

# Biedenbach Engineering, Inc.

3010 East Pike  
Zanesville, OH 43701

Civil Engineering and Land Surveying

Telephone (740) 453-4850  
Fax (740) 450-1000  
E-mail biedenbach@ee.net

## E. MAST AND SONS, INC. AUDITORS PARCEL NUMBERS 17-17-96-01-27-000 (PART)

BEING A PART OF THE 16.22 ACRE TRACT CONVEYED TO E. MAST AND SONS, INC. (DEED VOLUME 1045, PAGE 281), SITUATED IN THE FOURTH QUARTER OF TOWNSHIP 1, RANGE 8, OF THE UNITED STATES MILITARY LANDS, FALLS TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT AT THE NORTHWEST CORNER OF LOT 4 AS RECORDED IN COMMON PLEAS COURT RECORDS (VOLUME X, PAGE 80 AND VOLUME Y, PAGE 480), SAID POINT BEING IN THE CENTER OF COUNTY ROAD 420 (OLD NATIONAL ROAD);

THENCE WITH THE WEST LINE OF TRACTS CONVEYED TO KESSLAR COMPANY (DEED VOLUME 1800, PAGE 555) AND THE HARTLEY COMPANY (VOLUME 755, PAGE 200), SOUTH 05 DEGREES 18 MINUTES 12 SECONDS WEST 419.79 FEET TO A POINT IN THE CENTER OF U. S. ROUTE 40 (WEST PIKE), PASSING AN EXISTING IRON PIN (5/8 INCH REBAR) AT 40.00 FEET AND AN EXISTING CONCRETE MONUMENT AT 345.81 FEET;

THENCE WITH THE CENTER OF SAID WEST PIKE, NORTH 68 DEGREES 23 MINUTES 06 SECONDS WEST 343.13 FEET TO A POINT;

THENCE LEAVING SAID ROAD AND TRAVERSING THROUGH THE ABOVE SAID MAST TRACT, NORTH 13 DEGREES 54 MINUTES 30 SECONDS EAST 384.84 FEET TO A POINT IN THE CENTER OF THE ABOVE SAID OLD NATIONAL ROAD, PASSING IRON PINS SET AT 48.14 FEET, 179.44 FEET AND AT 360.34 FEET;

THENCE WITH THE CENTER OF SAID ROAD, SOUTH 72 DEGREES 49 MINUTES 54 SECONDS EAST 277.67 FEET TO THE PLACE OF BEGINNING.

CONTAINING 2.811 MORE OR LESS ACRES TOTAL, OF WHICH 0.731 ACRES IS IN THE ROUTE 40 RIGHT OF WAY AND 0.262 ACRES IS IN THE OLD NATIONAL ROAD RIGHT OF WAY, SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF U. S. ROUTE 40 AND COUNTY ROAD 420 (OLD NATIONAL ROAD) 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 THE McDONALDS CORP TRACT PERFORMED BY W. J. BIEDENBACH AND ASSOC. DATED JANUARY 19, 1986, AS RECORDED IN DEED VOLUME 995, PAGE 328 OF THE MUSKINGUM COUNTY DEED RECORDS.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 8<sup>TH</sup> DAY OF JULY 2004, FROM AN ACTUAL FIELD SURVEY COMPLETED ON THE 2<sup>ND</sup> DAY OF JULY 2004.

MICHAEL D. NICHOLS  
REGISTERED SURVEYOR 6923

BY Michael D. Nichols  
FOR SIGNATURE

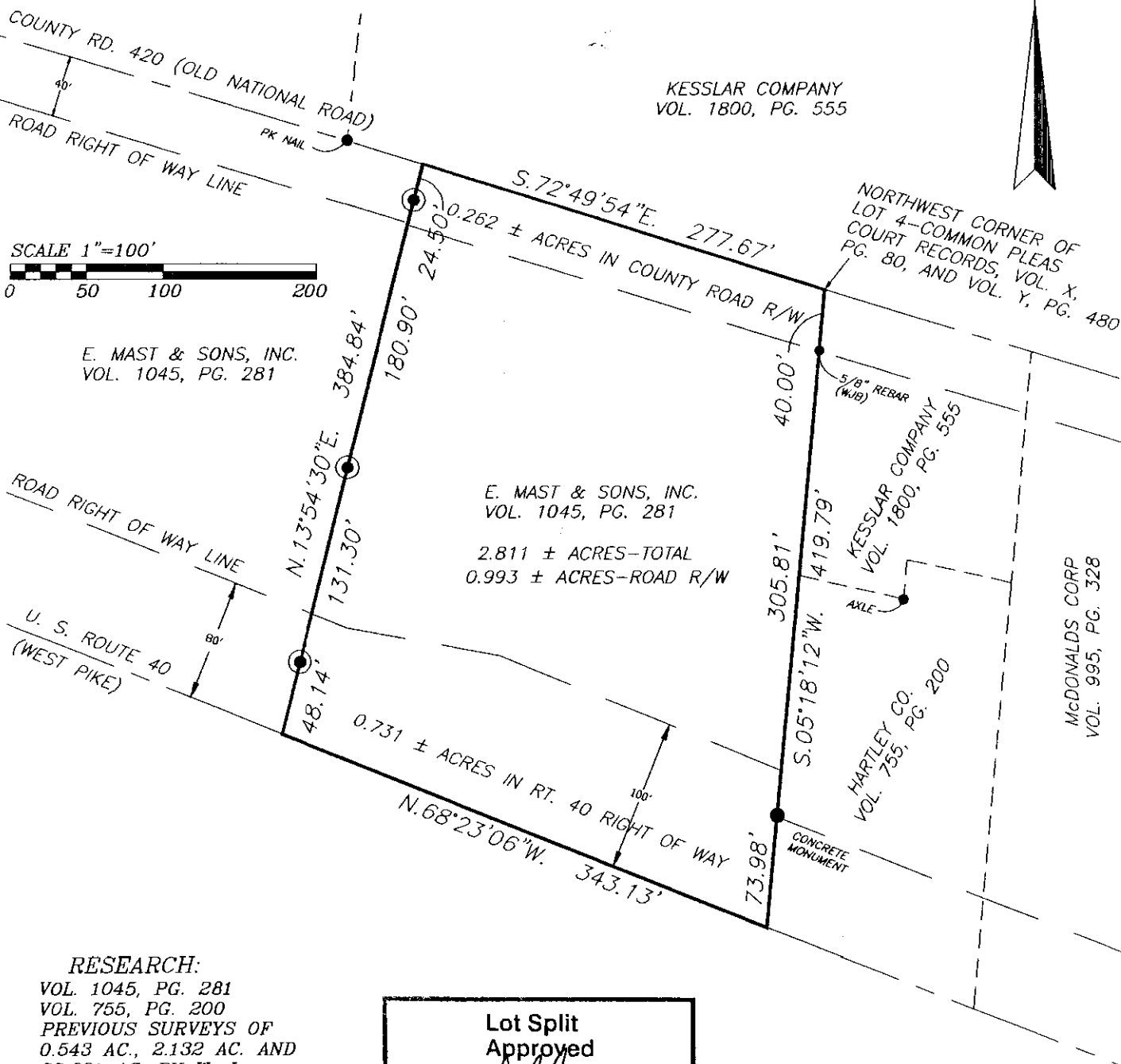
7-16-2004

## SURVEY FOR KESSLAR/MAST

AUDITORS PARCEL NUMBER  
17-17-96-01-27-000 (PART)

BEING A PART OF THE 16.22 ACRE TRACT CONVEYED TO E. MAST AND SONS (DEED VOLUME 1045, PAGE 281), SITUATED IN THE FOURTH QUARTER OF TOWNSHIP 1, RANGE 8, OF THE UNITED STATES MILITARY LANDS, FALLS TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF THE McDONALDS CORP TRACT PERFORMED BY W. J. BIEDENBACH AND ASSOC. DATED JANUARY 19, 1986, VOLUME 995, PAGE 328 OF THE MUSKINGUM COUNTY DEED RECORDS.

KESSLAR COMPANY  
VOL. 1800, PG. 555

## RESEARCH:

VOL. 1045, PG. 281  
VOL. 755, PG. 200  
PREVIOUS SURVEYS OF  
0.543 AC., 2.132 AC. AND  
33.881 AC. BY W. J.  
BIEDENBACH  
PREVIOUS SURVEY OF 2.07  
ACRES BY C. R. HARKNESS  
PREVIOUS SURVEY OF 35.63  
AC. BY T. LINN  
MUSKINGUM CO. TAX MAP

Lot Split  
Approved

By

DESCRIPTION ATTACHED  
FOR INSTRUMENT

7-16-2004

## 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 8th DAY OF JULY, 2004, FROM AN ACTUAL  
FIELD SURVEY COMPLETED ON THE 2nd DAY OF  
JULY 2004.

MICHAEL D. BIEDENBACH  
REGISTERED SURVEYOR #6923OFFICE COPY  
NOT RECORDABLEBIEDENBACH ENGINEERING, INC.  
ZANESVILLE, OHIO  
(740) 453-4850DRAWN BY:  
MDNDATE:  
07-08-04SCALE:  
1"=100'CHECKED BY:  
MDNJOB NO:  
5079DRAWING NO:  
D:\5079\5079