

**NOTES:**

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

ALL MONUMENTS SET OR FOUND ARE IN GOOD CONDITION UNLESS NOTED.

NO EVIDENCE OF OCCUPATION EXISTS ALONG PROPERTY LINES UNLESS NOTED.

THIS CONVEYANCE IS A TRANSFER BETWEEN ADJOINING LOTS 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 REGULATION IN THE PARCEL HERBY CONVEYED OR THE BALANCE OF THE PARCEL RETAINED BY THE GRANTOR HEREIN

BEVERLY J. DUNN ET. AL.  
O.R. 137 PG. 1835  
65.3 ACRES

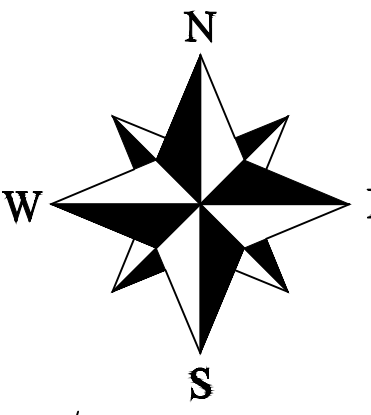
TRACT-3  
13.686 ACRES

TRACT-2  
5.001 ACRES

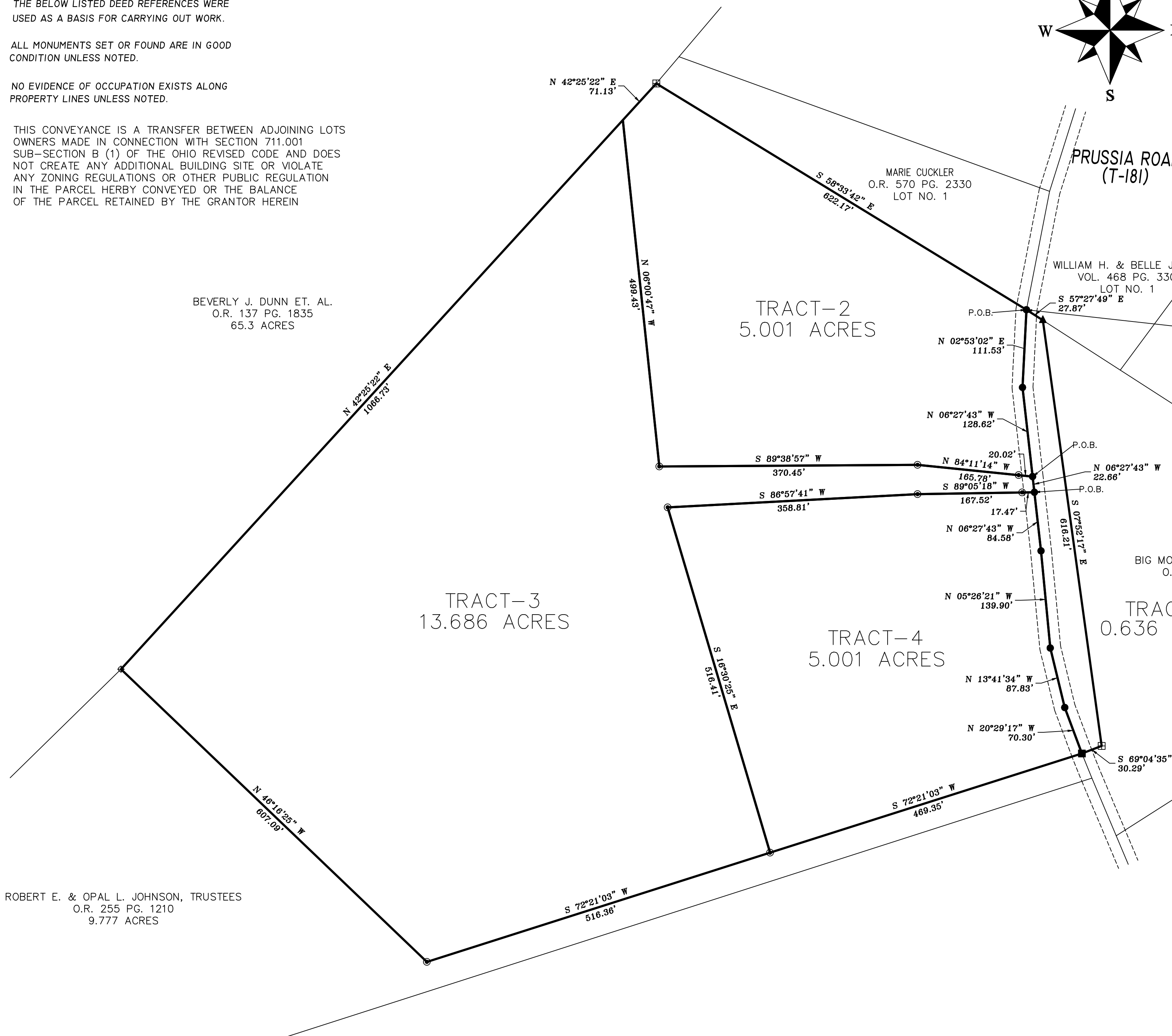
TRACT-4  
5.001 ACRES

TRACT-1  
0.636 ACRES

ROBERT E. & OPAL L. JOHNSON, TRUSTEES  
O.R. 255 PG. 1210  
9.777 ACRES



SCALE 1" = 100'  
BEARINGS ARE BASED UPON THE S 15°47'19" W LINE AND ARE TIED TO STATE PLANE COORDINATE SYSTEM OHIO SOUTH NAD 83.



**LEGEND**

- THESE STANDARD SYMBOLS MAY BE FOUND IN THE DRAWING.
- SPIKE SET (MAG NAIL TYPE)
  - SPIKE FOUND (MAG NAIL TYPE)
  - ⊙ 5/8" REBAR SET
  - ▲ 5/8" REBAR FOUND
  - ⊕ 1" IRON PIPE FOUND
  - ⊞ STONE FOUND
  - ◆ CONCRETE MONUMENT FOUND
  - × POINT IN CREEK

**SURVEY FOR**  
JESSE L. & SHANNON L. STEWART  
FRANKLIN TOWNSHIP, ROSS COUNTY  
SCALE 1"=100' STATE OF OHIO  
V.M.S. NO. 12634 & 12635  
ORIGINAL 24.317 ACRES  
(PARCEL 131502130.000)  
O.R. 564 PG. 4474

**TY R. PELL & ASSOCIATES**  
PROFESSIONAL SURVEYORS  
115 E. MAIN  
WEST UNION, OHIO 45693  
(937) 544-5262  
FAX (937) 544-2779

DATE	DRAWING NO.	FILE NAME
10/12/2024	A-24-322	STEWART

**SURVEY BY:** \_\_\_\_\_  
REGISTERED LAND SURVEYOR 7524