIONAL BUILDING SITE OR VIOLATE ANY ZONING REGULATIONS OR OTHER PUBLIC REGULATIONS IN THE PARCEL HEREBY CONVEYED OR THE BALANCE OF THE PARCEL RETAINED BY THE GRANTOR HEREIN.

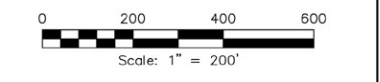
ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION.

NO EVIDENCE OF OCCUPATION EXISTS ALONG PROPERTY LINES INDICATED BY SOLID LINES.

THE ABOVE LISTED DEED REFERENCES WERE USED AS A BASIS FOR CARRYING OUT THE WORK.

This plat is based on an actual field survey performed by or under the direct supervision of Jeremy Hart Wallingford, Registered Land Surveyor 8539 on August 9, 2023.

Bearings are based on the grid bearing N 86°09'11" W, Ohio State Plane Coordinate System, Ohio South Zone, North American Datum 1983.



George Tyler, Janet Tyler & Melanie Davis
O.R. Vol. 171 Pg. 1857
36.61 Ac.
P.N. 09-00197.000

Huston Road (T-17)

P.O.B. Lot 2
Spike (set) bears N 55°06'59" W 2617.24' from a 5/8" rebar (found) at the common corner of Sections 1, 6, 7 & 12.

P.O.B. Lot 5
Spike (set) bears N 52°00'27" W 1878.21' from a 5/8" rebar (found) at the common corner of Sections 1, 6, 7 & 12.

P.O.B. Lot 6
Spike (set) bears N 51°42'04" W 1772.23' from a 5/8" rebar (found) at the common corner of Sections 1, 6, 7 & 12.

P.O.B. Lot 7
Spike (set) bears N 51°25'11" W 1678.04' from a 5/8" rebar (found) at the common corner of Sections 1, 6, 7 & 12.

P.O.B. Lot 9
Spike (set) bears N 50°18'02" W 1105.56' from a 5/8" rebar (found) at the common corner of Sections 1, 6, 7 & 12.

P.O.B. Lot 17
5/8" Rebar (found) bears N 54°53'47" W 1898.03' from a 5/8" rebar (found) at the common corner of Sections 1, 6, 7 & 12.

1/4" Mag Hub (set) bears N 58°01'09" W 1840.31' from a 5/8" rebar (found) at the common corner of Sections 1, 6, 7 & 12.

P.O.B. 30.00' Easement for Ingress, Egress, Utility Placement and Maintenance
Dorothy Collins
D.B. 99 Pg. 515
O.R. Vol. 169 Pg. 853
21.18 Ac.
P.N. 09-00061.000