

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

**STEVE STRAUSS
AUDITORS PARCEL NUMBER
23-23-60-11-10-000 (PART)**

BEING A PART OF THE NORTHWEST QUARTER OF SECTION 11, TOWNSHIP 2, RANGE 5, OF THE UNITED STATES MILITARY LANDS, HIGHLAND TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING IRON PIN (5/8 INCH REBAR) AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 11;

THENCE NORTH 86 DEGREES 27 MINUTES 01 SECONDS WEST 281.24 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);

THENCE ALONG THE NORTH LINE OF A TRACT CONVEYED TO C. McQUAIN (VOLUME 707, PAGE 214), NORTH 86 DEGREES 25 MINUTES 00 SECONDS WEST 812.42 FEET TO A POINT, SAID POINT BEING NORTH 31 DEGREES 45 MINUTES 34 SECONDS EAST 0.55 FEET FROM AN EXISTING IRON PIN;

THENCE LEAVING THE NORTH LINE OF SAID McQUAIN TRACT AND TRAVERSING THROUGH A TRACT CONVEYED TO S. AND S. STRAUSS (VOLUME 1151, PAGE 218) THE FOLLOWING TWO COURSES AND DISTANCES;

- 1) NORTH 31 DEGREES 45 MINUTES 34 SECONDS EAST 1305.04 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR), PASSING IRON PINS SET AT 350.66 FEET, 699.48 FEET AND 1195.70 FEET;
- 2) NORTH 19 DEGREES 47 MINUTES 03 SECONDS WEST 614.93 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 SOUTH 83 DEGREES 43 MINUTES 06 SECONDS WEST 700.39 FEET TO AN IRON PIN SET, PASSING AN IRON PIN SET AT 483.10 FEET;

THENCE WITH THE EAST LINE OF A 13.05 ACRE TRACT CONVEYED TO J. AND B. ALLEN (VOLUME 1545, PAGE 864) THE FOLLOWING FIVE COURSES AND DISTANCES;

- 1) NORTH 11 DEGREES 03 MINUTES 38 SECONDS EAST 230.76 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);
- 2) NORTH 57 DEGREES 09 MINUTES 13 SECONDS EAST 267.15 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);
- 3) NORTH 46 DEGREES 02 MINUTES 00 SECONDS EAST 141.29 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);
- 4) NORTH 43 DEGREES 41 MINUTES 38 SECONDS EAST 111.62 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);
- 5) NORTH 19 DEGREES 48 MINUTES 08 SECONDS EAST 506.35 FEET TO A POINT IN TOWNSHIP ROAD 434 (RUBY ROAD), PASSING AN EXISTING IRON PIN (5/8 INCH REBAR) AT 469.01 FEET;

THENCE WITH SAID ROAD, SOUTH 87 DEGREES 02 MINUTES 04 SECONDS EAST 122.73 FEET TO A POINT;

THENCE LEAVING THE SAID ROAD AND WITH THE WEST LINE OF A TRACT CONVEYED TO OHIO BELL (VOLUME 657, PAGE 2), SOUTH 17 DEGREES 54 MINUTES 11 SECONDS WEST 592.36 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR), PASSING AN EXISTING IRON PIN (5/8 INCH REBAR) AT 20.23 FEET;

THENCE WITH THE WEST LINE OF A TRACT CONVEYED TO SHARON L. TANNER (VOLUME 1780, PAGE 469), SOUTH 19 DEGREES 47 MINUTES 03 SECONDS EAST 403.75 FEET TO THE **PLACE OF BEGINNING.**

CONTAINING 6.661 MORE OR LESS ACRES, SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF TOWNSHIP ROAD 434 (RUBY ROAD) AND ALL OTHER APPLICABLE EASEMENTS.

SUBJECT TO A 50 FOOT WIDE INGRESS AND EGRESS EASEMENT THE CENTERLINE WHICH IS DESCRIBED AS FOLLOWS:

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BEING A PART OF THE NORTHWEST QUARTER OF SECTION 11, TOWNSHIP 2, RANGE 5, OF THE UNITED STATES MILITARY LANDS, HIGHLAND TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

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THENCE ALONG THE NORTH LINE OF A TRACT CONVEYED TO C. McQUAIN (VOLUME 707, PAGE 214), NORTH 86 DEGREES 25 MINUTES 00 SECONDS WEST 812.42 FEET TO A POINT, SAID POINT BEING NORTH 31 DEGREES 45 MINUTES 34 SECONDS EAST 0.55 FEET FROM AN EXISTING IRON PIN;

THENCE LEAVING THE NORTH LINE OF SAID McQUAIN TRACT AND TRAVERSING THROUGH A TRACT CONVEYED TO S. AND S. STRAUSS (VOLUME 1151, PAGE 218) THE FOLLOWING THREE COURSES AND DISTANCES;

- 1) **NORTH 31 DEGREES 45 MINUTES 34 SECONDS EAST 1305.04 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR), PASSING IRON PINS SET AT 350.66 FEET, 699.48 FEET AND 1195.70 FEET;**
- 2) **NORTH 19 DEGREES 47 MINUTES 03 SECONDS WEST 614.93 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);**
- 3) **SOUTH 83 DEGREES 43 MINUTES 06 SECONDS WEST, PASSING AN IRON PIN SET AT 483.10 FEET, A TOTAL DISTANCE OF 512.10 FEET TO A POINT, SAID POINT BEING THE PLACE OF BEGINNING OF THIS EASEMENT;**

THENCE NORTH 24 DEGREES 10 MINUTES 35 SECONDS EAST 107.17 FEET TO A POINT;

THENCE NORTH 01 DEGREES 33 MINUTES 02 SECONDS EAST 202.54 FEET TO A POINT;

THENCE NORTH 57 DEGREES 09 MINUTES 13 SECONDS EAST 56.88 FEET TO A POINT;

THENCE NORTH 46 DEGREES 02 MINUTES 00 SECONDS EAST 144.23 FEET TO A POINT;

THENCE NORTH 43 DEGREES 41 MINUTES 38 SECONDS EAST 117.42 FEET TO A POINT;

THENCE NORTH 19 DEGREES 48 MINUTES 08 SECONDS EAST 519.21 FEET TO A POINT IN TOWNSHIP ROAD 434 (RUBY ROAD), SAID POINT BEING THE TERMINUS OF THIS EASEMENT.

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

BEARINGS ARE BASED ON A PREVIOUS SURVEY OF 62.579 MORE OR LESS ACRES BY DONALD E. BINCKLEY II (PS#7879) AND DATED OCTOBER 23, 2000.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 9TH DAY OF JUNE 2003.

MICHAEL D. BIEDENBACH
REGISTERED SURVEYOR 6923

**OFFICE COPY
NOT RECORDABLE**

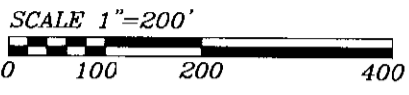
23-60-11-10
13130 RUBY RD

SURVEY FOR STEVE STRAUSS

AUDITORS PARCEL NUMBER
23-23-60-11-10-000 (PART)

BEING A PART OF THE NORTHWEST QUARTER OF SECTION 11, TOWNSHIP 2, RANGE 5, OF THE UNITED STATES MILITARY LANDS, HIGHLAND TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 62.579 MORE OR LESS ACRES BY DONALD E. BINCKLEY II (PS#7879) AND DATED OCTOBER 23, 2000.



RESEARCH:
PREVIOUS SURVEY OF
62.579 ACRES BY
D.E. BINCKLEY II (PS#7879),
DATED 10/23/00.
U.S.G.S. (BLOOMFIELD QUAD)
MUSKINGUM CO. TAX MAP

TOWNSHIP ROAD 434
(RUBY ROAD)

TOWNSHIP ROAD 185
(TAYLOR ROAD)

J. & B. ALLEN
VOL. 1545, PG. 864

OHIO BELL
VOL. 657, PG. 2

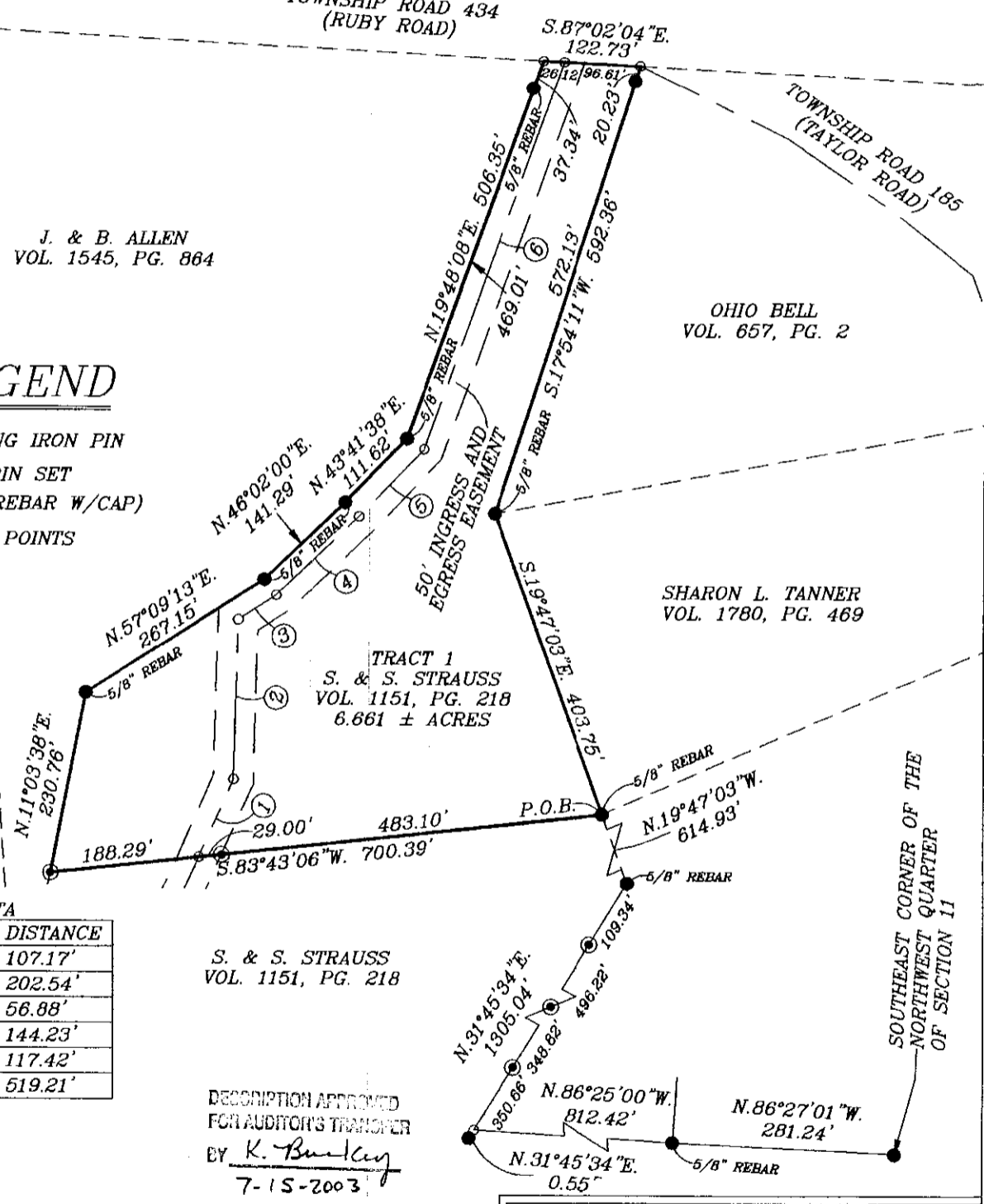
SHARON L. TANNER
VOL. 1780, PG. 469

TRACT 1
S. & S. STRAUSS
VOL. 1151, PG. 218
6.861 ± ACRES

LEGEND

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

J. & B. ALLEN
VOL. 1155, PG. 749



LINE DATA

No.	BEARING	DISTANCE
1	N.24°10'35"E.	107.17'
2	N.01°33'02"E.	202.54'
3	N.57°09'13"E.	56.88'
4	N.46°02'00"E.	144.23'
5	N.43°41'38"E.	117.42'
6	N.19°48'08"E.	519.21'

S. & S. STRAUSS
VOL. 1151, PG. 218

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY *K. Binckley*
7-15-2003

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

DRAWN BY: AJS	DATE: 06-09-03
SCALE: 1"=200'	CHECKED BY: MDN
JOB NO: 4949	DRAWING NO: D:\4949\4949

I HEREBY CERTIFY THE BEING OF MY KNOWLEDGE AND BELIEF THAT THE SURVEY TO BE CONDUCTED BY ME, THIS 9th DAY OF JUNE 2003.

MICHAEL D. NICHOLS
REGISTERED SURVEYOR #6923

OFFICE COPY
NOT RECORDABLE