

17-02-03-07  
ADDRESS N/A

# Biedenbach Engineering, Inc.

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## ROGER SNIDER AUDITORS PARCEL NUMBER 16-17-02-03-07-000 (PART)

BEING A PART OF LOT 7 OF DEERWOODS SUBDIVISION AS RECORDED IN PLAT FILE 01, PAGE 123-123B, SITUATED IN THE 2nd QUARTER OF TOWNSHIP 1, RANGE 8, OF THE UNITED STATES MILITARY LANDS, FALLS TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 6 OF DEERWOODS SUBDIVISION (PLAT FILE 01, PAGE 123-123B)

THENCE WITH THE NORTH LINE OF LOT 6, NORTH 81 DEGREES 07 MINUTES 30 SECONDS WEST 599.80 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR) ON THE EAST LINE OF DOCKRAY DRIVE (PLAT FILE 01, PAGE 123-123B);

THENCE WITH THE EAST LINE OF DOCKRAY DRIVE, NORTH 08 DEGREES 52 MINUTES 30 SECONDS EAST 244.49 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR), SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE WITH THE EAST LINE OF DOCKRAY DRIVE THE FOLLOWING FIVE COURSES AND DISTANCES;

- 1) WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 350.00 FEET (CHORD BEARING NORTH 22 DEGREES 22 MINUTES 30 SECONDS EAST 163.41 FEET) AN ARC LENGTH OF 164.93 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);
- 2) NORTH 35 DEGREES 52 MINUTES 30 SECONDS EAST 191.71 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);
- 3) WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 75.00 FEET (CHORD BEARING SOUTH 88 DEGREES 07 MINUTES 30 SECONDS EAST 124.36 FEET) AN ARC LENGTH OF 146.61 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);
- 4) SOUTH 32 DEGREES 07 MINUTES 30 SECONDS EAST 78.44 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);
- 5) WITH A CURVE TO THE LEFT HAVING A RADIUS OF 50.00 FEET (CHORD BEARING SOUTH 02 DEGREES 07 MINUTES 29 SECONDS EAST 50.00 FEET) AN ARC LENGTH OF 52.36 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);

THENCE LEAVING DOCKRAY DRIVE AND WITH THE WEST LINE OF LOT 8 OF DEERWOODS SUBDIVISION, SOUTH 57 DEGREES 52 MINUTES 30 SECONDS WEST 100.00 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);

THENCE CONTINUING WITH THE WEST LINE OF LOT 8, SOUTH 39 DEGREES 33 MINUTES 46 SECONDS EAST 476.17 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);

THENCE LEAVING THE WEST LINE OF LOT 8 AND TRAVERSING THROUGH LOT 7, NORTH 60 DEGREES 59 MINUTES 25 SECONDS WEST 427.53 FEET TO AN IRON PIN SET, PASSING AN IRON PIN SET AT 227.96 FEET;

THENCE CONTINUING THROUGH LOT 7, NORTH 81 DEGREES 48 MINUTES 19 SECONDS WEST 189.04 FEET TO THE PLACE OF BEGINNING.

CONTAINING 2.435 MORE OR LESS ACRES AND BEING SUBJECT TO THE 5 FOOT UTILITY EASEMENT AS SHOWN ON THE PLAT OF DEERWOODS AND ALL OTHER APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS7923-PS6923).

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 96.365 ± ACRES AS PERFORMED BY W. J. BIEDENBACH, REGISTERED SURVEYOR #5718 AND DATED OCTOBER 27, 1982.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 21<sup>ST</sup> DAY OF MARCH 2001.

MICHAEL J. NICHOLS  
REGISTERED SURVEYOR 6923

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER  
BY *[Signature]*  
5-10-2002

AUDITORS PARCEL NUMBER  
16-17-02-03-07-000 (PART)

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 96.365 ± ACRES AS PERFORMED BY W. J. BIEDENBACH, REGISTERED SURVEYOR #5718 AND DATED OCTOBER 27, 1982. RESEARCH

VOL. 853, PG. 346  
VOL. 491, PG. 265  
VOL. 435, PG. 178  
VOL. 620, PG. 111  
VOL. 990, PG. 377  
VOL. 1041, PG. 230  
VOL. 1029, PG. 315  
VOL. 1011, PG. 338  
VOL. 1043, PG. 5

$CB = S. 88^{\circ} 07' 30'' E.$   
 $CL = 124.36'$   
 $ARC = 146.61'$   
 $RAD = 75.00'$

LOT 9  
DEERWOODS SUBDIVISION  
PLAT FILE 1, PAGES 123-123B

LOT 8  
DEERWOODS SUBDIVISION  
PLAT FILE 1, PAGES 123-123B

LOT 7  
DEERWOODS SUBDIVISION  
PLAT FILE 1, PAGES 129-123B  
2.672 ± ACRES

793 FLOOD EASEMENT CONTOUR

SOUTH LINE LOT 7  
N.81°07'30"W. 599.80'

LOT 6  
DEERWOODS SUBDIVISION  
PLAT FILE 1, PAGES 123-123B

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER  
BY *ad*

**BIEDENBACH ENGINEERING, INC.**  
**ZANESVILLE, OHIO**  
**(740) 453-4850**

DRAWN BY:  
AJS

DATE:  
03-21-01


SCALE:  
1"=100'

CHECKED BY:  
MDN

JOB NO:  
4654

DRAWING NO:  
D:\4654\4654

## LEGEND

- EXISTING IRON PIN
- ⊙ IRON PIN SET  
(5/8" REBAR W/CAP)
- ANGLE POINTS
-  QUARTER CORNER

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF, THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 21st DAY OF MARCH 2001.

**MICHAEL E. NICHOLS**  
REGISTERED SURVEYOR #6923