

# Biedenbach Engineering

3975 East Pike  
Zanesville, OH 43701

Surveying and Mapping

Telephone (740) 453-4850  
Fax (740) 450-1000

THENCE LEAVING THE SAID EAST LINE, SOUTH 55 DEGREES 18 MINUTES 24 SECONDS EAST 39.96 FEET TO AN IRON PIN SET ON THE WEST LINE OF TWIN POND DRIVE;

THENCE WITH THE SAID WEST LINE OF TWIN POND DRIVE THE NEXT FOUR COURSES AND DISTANCES:

- 1) WITH A CURVE TO THE LEFT HAVING A RADIUS OF 145.75 FEET (CHORD BEARING SOUTH 08 DEGREES 32 MINUTES 40 SECONDS WEST 53.83 FEET ) AN ARC DISTANCE OF 54.14 FEET TO AN IRON PIN SET;
- 2) SOUTH 02 DEGREES 05 MINUTES 47 SECONDS EAST 112.12 FEET TO AN IRON PIN SET;
- 3) WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 254.21 FEET (CHORD BEARING SOUTH 16 DEGREES 19 MINUTES 36 SECONDS WEST 121.55 FEET ) AN ARC DISTANCE OF 122.74 FEET TO AN IRON PIN SET;
- 4) SOUTH 35 DEGREES 03 MINUTES 26 SECONDS WEST 119.18 FEET TO AN IRON PIN SET;

THENCE LEAVING THE SAID ROAD, NORTH 52 DEGREES 48 MINUTES 23 SECONDS WEST 321.71 FEET TO THE PLACE OF BEGINNING.

CONTAINING 1.958 MORE OR LESS ACRES, SUBJECT TO ALL APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS5718-PS6923).

THE BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 131.08 ACRES CONVEYED TO EDEN GROUP LTD. (DEED VOLUME 1125, PAGE 222).

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME THIS 29<sup>TH</sup> DAY OF NOVEMBER 2000.

MICHAEL J. NICHOLS  
REGISTERED SURVEYOR 6923

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER  
BY [Signature]  
12-29-2000

ADDRESS N/A  
17-12-02-40

# SURVEY FOR EDEN GROUP, LTD

AUDITORS PARCEL NUMBER  
17-17-12-02-40-000 (PART)

BEING A PART OF LOT 5 OF A SURVEY BY JOHN ROBERTS (DEED BOOK 2, PAGE 66) QUARTER TOWNSHIP 2, TOWNSHIP 1, RANGE 8, OF THE UNITED STATES MILITARY LANDS, FALLS TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING A PART OF A TRACT CONVEYED TO EDEN GROUP, LTD BY DEED RECORDED IN VOLUME 1125, PAGE 222 OF THE MUSKINGUM COUNTY DEED RECORDS.

THE BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 131.08 ACRES CONVEYED TO EDEN GROUP LTD. (DEED VOLUME 1125, PAGE 222)

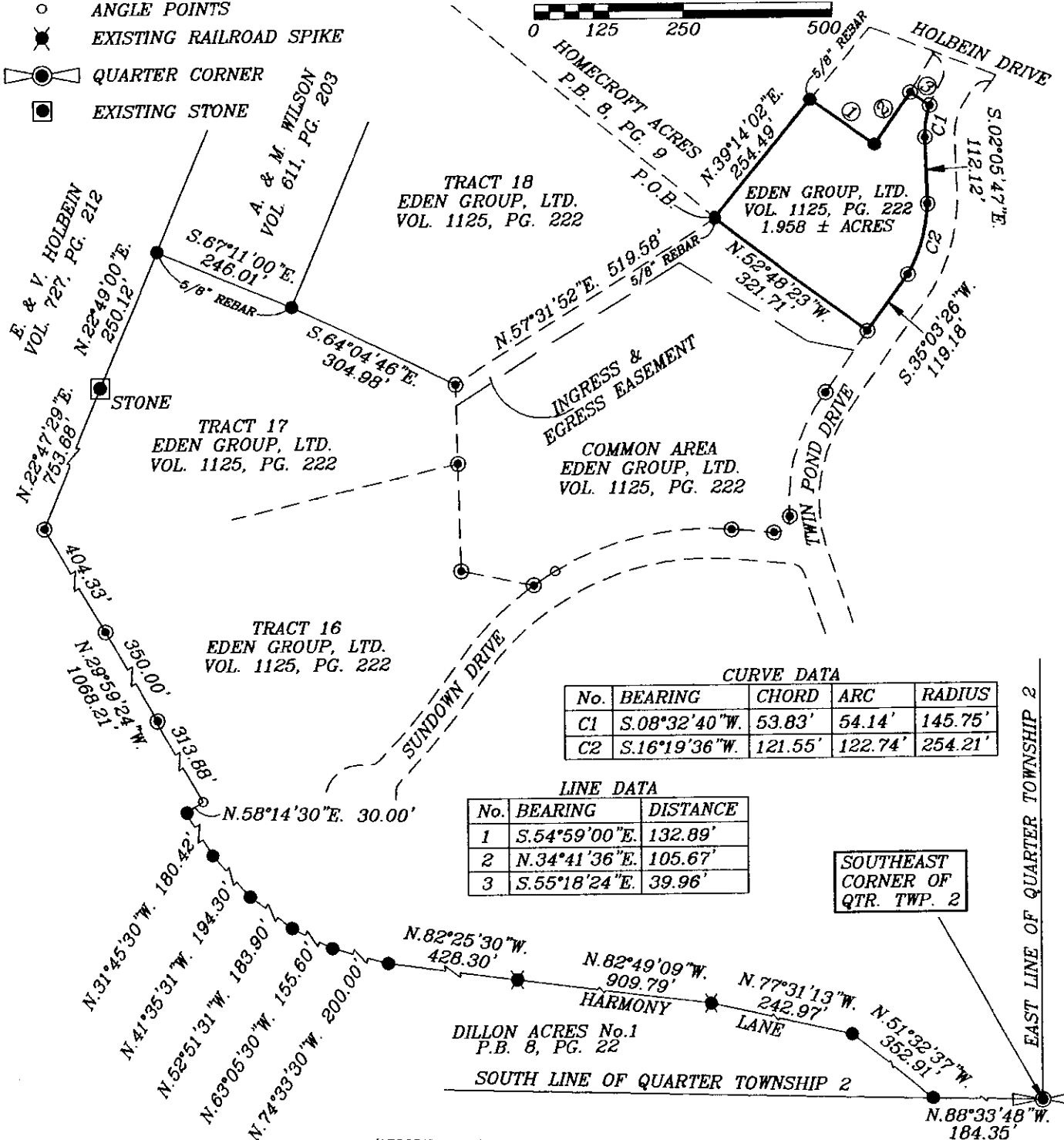
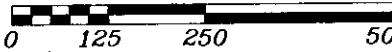
## LEGEND

- EXISTING IRON PIN
- ⊙ IRON PIN SET  
(5/8" REBAR W/CAP)
- ANGLE POINTS
- ✱ EXISTING RAILROAD SPIKE
- ⊞ QUARTER CORNER
- EXISTING STONE

## RESEARCH:

PREVIOUS SURVEY OF 131.08 AC.  
BY R.M. GRAVES DATED 7/15/1992  
PREVIOUS SURVEY OF 0.50 AC.  
BY J.D. NEWCOME DATED 3/19/97  
PREVIOUS SURVEY PLAT OF TRACTS  
BY DPH SURVEYING DATED 8/1990 AND 11/91  
EXISTING AERIAL MAPPING  
MUSKINGUM COUNTY TAX MAPS

SCALE 1"=250'



## CURVE DATA

No.	BEARING	CHORD	ARC	RADIUS
C1	S.08°32'40\"W.	53.83'	54.14'	145.75'
C2	S.16°19'36\"W.	121.55'	122.74'	254.21'

## LINE DATA

No.	BEARING	DISTANCE
1	S.54°59'00\"E.	132.89'
2	N.34°41'36\"E.	105.67'
3	S.55°18'24\"E.	39.96'

SOUTHEAST  
CORNER OF  
QTR. TWP. 2

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER  
BY [Signature]  
11-29-2000

I HEREBY CERTIFY TO THE BEST OF MY  
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND  
SURVEY TO BE CORRECT AS PREPARED BY ME,  
THIS 29th DAY OF NOVEMBER, 2000.

MICHAEL D. NICHOLS  
REGISTERED SURVEYOR #6923

BIEDENBACH ENGINEERING  
ZANESVILLE, OHIO  
(740) 453-4850

DRAWN BY: AJS	DATE: 11-29-00
SCALE: 1"=250'	CHECKED BY: MDN
JOB NO: 4321	DRAWING NO: D:\4321\4321_OUT