

W. J. Biedenbach & Associates

SURVEYING & MAPPING
3120 LISA LANE
ZANESVILLE, OHIO 43701
(614) 453-4850

06-80-28-23

ADDRESS N/A

Being the tract conveyed to Howard and Mary Simmons in Deed Book Volume 635 page 88 of the Muskingum County Deed Records, situated in the North Half of Section 28 and the South Half of Section 21, Township 12, Range 12, of the Congress Lands East of the Scioto River, Blue Rock Township, Muskingum County, Ohio and being further described as follows:

Commencing at the North West Corner of the East Half of the North West Quarter of Section 28; thence East 874.35 feet along the North line of Section 28 to a point, said point being the place of beginning of the tract herein intended to be conveyed; thence North 42 degrees 19 minutes 58 seconds East 412.04 feet to a point marked by an existing iron pin (3/4 inch i.d. pipe); thence South 80 degrees 57 minutes 26 seconds East 168.48 feet to a point marked by an iron pin set (5/8 inch rebar); thence South 05 degrees 05 minutes 39 seconds West 279.79 feet to a point marked by an iron pin set (5/8 inch rebar), on the North line of Section 28; thence South 41 degrees 14 minutes 13 seconds West 29.58 feet to a point marked by an existing iron pin (3/4 inch i.d. pipe); thence South 04 degrees 41 minutes 41 seconds East 367.89 feet to a point marked by an existing iron pin (3/4 inch i.d. pipe); thence North 61 degrees 43 minutes 37 seconds West 276.79 feet to a point marked by an existing iron pin (3/4 inch i.d. pipe); thence South 52 degrees 39 minutes 02 seconds West 236.60 feet to a point on the northerly line of a 120.00 acre tract conveyed in Deed Book Volume 611 page 110 of the Muskingum County Deed Records, said point also being the center of State Route 376, passing a point marked by an iron pin set (5/8 inch rebar) at 210.95 feet; thence North 50 degrees 46 minutes 32 seconds West 41.22 feet along the said north line of the 120.00 acre tract to a point in the center of State Route 376; thence North 40 degrees 42 minutes 59 seconds West 109.40 feet along the said north line of the 120.00 acre tract to a point in the center of State Route 376; thence North 31 degrees 59 minutes 37 seconds West 123.86 feet along the said north line of the 120.00 acre tract to a point in the center of State Route 376; thence North 42 degrees 19 minutes 58 seconds East 254.14 feet to the place of beginning, passing a point marked by an iron pin set (5/8 inch rebar) at 20.26 feet.

Containing 5.931 more or less acres, subject to all legal road right-of-ways of State Route 376, 2.009 acres in Section 21, and 3.922 acres in Section 28.

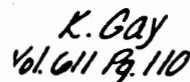
Bearings are based on an assumed bearing of East assigned to the north line of Section 28.

I hereby certify the above description to be correct as prepared by me this 13th day of March 1985.

W. J. BIEDENBACH
REG. SURVEYOR #5718


2047-11-84
H. Simmons





References:
Previous survey of tract (notes)
Deed - Vol. 635 Pg. 88
Deed - Vol. 706 Pg. 229
Deed - Vol. 444 Pg. 136
Must. Co. Tax Map

Scale: 1"=100'

A horizontal graphic scale bar with alternating black and white segments. It is marked with the numbers 0, 50, 100, 150, and 200, representing feet.

me, this 13th day of March

W. J. KUNDENBACH

**OFFICE COPY
NOT RECORDABLE**

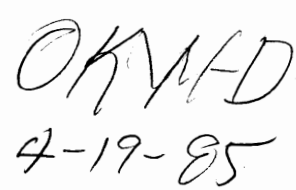
W. J. KUNDENBACH
SURVEYOR 5718



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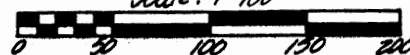
Date: 2-27-85

Checked by: *AD*



Previous survey of tract (notes)
Deed - Vol. 635 Pg. 88
Deed - Vol. 706 Pg. 229
Deed - Vol. 444 Pg. 136
Must. Co. Tax Map

Scale: 1"=100'



I hereby certify the above plat and survey to be correct as prepared by me, this 13th day of March 1985.

lat and
are by
985.



A circular seal for a surveyor. The outer ring contains the text "STATE OF OHIO" at the top and "REGISTERED SURVEYOR" at the bottom, separated by two stars. The center of the seal contains the name "W. J. BIEDENBACH" and the number "5718".

W. J. BIEDENBACH & ASSOC.
Surveying & Mapping
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Drawn by: <i>MD</i>	Date: <i>2-27-85</i>
Scale: <i>1"=100'</i>	Checked by: <i>MD</i>
Job No: <i>2047-11-84</i>	<i>H. Simmons</i>