

Baseline Surveying, Inc.

Land Surveying and Construction Layout

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THENCE WITH THE WEST LINE OF THE SAID LEE PARCEL, SOUTH 03 DEGREES 25 MINUTES 28 SECONDS WEST 438.57 FEET TO AN EXISTING IRON PIN (3/4 INCH PIPE) ON THE NORTH LINE OF LOT 26 OF THE ABOVE SAID WERNER HEIGHTS;

THENCE WITH THE NORTH LINE OF THE SAID WERNER HEIGHTS, NORTH 87 DEGREES 02 MINUTES 22 SECONDS WEST 559.24 FEET TO THE **PLACE OF BEGINNING**.

CONTAINING 7.986 ACRES (TOTAL), BEING ALL OF PARCEL NUMBER 73-03-08-26-000 (2.916 ACRES), ALL OF PARCEL NUMBER 73-03-08-27-000 (4.739 AC.) AND ALL OF PARCEL NUMBER 73-03-08-31-000 (0.331 ACRES). SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF CHANDLERSVILLE ROAD (STATE ROUTE 146) AND ALL OTHER APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH BY 30 INCH LONG REBARS WITH PLASTIC IDENTIFICATION CAPS MARKED BASELINE 6923-8536.

BEARINGS ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM 1983(2011), OHIO SOUTH ZONE, GRID, FROM A GPS OBSERVATION.

I, JASON LEACHMAN, PS 8536, HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 16TH DAY OF APRIL, 2025, FROM A FIELD SURVEY COMPLETED BY ME ON THE 14TH DAY OF APRIL, 2025.

JASON LEACHMAN
PROFESSIONAL SURVEYOR 8536



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NOT RECORDABLE

DESCRIPTION

APPROVED

By: *Jason Leachman*