

20-80-30-34
N/A

March 21, 2002

**Description of 9.724 Acres
North of Cedar Run Road
West of River Road**

**OFFICE COPY
NOT RECORDABLE**

Situated in the State of Ohio, County of Muskingum, Township of Harrison and being within Fractional Section 30, Township 12, Range 12, *Congress Lands East of the Scioto River*, and being all of that 10.81 acres described in a deed to STEVEN WAYNE BRANHAM of record in Deed Book 1094, Page 143, and being more particularly described as follows:

Beginning for Reference at the southwest corner of Fractional Section 30 as shown upon a survey by Harkness Surveying and Mapping dated 29 September, 1994, and in the records of surveys in the Office of the Muskingum County Engineer; thence North 88 degrees 27 minutes 07 seconds East along the southerly line of said section, passing a stone at the southwest corner of Lot 4 at a (deed) distance of 2353.56 feet, a total distance of 4104.42 feet to an iron pin set at the southeasterly corner of a 28.89 acre tract described in a deed to CEDAR RUN, INC., of record in Deed Book 1102, Page 369 and in the northerly line of a 148.73 acre tract described in a deed to CEDAR RUN, INC., of record in Deed Book 1075, Page 444 and being the **True Point of Beginning**;

Thence North 01 degrees 50 minutes 35 seconds East along the westerly line of said 10.81 acre tract, the easterly line of said 28.89 acre tract, a distance of 779.01 feet to an iron pin set in the center of Crow Run;

Thence with Crow Run, the following three (3) meander courses and distances:

North 51 degrees 17 minutes 54 seconds East, a distance of 151.30 feet to an iron pin set;

South 86 degrees 15 minutes 17 seconds East, a distance of 236.06 feet to an iron pin set;

South 79 degrees 11 minutes 50 seconds East, a distance of 309.87 feet to an iron pin set at a point where a ravine enters Crow Run from the south, in the westerly line of a 26.71 acre tract described in a deed to DONALD F. MILNER of record in Deed Book 1094, Page 143;

Thence with the ravine, the following four (4) courses and distances:

South 30 degrees 33 minutes 43 seconds West a distance of 202.38 feet to an iron pin found;

South 27 degrees 17 minutes 29 seconds West, a distance of 231.78 feet to an iron pin set;

South 14 degrees 34 minutes 32 seconds West, a distance of 125.00 feet to an iron pin set;

South 04 degrees 09 minutes 09 seconds East, a distance of 286.72 to an iron pin set in the southerly line of Section 30, the southerly line of said 10.81 acre tract, the northerly line of said 148.73 acre tract;

Thence South 88 degrees 27 minutes 07 seconds West along the southerly line of Section 30, the southerly line of said 10.81 acre tract, the northerly line of said 148.73 acre tract, a distance of 463.35 feet to the **True Point of Beginning containing 9.724 acres of land**, more or less.

Together with a ten (10) foot wide access easement along the existing switch rail bed to the center of Old River Road (County Road 6) described as follows:

Beginning for reference at the northeasterly corner of the above describe 9.724 acre tract; thence South 30 degrees 33 minutes 43 seconds West a distance of 41.50 feet to the **True Point of Beginning** of the (10) foot wide easement, over and across a strip of land being five (5) feet on either side of the following described centerline:

Thence along the centerline of the existing switch rail bed, the following five (5) courses and distances:

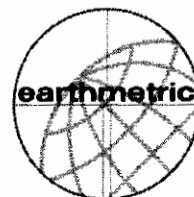
South 63 degrees 36 minutes 53 seconds East, a distance of 45.47 feet to a point;

South 58 degrees 55 minutes 08 seconds East, a distance of 237.25 feet to a point;

Along the arc of a curve to the right, having a radius of 505.00 feet, an arc length of 220.74 feet to a point, said arc subtended by a chord bearing South 46 degrees 23 minutes 49 seconds East, a chord distance of 218.98 feet;

South 33 degrees 52 minutes 30 seconds East, a distance of 63.79 feet to a point;

North 27 degrees 00 minutes 26 seconds East, a distance of 65.74 feet to a point of terminus in the centerline of Old River Road.



**Description of 9.724 acres of land
North of Cedar Run Road
West of River Road
Harrison Township, Muskingum County, Ohio
Page 2 of 2**

(continued)

This description is based on record information and a field survey performed under the direction of Robert M. Foster, P.S., in March 2002.

Bearings are based on the south line of Section 30 as shown on a survey by Jerry Lee Gamble dated January 29, 1981 and resurveyed by C.R. Harkness Surveying and Mapping, Inc., dated September 29, 1994 and recorded in Deed Book 1102, Page 373 and given as South 88 degrees 27 minutes 07 seconds West.

References described hereon refer to those found in the Recorder's Office, Muskingum County, Ohio.

Iron pins set consist of a 5/8" rebar, thirty (30) inches in length, with a yellow plastic cap inscribed: "R M Foster S-7729."

Robert M. Foster
Robert M. Foster, P.S.
Registered Professional Surveyor No. S-7729

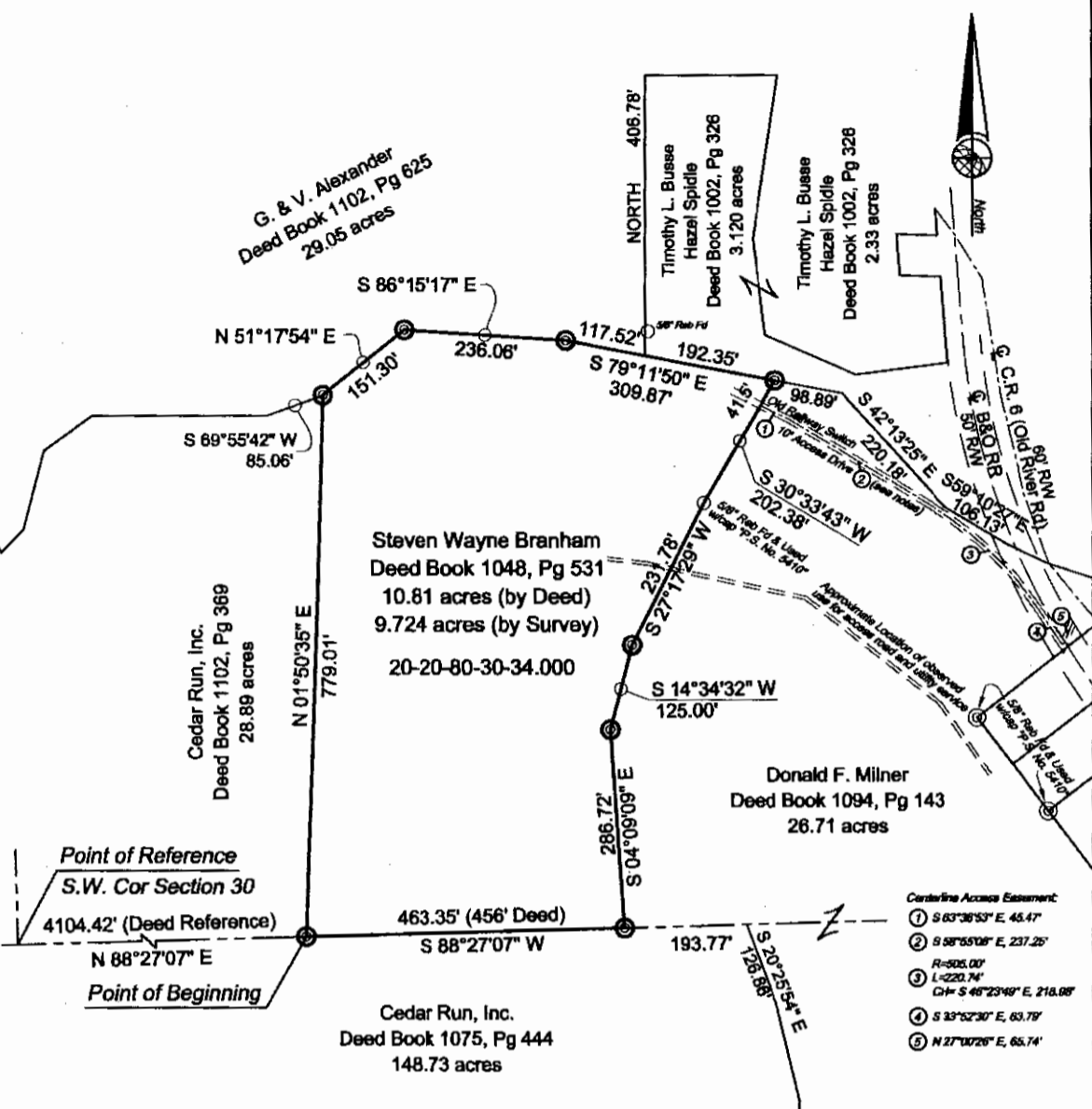
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DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY *[Signature]*
3-28-2002



Situated in the State of Ohio, County of Muskingum, Township of Harrison and being within Fractional Section 30, Township 12, Range 12, Congress Lands East of the Scioto River, and being all of that 10.81 acres described in a deed to STEVEN WAYNE BRANHAM of record in Deed Book 1094, Page 143.

BOUNDARY SURVEY



- Centerline Access Easement:**
- ① S 63°36'53" E, 45.47'
 - ② S 88°55'08" E, 237.25'
 - R=505.00'
 - L=220.74'
 - Ch= S 48°23'49" E, 218.68'
 - ③ S 33°52'30" E, 63.78'
 - ④ S 27°00'26" E, 65.74'

Survey Notes
This survey is based (in part) on the following previous surveys:

Survey of Lands Situated in Sections 30 & 31 of Township 12, Range 12, Jerry Lee Gamble, January 29, 1981

Survey for P. Uhin & G. Alexander, C.R. Harkness Surveying & Mapping, Inc., September 29, 1994

Survey of Daniel Bennett Estate, R.L. Daniels, April 21, 1981

Parcel benefits from access along the old Railway Switch to the public road by deed reference. Location of railway switch is from observed field evidence and from Plats of Blue Rock Coal Co. Mines (Mm-112, 1898 and 1923) available from the Ohio Department of Natural Resources, Division of Geologic Survey.

Basis of Bearings
Bearings are based on the south line of Section 30 as shown on a survey by Jerry Lee Gamble dated January 29, 1981 and resurveyed by C.R. Harkness Surveying and Mapping, Inc., dated September 29, 1994 and recorded in Deed Book 1102, Page 373 and given as South 88 degrees 27 minutes 07 seconds West.

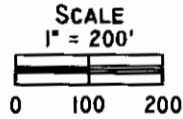
DESCRIPTION APPROVED FOR AUDITORS TRANSFER

BY *[Signature]*
3-29-2002

We do hereby certify:
- the subject parcel is vacant;
- that this survey is based on a field survey performed in March 2002;
- and that this is a Boundary Survey prepared in accordance with Chapter 4733-37 of the Administrative Code.

Signed and Sealed this 15th day of April, 2002.

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MONUMENT LEGEND

- ⊙ 3/4" IRON PIN SET W/CAP (R.M. FOSTER S 7729)
- ⊗ PIPE FOUND
- ⊗ PK NAIL FOUND
- ⊗ RAIL SPIKE FOUND
- ⊗ RAIL SPIKE SET
- REBAR FOUND
- REBAR SET
- ⊗ PINCH TOP FOUND



earthmetric, LLC
P.O. Box 82274
188 E. Lakeshore Ave.
Columbus, Ohio 43202-2274
614.404.4087

| | | | |
|--------------------------------|--------------------------|-------------------------------|--------------------------------|
| DATE: MARCH 21, 2001 | SCALE: 1"=200' | JOB No.: 02-006.001 | LOCATION CODE: 43720 |
|--------------------------------|--------------------------|-------------------------------|--------------------------------|