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Zanesville, OH 43701

Surveying and Mapping

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E-mail biedenbach@ee.net**MAGGIE HARDY
AUDITORS PARCEL NUMBER
23-23-80-18-15-000 (ALL)**

BEING ALL OF THE REMAINING MAGGIE HARDY TRACT (DEED VOLUME 1014, PAGE 343), SITUATED IN THE SOUTHWEST QUARTER OF SECTION 18, 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 (3/8 INCH REBAR – BENT) AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SECTION 18, SAID IRON PIN BEING IN TOWNSHIP ROAD 436 (MOOSE EYE ROAD);

THENCE WITH THE EAST LINE OF THE SAID QUARTER SECTION, SOUTH 06 DEGREES 27 MINUTES 55 SECONDS WEST 625.75 FEET TO AN EXISTING IRON PIN (5/8 INCH CAPPED REBAR – SPILKER), SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE CONTINUING WITH THE SAID EAST LINE, SOUTH 06 DEGREES 27 MINUTES 55 SECONDS WEST 1914.34 FEET TO AN EXISTING IRON PIN (1 INCH REBAR), PASSING AN EXISTING IRON PIN (5/8 INCH CAPPED REBAR – SPILKER) AT 44.53 FEET;

THENCE WITH THE NORTH LINE OF A TRACT CONVEYED TO R.P. & B.K. HARDY (DEED VOLUME 597, PAGE 213), NORTH 55 DEGREES 14 MINUTES 00 SECONDS WEST 156.13 FEET TO AN EXISTING IRON PIN (1 INCH REBAR);

THENCE CONTINUING WITH THE SAID NORTH LINE, NORTH 57 DEGREES 15 MINUTES 00 SECONDS WEST 343.63 FEET TO AN EXISTING IRON PIN (5/8 INCH CAPPED REBAR – BIEDENBACH);

THENCE WITH THE EAST LINE OF A TRACT CONVEYED TO C.M. RIGGS (DEED VOLUME 1894, PAGE 830), NORTH 18 DEGREES 57 MINUTES 43 SECONDS EAST 453.09 FEET TO AN EXISTING IRON PIN (5/8 INCH CAPPED REBAR – BIEDENBACH);

THENCE WITH THE NORTH LINE OF SAID C.M. RIGGS TRACT, NORTH 63 DEGREES 40 MINUTES 01 SECONDS WEST 164.94 FEET TO A POINT IN THE CENTER OF TOWNSHIP ROAD 436 (MOOSE EYE ROAD), PASSING AN EXISTING IRON PIN (5/8 INCH CAPPED REBAR - BIEDENBACH) AT 146.69 FEET;

THENCE WITH THE SAID CENTERLINE THE FOLLOWING 15 COURSES AND DISTANCES,

- 1 NORTH 22 DEGREES 38 MINUTES 45 SECONDS EAST 51.65 FEET TO A POINT;
- 2 NORTH 20 DEGREES 46 MINUTES 45 SECONDS EAST 39.60 FEET TO A POINT;
- 3 NORTH 14 DEGREES 27 MINUTES 05 SECONDS EAST 54.66 FEET TO A POINT;
- 4 NORTH 10 DEGREES 53 MINUTES 25 SECONDS EAST 79.94 FEET TO A POINT, SAID POINT BEING SOUTH 26 DEGREES 09 MINUTES 54 SECONDS EAST 26.61 FEET FROM AN EXISTING IRON PIN (5/8 INCH CAPPED REBAR – GRAVES);
- 5 NORTH 10 DEGREES 26 MINUTES 23 SECONDS EAST 169.85 FEET TO A POINT;
- 6 NORTH 14 DEGREES 45 MINUTES 09 SECONDS EAST 104.36 FEET TO AN EXISTING IRON PIN (3/8 INCH REBAR);
- 7 NORTH 27 DEGREES 51 MINUTES 11 SECONDS EAST 119.55 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);
- 8 NORTH 31 DEGREES 37 MINUTES 20 SECONDS EAST 71.63 FEET TO A POINT;
- 9 NORTH 33 DEGREES 39 MINUTES 30 SECONDS EAST 60.42 FEET TO A POINT;
- 10 NORTH 33 DEGREES 39 MINUTES 45 SECONDS EAST 51.84 FEET TO A POINT;
- 11 NORTH 28 DEGREES 05 MINUTES 50 SECONDS EAST 50.24 FEET TO A POINT;
- 12 NORTH 21 DEGREES 13 MINUTES 50 SECONDS EAST 47.62 FEET TO A POINT;
- 13 NORTH 17 DEGREES 06 MINUTES 35 SECONDS EAST 49.52 FEET TO A POINT, SAID POINT BEING NORTH 65 DEGREES 07 MINUTES 00 SECONDS WEST 13.64 FEET FROM AN IRON PIN SET;
- 14 NORTH 14 DEGREES 43 MINUTES 45 SECONDS EAST 170.43 FEET TO A POINT;
- 15 NORTH 15 DEGREES 54 MINUTES 45 SECONDS EAST 111.09 FEET TO AN EXISTING RAILROAD SPIKE;

THENCE WITH THE SOUTH LINE OF A TRACT CONVEYED TO S & WM HARDY (DEED VOLUME 1134, PAGE 701), SOUTH 83 DEGREES 25 MINUTES 36 SECONDS EAST 230.00 FEET TO THE PLACE OF BEGINNING, PASSING AN EXISTING IRON PIN (5/8 INCH CAPPED REBAR – SPILKER) AT 15.00 FEET.

CONTAINING 15.937 MORE OR LESS ACRES, SUBJECT TO ALL 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 A 4.09 ACRE TRACT AS DESCRIBED IN DEED BOOK VOLUME 597, PAGE 213 OF THE MUSKINGUM COUNTY DEED RECORDS

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT PREPARED BY ME, THIS 18TH DAY OF AUGUST 2006.

**OFFICE COPY
NOT RECORDABLE**
MICHAEL J. BIEDENBACH
REGISTERED SURVEYOR

APPROVED FOR CLOSURE

A.L. Swinert
8-22-2006 M

EXEMPT FROM
PLANNING COMMISSION

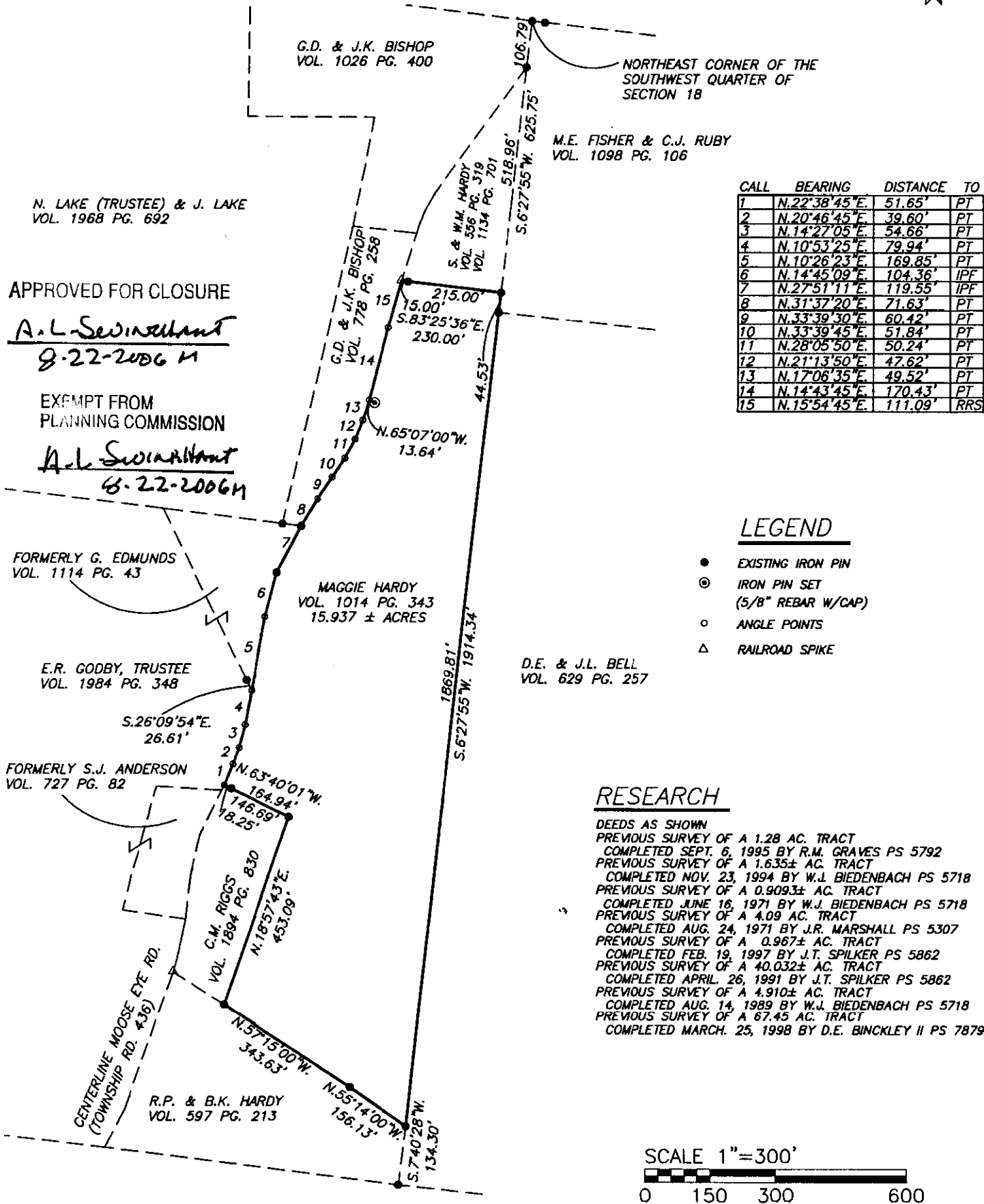
A.L. Swinert
8-22-2006 M

SURVEY FOR MAGGIE HARDY

AUDITORS PARCEL NUMBER
23-23-80-18-15-000 (ALL)

BEING A PART OF THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 2, RANGE 5, OF
THE UNITED STATES MILITARY LANDS, HIGHLAND TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 4.09 ACRES RECORDED IN DEED
BOOK VOLUME 597, PAGE 213 OF THE MUSKINGUM COUNTY DEED RECORDS.



CALL	BEARING	DISTANCE	TO
1	N.22°38'45"E	51.65'	PT
2	N.20°46'45"E	39.60'	PT
3	N.14°27'05"E	54.66'	PT
4	N.10°53'25"E	79.94'	PT
5	N.10°26'23"E	169.85'	PT
6	N.14°45'09"E	104.36'	IPF
7	N.27°51'11"E	119.55'	IPF
8	N.31°37'20"E	71.63'	PT
9	N.33°39'30"E	60.42'	PT
10	N.33°39'45"E	51.84'	PT
11	N.28°05'50"E	50.24'	PT
12	N.21°13'50"E	47.62'	PT
13	N.17°06'35"E	49.52'	PT
14	N.14°43'45"E	170.43'	PT
15	N.15°54'45"E	111.09'	RRS

LEGEND

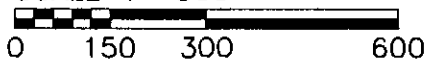
- EXISTING IRON PIN
- ⊙ IRON PIN SET (5/8" REBAR W/CAP)
- ANGLE POINTS
- △ RAILROAD SPIKE

D.E. & J.L. BELL
VOL. 629 PG. 257

RESEARCH

DEEDS AS SHOWN
 PREVIOUS SURVEY OF A 1.28 AC. TRACT
 COMPLETED SEPT. 6, 1995 BY R.M. GRAVES PS 5792
 PREVIOUS SURVEY OF A 1.635± AC. TRACT
 COMPLETED NOV. 23, 1994 BY W.J. BIEDENBACH PS 5718
 PREVIOUS SURVEY OF A 0.9093± AC. TRACT
 COMPLETED JUNE 16, 1971 BY W.J. BIEDENBACH PS 5718
 PREVIOUS SURVEY OF A 4.09 AC. TRACT
 COMPLETED AUG. 24, 1971 BY J.R. MARSHALL PS 5307
 PREVIOUS SURVEY OF A 0.967± AC. TRACT
 COMPLETED FEB. 19, 1997 BY J.T. SPILKER PS 5862
 PREVIOUS SURVEY OF A 40.032± AC. TRACT
 COMPLETED APRIL 26, 1991 BY J.T. SPILKER PS 5862
 PREVIOUS SURVEY OF A 4.910± AC. TRACT
 COMPLETED AUG. 14, 1989 BY W.J. BIEDENBACH PS 5718
 PREVIOUS SURVEY OF A 67.45 AC. TRACT
 COMPLETED MARCH 25, 1998 BY D.E. BINCKLEY II PS 7879

SCALE 1"=300'



I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 18th DAY OF AUGUST, 2006.

OFFICE COPY
NOT RECORDABLE

MICHAEL D. NICHOLS
REGISTERED SURVEYOR #6923

THIS PROPERTY IS SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS, OR RESTRICTIONS, WHETHER RECORDED OR IMPLIED. THIS PLAT IS INTENDED FOR THE LEGAL TRANSFER OF THE PROPERTY SHOWN AND DOES NOT INTEND TO SHOW ANY OR ALL OF THE EASEMENTS, RIGHT OF WAYS, RESTRICTIONS OR ENCROACHMENTS UNLESS OTHERWISE INDICATED.

BIEDENBACH SURVEYING, INC.

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DRAWN BY: JWL

DATE: 08-18-06

SCALE: 1"=300'

CHECKED BY: MDN

JOB NO: 5227

DRAWING NO:
K:\5227\5227.DWG