

ALAN DONAKER SURVEYING

Alan Donaker, P.S.

19849 TR 383

Walhonding, OH 43843

Fax: (740) 327-1083

Phone: (740) 327-7001

T-2

Being 155.304 acres more or less, in Section 12, First and Fourth Quarters, Township 3 North, Range 6 West, United States Military Lands, in the Township of Adams, in the County of Muskingum, in the State of Ohio, conveyed to Gerald E. and Iris K. Wagner, DR 524-690, (part, First Parcel, all Second Parcel), Parcel No. 02-50-12-03-000 (part, 5.098 acres), Parcel No. 02-50-12-08-000 (part, 70.395 acres) and Parcel No. 02-50-12-09-000 (all, 79.811 acres) and more particularly described as follows:

Commencing at a stone found at the Southeast corner of the Southeast Quarter of Section 12, said stone being the TRUE POINT OF BEGINNING;

thence, with the North line of Section 19, and the property line of Robert N. and Pearl M. Keefner, Trustees, DR 2595-793, the following 2 courses:

1. thence, N. $87^{\circ} 54' 55''$ W. a distance of 733.46' to a point in the centerline of Lane Road;
2. thence, N. $87^{\circ} 54' 55''$ W. a distance of 588.98' to a stone found;

thence, with the North line of Section 19, and the property line of Paula Myers, et. al., DR 2391-777, the following 2 courses:

1. thence, N. $87^{\circ} 45' 49''$ W. a distance of 854.42' to a $\frac{5}{8}$ " rebar set;
2. thence, N. $87^{\circ} 45' 49''$ W. a distance of 461.71' to a $\frac{5}{8}$ " rebar found;

thence, with the North/South $\frac{1}{2}$ Section line of Section 12 and the property line of Robert B. Vernon, DR 1043-303, the following 3 courses:

1. thence, N. $01^{\circ} 56' 40''$ E. a distance of 1201.87' to a $\frac{5}{8}$ " rebar found;
2. thence, N. $01^{\circ} 56' 40''$ E. a distance of 491.72' to a $\frac{5}{8}$ " rebar found;
3. thence, N. $01^{\circ} 56' 40''$ E. a distance of 99.60' to a point in the centerline of Edgemoor Road;

thence, with the centerline of Edgemoor Road, the following 5 courses:

1. thence, N. $63^{\circ} 31' 09''$ E. a distance of 70.04' to a point;
2. thence, N. $58^{\circ} 10' 03''$ E. a distance of 99.23' to a point;
3. thence, N. $52^{\circ} 48' 19''$ E. a distance of 250.64' to a point;
4. thence, with a curve to the right, the curve data for which is: $D = 17^{\circ} 18' 30''$, $R = 530.68'$, $L = 160.31'$, Ch. B. N. $61^{\circ} 27' 34''$ E., Ch. L. 159.70' to a point;
5. thence, N. $70^{\circ} 06' 49''$ E. a distance of 260.88' to a PK nail set at the intersection of Ferncliff Road and Edgemoor Road;

thence, with the centerline of Ferncliff Road, the following 6 courses:

1. thence, N. $02^{\circ} 38' 09''$ W. a distance of 202.64' to a point;
2. thence, N. $01^{\circ} 09' 24''$ W. a distance of 191.72' to a point;
3. thence, with a curve to the left, the curve data for which is: $D = 22^{\circ} 03' 55''$, $R = 546.28'$, $L = 210.38'$, Ch. B. N. $12^{\circ} 11' 21''$ W., Ch. L. 209.08' to a point;
4. thence, N. $23^{\circ} 13' 19''$ W. a distance of 93.62' to a point;
5. thence, N. $17^{\circ} 52' 34''$ W. a distance of 50.07' to a point;
6. thence, N. $13^{\circ} 54' 52''$ W. a distance of 25.68' to a point;



thence, with the property line of Ohio Franklin Realty LLC, DR 2568-616, the following 2 courses:

1. thence, S. 88° 30' 01" E. a distance of 26.73' to a 5/8" rebar set;
2. thence, S. 88° 30' 01" E. a distance of 714.06' to a 1.25" square bar found;

thence, with the property line of William E. and Patty S. Adams, DR 558-649, the following 3 courses:

1. thence, S. 00° 24' 24" W. a distance of 326.21' to a stone found;
2. thence, S. 87° 21' 03" E. a distance of 762.79' to a point in the centerline of Edgemoor Road;
3. thence, S. 87° 21' 03" E. a distance of 538.08' to a 5/8" rebar set;

thence, with the property line of William E. and Patty S. Adams, DR 703-41, S. 01° 41' 51" W. a distance of 2644.29' to the TRUE POINT OF BEGINNING, containing 155.304 acres, more or less, including public road right-of-way and is subject to all easements, rights-of-way, or restrictions, whether recorded or implied.

Bearings are based on DR 1043-303 and are for angular calculations only.

All 5/8" rebars set are 30" long with plastic cap marked "AMD 8050".

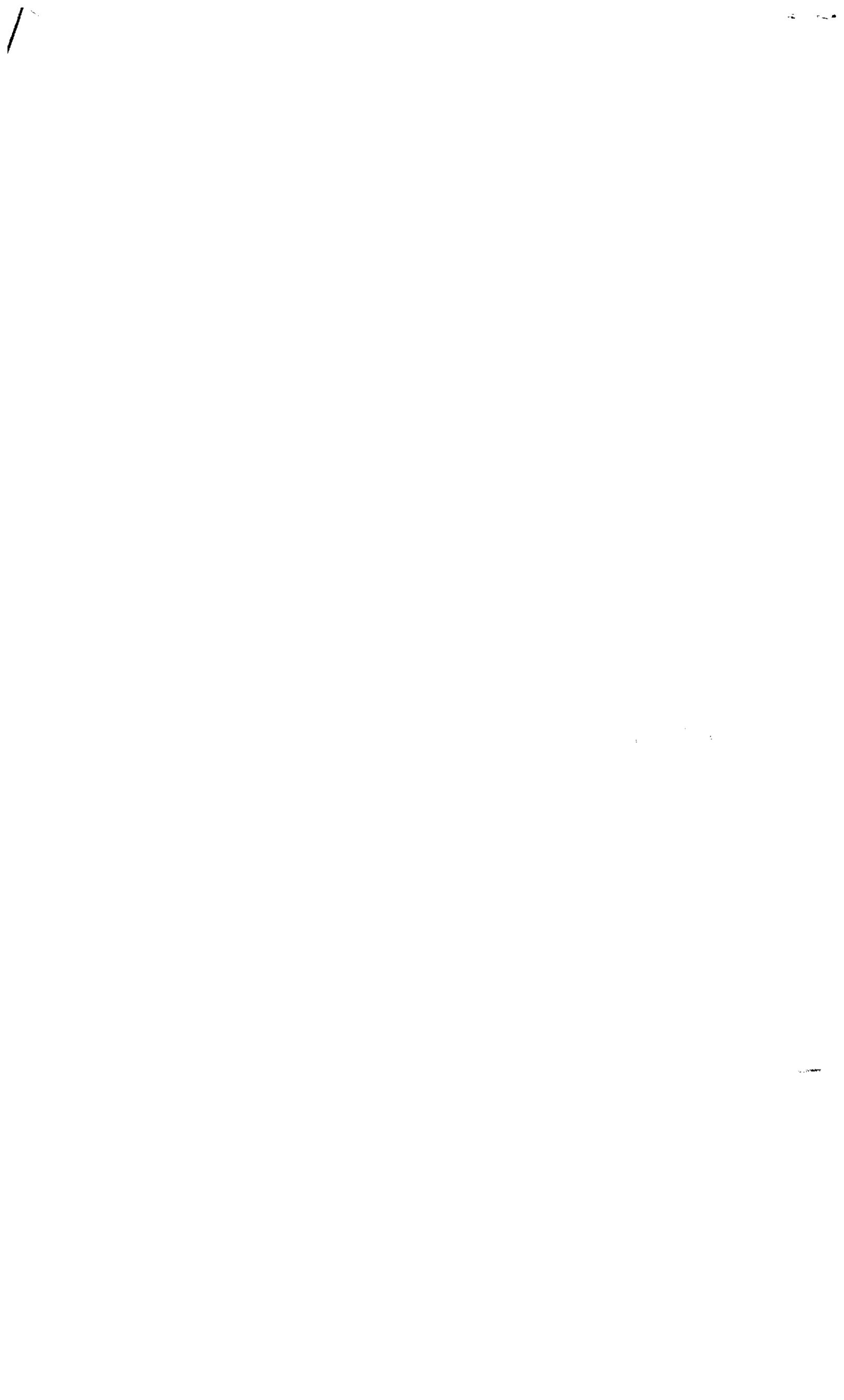
Pertinent Documents: Tax Map and all Deeds shown

Surveys by: Richard Max Graves

Description and plat by Alan Donaker, Professional Surveyor, #8050, from a survey of the premises on July 15, in the year of our Lord Two Thousand Fifteen.

Alan Donaker
**OFFICE COPY
NOT RECORDABLE**





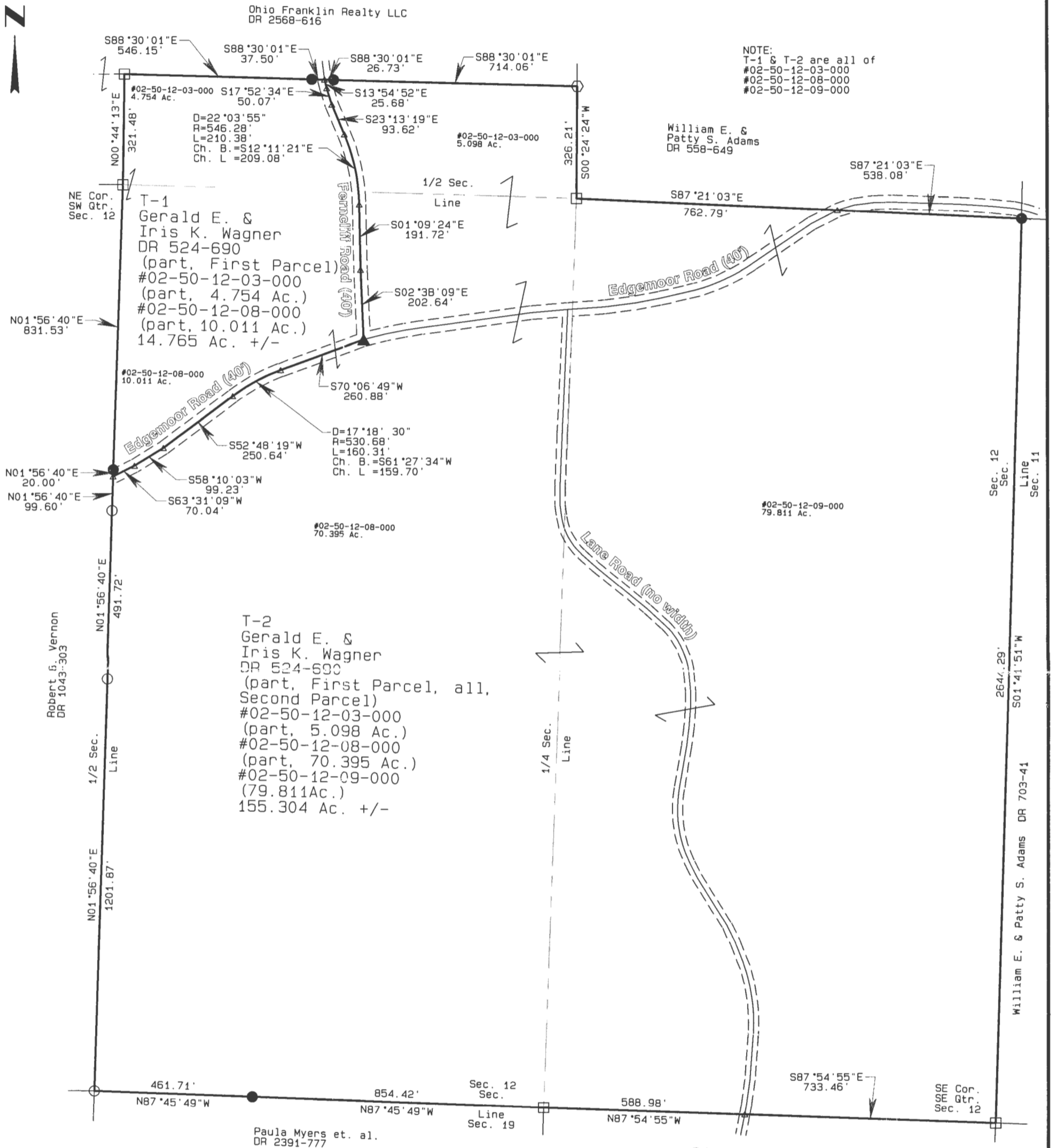
This property is subject to all easements, rights-of-way or restrictions, whether recorded or implied.

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 Walhonding, OH 43843
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Pertinent Documents: Tax Map
 All Deeds and plats shown

Bearings are based on
 DR 1043-303 and are for
 angular calculations only

Surveys By: Richard Max
 Graves



NOTE:
 T-1 & T-2 are all of
 #02-50-12-03-000
 #02-50-12-08-000
 #02-50-12-09-000

Robert G. Vernon
 DR 1043-303

T-2
 Gerald E. &
 Iris K. Wagner
 DR 524-690
 (part, First Parcel, all,
 Second Parcel)
 #02-50-12-03-000
 (part, 5.098 Ac.)
 #02-50-12-08-000
 (part, 70.395 Ac.)
 #02-50-12-09-000
 (79.811Ac.)
 155.304 Ac. +/-

Paula Myers et. al.
 DR 2391-777

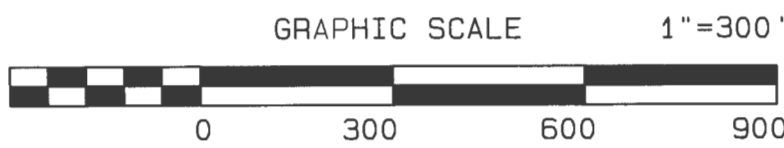
Robert N. & Pearl
 M. Keefner, Trustees
 DR 2595-793



- All 5/8" rebar set are 30" long with plastic cap marked "AMD" 8050
- 5/8" rebar found
- ◇ 1.25" square bar found
- Stone found
- ▲ PK nail set
- △ Point

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I, Alan Donaker, P.S. 8050, hereby certify this plat to represent a boundary survey pursuant to Chapter 4733.37 Ohio Administrative Code and to be correct to the best of my knowledge and belief.



Gerald W. & Iris K. Wagner
 DR 524-690
 14.765 Ac. +/- &
 155.304 Ac. +/-
 First & Fourth Qtrs. T3N, R6W
 United States Military Lands
 Adams Township
 Muskingum County, Ohio
 Date: July 15, 2015