



Know all Men by these Presents

That RUTH E. MCGONAGLE, an unremarried widow; and Royce E. Browning and Karen L. Browning, husband and wife,

of Muskingum County, State of Ohio, for valuable consideration paid, grant

with general warranty covenants, to JOSEPH D. TYSON, an undivided one-fourth (1/4th) interest; SUSAN L. TYSON, an undivided one-fourth (1/4th) interest; and KESSCO INVESTMENTS, a Partnership, an undivided one-half (1/2) interest.

whose tax mailing address is P.O. Box 4205
Zanesville, OH 43702-4205

the following real property:

Situated in the State of Ohio, County of Muskingum, Township of Falls.

Being part of Quarter Township 4, Township 1, Range bounded and described as follows:

Beginning at an iron pin found at the northeast corner of The Maples Subdivision as recorded in Plat Book 5, Page 9; thence south 85 degrees 48 minutes east 156.38 feet to an iron pin found; thence south 4 degrees 01 minutes west 661.85 feet to an iron pin; thence north 85 degrees 59 minutes west 158.12 feet to an iron pin on the east line of The Maples Subdivision; thence along the east line of said Subdivision north 4 degrees 10 minutes 04 seconds east 662.35 feet to the place of beginning, containing two and thirty-nine hundredths (2.39) acres more or less.

There is also conveyed herein an easement for ingress and egress and utility purposes to be used with others bounded and described as follows, beginning at the southeast corner of the above-described 2.39 acre parcel; thence south 4 degrees 01 minutes west 683.20 feet to a point in the center of Newark Road; thence along the center of said Newark Road north 65 degrees 59 minutes west 17.03 feet to a point; thence north 4 degrees 01 minutes east 677.38 feet to a point on the south line of the above-described 2.39 acre parcel; thence along said south line south 85 degrees 59 minutes east 16 feet to the place of beginning.

This description written from a survey made by L. Peter Dinan, Registered Surveyor #5451, November 22, 1993.

Auditor's Parcel No.: Part of Parcel 17-17-73-01-24-000

The Grantors and Grantees hereby agree, in regard to the easement granted and conveyed above, that the Grantors and Grantees shall equally bear the expense of the upkeep and repair of said easement in regard to the portion extending from Newark Road to the southerly end of the 2.39 acre parcel herein conveyed. Provided, however, neither Grantors nor Grantees shall be required to bear any portion of the expense of upgrading the present easement to a condition superior to the condition of said easement at the time of this conveyance. Grantors shall have no responsibility in regard to said easement concerning any portion northerly of the southerly end of the 2.39 acre parcel herein conveyed.

Grantors and Grantees hereby acknowledge the existence of a water line situated on Grantors' property immediately easterly of the easement granted and conveyed herein and partly on the 2.39 acre parcel conveyed to Grantees herein. Grantors and Grantees hereby agree that the expense of the upkeep of said water line shall be shared equally concerning said line from Newark Road to a point adjacent to the southerly line of the 2.39 acre parcel conveyed herein and Grantees shall have the entire responsibility for the upkeep of said line northerly of the southerly boundary of the 2.39 acre parcel conveyed herein.

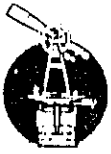
Grantors and Grantees hereby agree that the above two paragraphs shall apply to themselves, their devisees, heirs, successors and assigns.

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY

A. L. Smith

11-29-93



L. PETER DINAN & ASSOCIATES
27 SOUTH SIXTH STREET
ZANESVILLE, OHIO

NORTHEAST CORNER
THE MAPLES SUBDIVISION
PLAT BOOK 5, PAGE 9

S. 85° 48' E.
156.38'

OFFICE COPY
NOT RECORDABLE



N. 4° 10' 04" E. 662.35'

2³⁹ Ac.

PART OF PARCEL#
17-17-73-01-24-000

S. 4° 01' W. 661.85'

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY A. L. Durichant
11-29-93

N. 85° 59' W.
158.12'

142.12'

16' EASEMENT

PART OF
QTR. TWP. 4 TWP. 1 R. 8
FALLS TOWNSHIP
MUSKINGUM COUNTY
STATE OF OHIO
NOV. 22, 1993

CENTERLINE NEWARK ROAD (STATE ROUTE 146)