



# TY R. PELL & ASSOCIATES



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## PROFESSIONAL SURVEYOR

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Ty R. Pell, P.S.

115 E. Main Street  
West Union, Ohio 45693  
937-544-5262

James L. & Sandra M. King

0.218 Acres

Situated in the Village of Winchester, in the Township of Winchester, in the County of Adams, in the State of Ohio and also being a part of V.M.S. No. 1358 and also being a new survey of the remaining acreage of the original 120 Poles owned by James L. King and Sandra M. King as recorded in D.B. 272, P. 437 Adams County Deed Records and bounded and described as follows:

Beginning at a 5/8" iron pin set at the intersection of the south line of Graces Run Road and the east line of East Street; thence with the south line of Graces Run Road, S 66 deg 29 min 59 sec E 110.62 feet to a 5/8" iron pin found and a corner to Parcel II, Tract One of 2784 Sq. Feet of Amanda Lamb (O.R. 377, P. 434); thence with said Lamb's line, S 23 deg 29 min 59 sec W 47.00 feet to a 5/8" iron pin set and a corner to Parcel II, Tract Two of 0.052 acres of said Amanda Lamb (O.R. 377, P. 434); thence with said Lamb's line, S 21 deg 44 min 08 sec W 38.08 feet to a 1/4" iron pin found and in the line of Parcel Three of 0.16 acres of Matthew D. Johnson (O.R. 177, P. 494); thence with said Johnson's line, N 67 deg 13 min 19 sec W 111.39 feet to a 1" iron pipe found and in the east line of East Street; thence with the east line of East Street, N 23 deg 13 min 31 sec E 86.47 feet to the beginning, containing 0.218 Acres more or less and being subject to all legal right of ways, easements and restrictions of record. Bearings are based upon the S 66 deg 29 min 59 sec E line.

The above survey was performed under the supervision of Ty R. Pell, Registered Land Surveyor No. 7524 on October 11, 2016 and found in File No. A-16-268.

Filename: jameslking0218acR