

VOLUME _____ PLAT NO. _____
 CLINTON COUNTY ENGINEER'S
 RECORD OF LAND SURVEYS
 DATE NOVEMBER 25, 2025
 SCALE 1"=400'
 DEED REFERENCE
 OFFICIAL RECORD 817 PAGE 447
 TOWNSHIP JEFFERSON
 MILITARY SURVEY NUMBERS 1172 AND 2708

A
 ANGELA M. SMITH
 O.R. 898, PAGE 441
 2,998 Ac.
 P.N. 160011902000000
 S.R. 23, PLAT 279

B
 THE BOARD OF
 JEFFERSON TOWNSHIP
 OF TRUSTEES, CLINTON COUNTY, OHIO
 O.R. 453, PAGE 883
 10.032 Ac.
 P.N. 160011401000000
 S.R. 32, PLAT 267

DEED REFERENCE
DAVID T. TAYLOR
 O.R. 817, PAGE 447
 TRACT I
 80 Ac.
 P.N. 160011904000000
 TRACT II
 16.07 Ac.
 P.N. 160011803000000
 TRACT III
 16.07 Ac.
 P.N. 160011802000000
 TRACT IV
 44.70 Ac.
 P.N. 160011903000000
 TRACT V
 0.34 Ac.
 P.N. 160012002000000
 TRACT VI
 70 Ac.
 P.N. 160011903000000

REVISION
3/10/2026

BOUNDARY SURVEY FOR
DAVID THOMAS TAYLOR ESTATE
 JEFFERSON TOWNSHIP
 CLINTON COUNTY, OHIO
 V.M.S. Nos. 1172 AND 2708



MCCARTY ASSOCIATES, LLC.
 ARCHITECTS | ENGINEERS | SURVEYORS
 213 N. High St. Hillsboro, Oh 45133
 O: 937.393.9971 F: 937.393.2480
 MCCARTYASSOCIATES.COM

DATE	SCALE	PROJECT NO.
NOVEMBER 25, 2025	1"=400'	S25-318

BEARINGS ARE BASED UPON THE GRID AZIMUTH (AZ 290° 58' 53.7") BETWEEN NATIONAL GEODETIC SURVEY CORNS STATION "OHHI" AND MCCARTY ASSOCIATES LOCAL CONTROL MONUMENT "2001" DERIVED FROM GPS OBSERVATIONS TAKEN NOVEMBER 24, 2021, UTILIZING THE TRIMBLE ODOT CORNS VRS (VIRTUAL REFERENCE SYSTEM).
 TRIMBLE FILE: (21324 12-02-21)

P.O.B. (21.542 Ac. "TRACT 12") N 475,172.443' E 1,569,551.778'
 LOCAL CONTROL MONUMENT TO P.O.B. (21.542 Ac. "TRACT 12") N 11°31'39" E - 2,281.76'
 P.O.B. (204.549 Ac. "TRACT 11") N 475,876.767' E 1,568,759.468'
 LOCAL CONTROL MONUMENT TO P.O.B. (204.549 Ac. "TRACT 11") N 06°31'34" W - 2,959.23'

DAVID THOMAS TAYLOR,
 O.R. 16, PAGE 814
 O.R. 21, PAGE 269
 35,920 Ac.
 P.N. 160012003000000

D.B. 80, PAGE 40
 No. 4
 1.74 Ac.
 D.B. 77, PAGE 479
 No. 5
 1.10 Ac.

O.R. 16, PAGE 814
 O.R. 21, PAGE 269
 ORIG. 12.02 Ac.
 P.N. 160012003000000

SHAWNEE TRACE ROAD (40')
 (TOWNSHIP ROAD No. 263)

JOSEPH K. BAILEY AND TAMMY M. BAILEY
 DOC No. 2022-00001484
 TRACT THREE
 87,533 Ac.
 P.N. 160012001000000
 S.R. 38, PLAT 250

TRACT I
 80 Ac.
 P.N. 160011904000000
 (71.787 Ac.)

TERESA GUMM
 O.R. 830, PAGE 606
 TRACT 10
 33,565 Ac.
 P.N. 160011801000000
 S.R. 38, PLAT 247

ORIS W. POTTS
 O.R. 898, PAGE 4
 126.059 Ac.
 P.N. 160011805000000
 S.R. 28, PLAT 152

"TRACT 11"
204.549 Ac.
 (0.771 Ac. IN SHAWNEE TRACE RD)
 (17.164 Ac. IN V.M.S. No. 1172)
 (187.385 Ac. IN V.M.S. No. 2708)

"TRACT 12"
21.542 Ac.
 (0.355 Ac. IN U.S. RT 68)

TRACT II
 16.07 Ac.
 P.N. 160011803000000
 (16.416 Ac.)

TRACT III
 16.07 Ac.
 P.N. 160011802000000
 (16.419 Ac.)

JERI STRIDER
 DOC No. 2023-00004741
 67,828 Ac.
 P.N. 160011601000000
 S.R. 45, PLAT 28

TRACT VI
 ORIG. 70 Ac.
 P.N. 160011903000000
 (64.219 Ac.)

TRACT V
 0.34 Ac.
 P.N. 160012002000000
 (0.341 Ac.)

TRACT IV
 44.70 Ac.
 P.N. 160011903000000
 (35.708 Ac.)

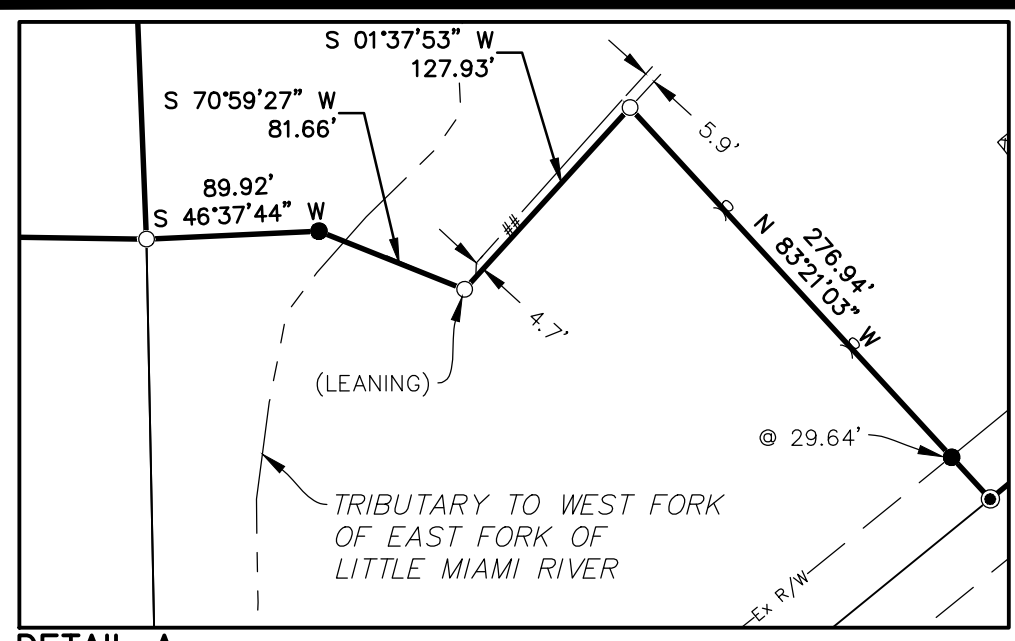
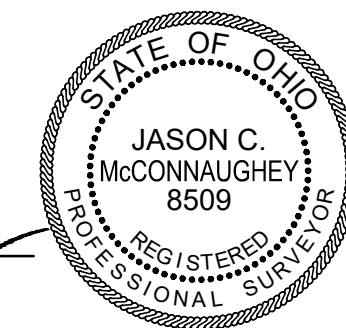
PAUL SHEARER
 DOC No. 2021-00001143
 2.084 Ac.
 P.N. 160011308000000

JOSHUA KRATZER,
 TRUSTEE
 DOC No. 2025-00002327
 ORIG. 99.9 Ac.
 P.N. 160011307000000

LINDA G. RICE
 DOC No. 2024-00001896
 36.867 Ac.
 P.N. 160011403000000
 S.R. 44, PLAT 52

I HEREBY CERTIFY THIS TO BE A PLAT OF A SURVEY MADE UNDER MY DIRECTION IN OCTOBER, 2025.

Jason C. McConnaughey
 JASON C. McCONNAUGHEY, P.S. 8509



DETAIL A
 SCALE: 1"=100'

LEGEND

- 5/8" IRON PIN (SET) WITH PLASTIC CAP STAMPED "McCARTY ASSOCIATES"
- 5/8" IRON PIN (FOUND) UNLESS NOTED OTHERWISE
- ⊙ MAG NAIL (SET)
- ⊙ MAG NAIL (FOUND)
- ⊥ TOWNSHIP SIGN
- ⚡ SPIKE (FOUND) UNDER PAVEMENT
- ▲ McCARTY ASSOCIATES LOCAL GEODETIC SURVEY MONUMENT "2001", 5/8" IRON PIN (SET) WITH PLASTIC CAP STAMPED "McCARTY TRAVERSE"
- ## WOVEN WIRE FENCE GENERALLY ON OR NEAR LINE UNLESS SHOWN OTHERWISE
- PRIVACY FENCE GENERALLY ON OR NEAR LINE UNLESS SHOWN OTHERWISE

NOTES
 THE ABOVE LISTED DEED REFERENCES WERE USED AS A BASIS FOR CARRYING OUT THE WORK.
 NO EVIDENCE OF OCCUPATION EXISTS ALONG PROPERTY LINES INDICATED BY SOLID LINES.
 ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE INDICATED.



L:\2025\25-318 David Thomas Taylor Estate\AutoCAD\DWG_Survey\25318 Tracts 11 & 12.dwg, Tracts 11 & 12, 3/10/2026 10:46:33 AM, ryan, DWG To PDF.pc3

25318 Survey Plot