

02-20-03-04-717

Situated in the Southeast Quarter of Fractional Section 3 in the 1st Quarter of Township 3 North, Range 6 West of the United States Military Lands, in Adams Township, Muskingum County, Ohio and being all of the property conveyed to E. Scott Hammond by a deed recorded in Official Records Book 2534, page 650, (Aud. Par. #02-20-03-04-717, all) and being further bounded and described as follows:

Beginning for a point of reference at a $\frac{3}{4}$ inch pipe found at the Northwest corner of the Northeast Quarter of the South half of Fractional Section 3;

thence South $84^{\circ} 22' 36''$ East, along the north line of the south half of said Fractional Section 3 and also along a line of a tract conveyed to Muskingum Watershed Conservancy District by a deed recorded in Deed Book 650, page 233 and passing a $\frac{5}{8}$ inch rebar found at a distance of 133.56 feet and passing a $\frac{1}{2}$ inch pipe found at a distance of 233.55 feet and passing a $\frac{3}{4}$ inch pipe found at a distance of 333.57 feet and passing a $\frac{1}{2}$ inch pipe found at a distance of 433.56 feet, a total distance of 483.56 feet to an axle found;

thence South $06^{\circ} 05' 00''$ West, continuing along a line of said Muskingum Watershed Conservancy District tract and a $\frac{1}{2}$ inch pipe found at distances of 150.00 feet, 165.00 feet, 280.00 feet and 380 feet, a total distance of 395.00 feet to an $\frac{1}{2}$ inch pipe found, **said point being the true place of beginning of this tract.**

thence South $06^{\circ} 05' 00''$ West, along said Muskingum Watershed Conservancy District tract, a distance of 124.48 feet to an iron pin set;

thence North $72^{\circ} 08' 00''$ West, along the North line of a tract conveyed to Jerry Pickering and Rebecca A. Pickering by a deed recorded in Official Record Book 1032, page 341, a distance of 61.28 feet to an iron pin set;

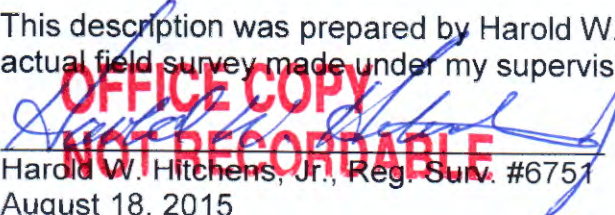
thence North $06^{\circ} 05' 00''$ East, along the east line of a tract conveyed to Franklin Mills, Sr. by a deed recorded in Official Record Book 1794, page 750, a distance of 113.13 feet to an iron pin set;

thence South $82^{\circ} 48' 28''$ East, along the south line of a 15 foot private road, a distance of 60.00 feet to the place of beginning.

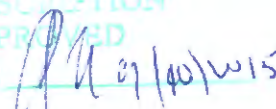
Containing 0.1636 acres, subject to any valid and existing easements, restrictions, leases or other conditions of record.

The bearings used in this description are based on the bearings in the deed to Rebecca A. Pickering as recorded in Official Record Book 2511, page 671. Pertinent documents used to prepare this legal description are all deeds and plat mentioned; tax map; a survey plat prepared by John R. Marshall, Reg. Surv. #5307, dated November 14, 1975; a survey plat prepared by James V. Gute, Reg. Surv. #5935, for Gary and Elizabeth Disbennett dated September 1992; a survey plat prepared by Earl R. Donaker, Reg. Surv. # 7142, for William And Joan Estvanko dated September 1996; and a survey plat prepared by Alan Donaker, Reg. Surv. #8050, for William and Dorothy Nelson dated August 24, 2014. All iron pins described as set are $\frac{5}{8}$ inch diameter, 30 inches long, solid, reinforcing bars with plastic identification caps. All mention of Deed Books and Official Record Books refer to records on file in the Muskingum County Recorder's Office.

This description was prepared by Harold W. Hitchens, Jr., Reg. Surv. #6751, from an actual field survey made under my supervision during August 2015.

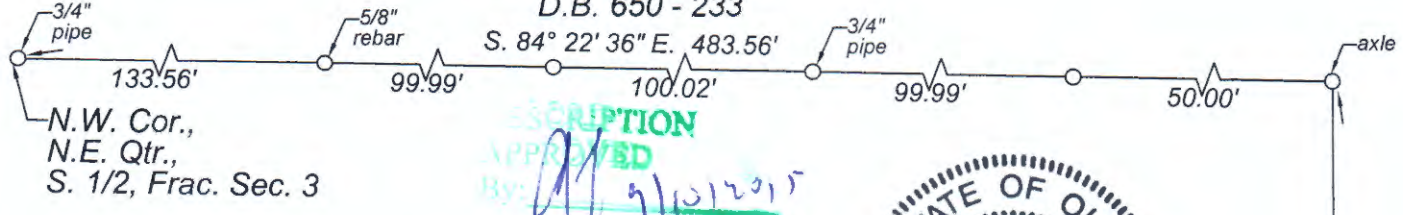

Harold W. Hitchens, Jr., Reg. Surv. #6751
August 18, 2015

job #4889-08-15

DESCRIPTION
APPROVED
By:  09/10/2015



Muskingum Watershed
Conservancy District
D.B. 650 - 233



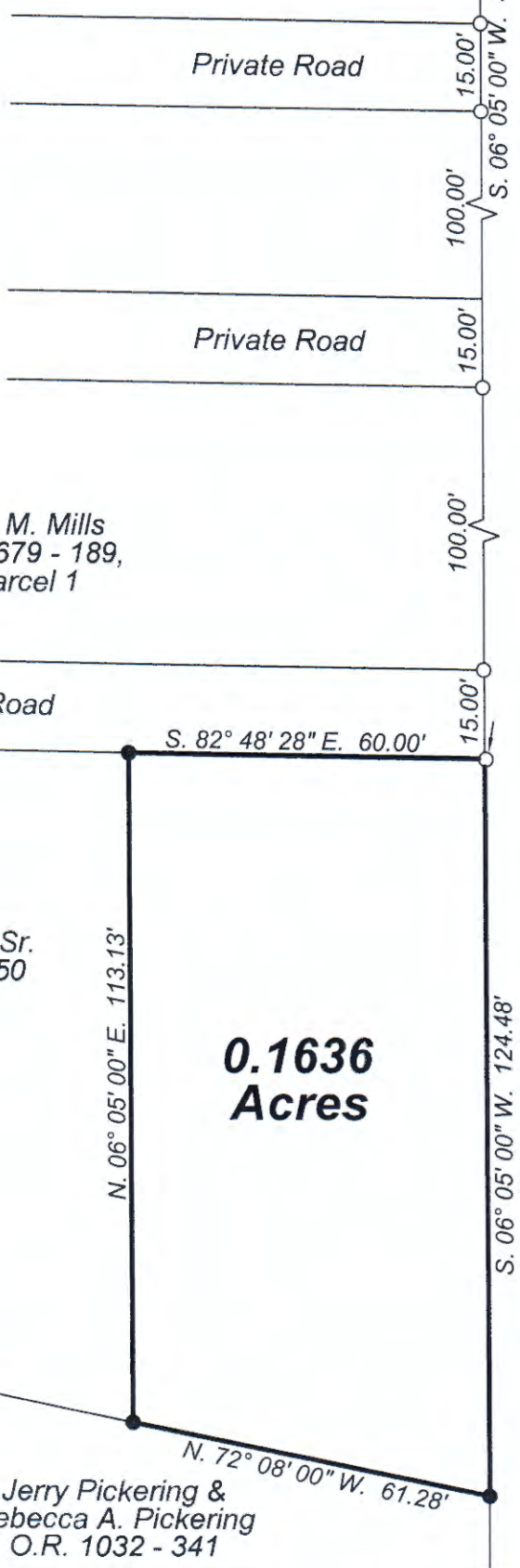
DESCRIPTION
APPROVED
By: *[Signature]* 9/10/2015



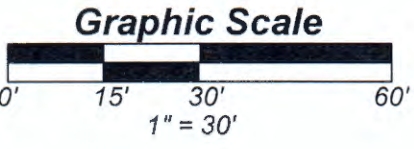
Boundary Survey for E. Scott Hammond

Situated in the S.E. Qtr. of Fractional Sec. 3
in the 1st Qtr. of T 3, R 6W, U.S.M.L.
Adams Township, Muskingum County, Ohio.

Being all of the property conveyed to E. Scott Hammond
by a deed recorded in O.R. 2534, pg. 650
(Aud. Par. #02-20-03-04-717, all)



Muskingum Watershed
Conservancy District
D.B. 650 - 233



Legend

- - Iron Pin Found, 1/2" pipe (unless shown otherwise)
- - Iron Pin Set, 5/8" x 30" rebar (with plastic identification cap)

Bearing Reference

The bearings shown on this plat are based on the bearings in the deed to Rebecca A. Pickering as recorded in O.R. 2511-671.

Pertinent Documents

Pertinent documents used for this survey are all deeds and plat as shown; tax map; a survey plat prepared by John R. Marshall, Reg. Surv. #5307 dated November 14, 1975; a survey plat prepared by James V. Gute, Reg. Surv. #5935 for Gary & Elizabeth Disbennett dated September 1992; a survey plat prepared by Earl R. Donaker, Reg. Surv. #7142 for William & Joan Estvanko dated September 1996; and a survey plat prepared by Alan Donaker, Reg. Surv. #8050 for William & Dorothy Nelson dated August 24, 2014.

Certification

I hereby certify this plat to be true and accurate based on an actual field survey made under my supervision during August of 2015.

0.1636 Acres

Jerry Pickering &
Rebecca A. Pickering
O.R. 1032 - 341

OFFICE COPY
[Signature]
Harold W. Hitchens, Jr., Reg. Surv. #6751
August 18, 2015.

HITCHENS & ASSOCIATES
Civil Engineers & Surveyors

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