

# 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](mailto:biedenbach@ee.net)

**GARY HINDS  
AUDITORS PARCEL NUMBER  
23-23-80-24-12-003 (PART)**

BEING A PART OF THE SOUTHEAST QUARTER OF SECTION 24, 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 NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 24;

**THENCE** WITH THE SOUTH LINE OF A TRACT CONVEYED TO B. LAKE BY DEED RECORDED IN VOLUME 1075, PAGE 137 OF THE MUSKINGUM COUNTY DEED RECORDS, NORTH 88 DEGREES 56 MINUTES 53 SECONDS WEST 1331.39 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);

**THENCE** LEAVING THE SAID B. LAKE TRACT, NORTH 88 DEGREES 30 MINUTES 05 SECONDS WEST 1294.06 FEET TO A POINT ON THE WEST LINE OF THE SOUTHEAST QUARTER OF SECTION 24;

**THENCE** WITH THE SAID WEST LINE, SOUTH 00 DEGREES 17 MINUTES 37 SECONDS WEST 810.87 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);

**THENCE** WITH THE NORTH LINE OF A 16.623 ACRE TRACT CONVEYED TO GARY HINDS BY DEED RECORDED IN VOLUME 1125, PAGE 141 OF THE SAID COUNTY RECORDS, SOUTH 85 DEGREES 24 MINUTES 00 SECONDS EAST 992.21 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);

**THENCE** WITH THE NORTH LINE OF A 3.259 ACRE TRACT CONVEYED TO GARY HINDS (VOLUME 1162, PAGE 7), NORTH 57 DEGREES 46 MINUTES 45 SECONDS EAST 180.00 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE **PLACE OF BEGINNING** OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

**THENCE** CONTINUING WITH THE SAID NORTH LINE THE NEXT TWO COURSES AND DISTANCES:

- 1) NORTH 57 DEGREES 46 MINUTES 45 SECONDS EAST 335.09 FEET TO AN EXISTING IRON PIN;
- 2) SOUTH 50 DEGREES 35 MINUTES 40 SECONDS EAST 223.95 FEET TO AN EXISTING IRON PIN;

**THENCE** WITH THE EAST LINE OF SAID HINDS TRACT, SOUTH 19 DEGREES 10 MINUTES 15 SECONDS WEST 317.40 FEET TO AN EXISTING IRON PIN;

**THENCE** WITH THE SOUTH LINE OF SAID HINDS TRACT, NORTH 80 DEGREES 18 MINUTES 58 SECONDS WEST 71.54 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);

**THENCE** TRAVERSING THROUGH SAID HINDS TRACT, NORTH 48 DEGREES 16 MINUTES 36 SECONDS WEST 377.53 FEET TO THE **PLACE OF BEGINNING**.

**CONTAINING** 2.509 MORE OR LESS ACRES, SUBJECT TO ALL APPLICABLE EASEMENTS.

**ALSO THE FOLLOWING 15 FOOT INGRESS AND EGRESS EASEMENT**

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**THENCE WITH THE NORTH LINE OF A 16.623 ACRE TRACT CONVEYED TO GARY HINDS BY DEED RECORDED IN VOLUME 1125, PAGE 141 OF THE SAID COUNTY RECORDS, SOUTH 85 DEGREES 24 MINUTES 00 SECONDS EAST 992.21 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);**

**THENCE CONTINUING WITH THE NORTH LINE OF SAID HINDS TRACT THE FOLLOWING TWO COURSES AND DISTANCES;**

- 1) SOUTH 70 DEGREES 18 MINUTES 52 SECONDS EAST 461.00 FEET TO AN EXISTING IRON PIN;
- 2) SOUTH 80 DEGREES 18 MINUTES 58 SECONDS EAST 2.35 FEET TO A POINT, SAID POINT BEING THE **PLACE OF BEGINNING** OF THIS EASEMENT;

**THENCE CONTINUING WITH THE NORTH LINE OF SAID HINDS TRACT, SOUTH 80 DEGREES 18 MINUTES 58 SECONDS EAST 57.44 FEET TO A POINT;**

**THENCE LEAVING THE NORTH LINE OF SAID HINDS TRACT, SOUTH 64 DEGREES 45 MINUTES 57 SECONDS EAST 38.96 FEET TO A POINT;**

**THENCE SOUTH 72 DEGREES 03 MINUTES 48 SECONDS EAST 238.90 FEET TO A POINT;**

**THENCE SOUTH 68 DEGREES 43 MINUTES 14 SECONDS EAST 48.16 FEET TO A POINT IN THE CENTER OF TOWNSHIP ROAD 436 (MOOSE EYE ROAD);**

**THENCE WITH THE CENTER OF SAID TOWNSHIP ROAD THE FOLLOWING TWO COURSES AND DISTANCES;**

- 1) SOUTH 36 DEGREES 19 MINUTES 42 SECONDS WEST 6.39 FEET TO A POINT;
- 2) SOUTH 40 DEGREES 58 MINUTES 00 SECONDS WEST 9.80 FEET TO A POINT;

**THENCE LEAVING THE CENTER OF SAID TOWNSHIP ROAD, NORTH 68 DEGREES 43 MINUTES 14 SECONDS WEST 42.75 FEET TO A POINT;**

**THENCE NORTH 72 DEGREES 03 MINUTES 48 SECONDS WEST 239.43 FEET TO A POINT;**

**THENCE NORTH 64 DEGREES 45 MINUTES 57 SECONDS WEST 95.29 FEET TO THE **PLACE OF BEGINNING**.**

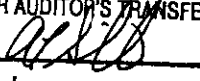
ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS7923-PS6923).

THE BEARINGS ARE BASED ON AN ASSUMED BEARING OF NORTH 00 DEGREES 00 MINUTES 08 SECONDS EAST ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 24 (VOLUME 1075, PAGE 137)

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 17th DAY OF JANUARY 2003.

**OFFICE COPY  
NOT RECORDABLE**

MICHAEL D. NICHOLS  
REGISTERED SURVEYOR 6923

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER  
BY   
1-22-2003

# SURVEY FOR SAM HINDS

AUDITORS PARCEL NUMBER  
23-23-80-~~23~~-12-003 (PART)  
24

G. & G. LAKE  
VOL. 611, PG. 274

B. LAKE  
VOL. 1075, PG. 137

SECTION 24  
SECTION 23

N.88°30'05"W. 1294.06'

N.88°56'53"W. 1331.39'

NORTH LINE OF THE  
SOUTHEAST QUARTER  
OF SECTION 24.

NORTHEAST CORNER  
OF SOUTHEAST QUARTER  
OF SECTION 24.

LINE DATA

No.	BEARING	DISTANCE
1	S.64°45'57"E.	38.96'
2	S.72°03'48"E.	238.90'
3	S.68°43'14"E.	48.16'
4	N.36°19'42"E.	6.39'
5	S.40°58'00"W.	9.80'
6	N.68°43'14"W.	42.75'
7	N.72°03'48"W.	239.43'
8	N.64°45'57"W.	95.29'

JANET MYER  
VOL. 1114, PG. 23

S.00°17'37"W. 810.87'



S.85°24'00"E. 992.21'

N.57°46'45"E.  
180.00'

N.57°46'45"E.  
335.09'

S.50°35'40"E.  
223.95'

P.O.B. GARY HINDS  
VOL. 1162, PG. 7  
2.509 ± ACRES

LEGEND

- IRON PIN FOUND
- ⊙ IRON PIN SET  
(5/8" REBAR WITH  
PLASTIC I.D. CAPS)
- ANGLE POINTS

GARY HINDS  
VOL. 1125, PG. 141  
16.623 ± ACRES

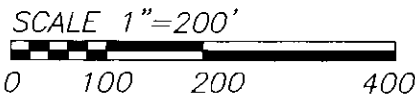
BEARINGS ARE BASED ON AN ASSUMED  
BEARING OF N.00°00'08"E. ALONG THE EAST  
LINE OF THE NORTHEAST QUARTER OF SECTION  
24. (VOL. 1075, PG. 137)

RESEARCH

VOL. 611, PG. 274  
VOL. 1029, PG. 35  
VOL. 1036, PG. 253  
VOL. 1046, PG. 497  
PREVIOUS SURVEY OF 62.996 ± AC.  
G. LAKE DATED DECEMBER 29, 1992  
MUSKINGUM COUNTY TAX MAPS.

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER  
BY *MDN*  
1-22-2003

BEING A PART OF THE SOUTHEAST QUARTER  
OF SECTION 24, TOWNSHIP 2, RANGE 5 OF THE  
UNITED STATES MILITARY LANDS, HIGHLAND  
TOWNSHIP, MUSKINGUM COUNTY, OHIO.



BIEDENBACH ENGINEERING, INC.  
ZANESVILLE, OHIO  
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DRAWN BY: AJS	DATE: 01-17-03
SCALE: 1"=200'	CHECKED BY: MDN
JOB No: 4906	DRAWING No: D:\4906\4906

I HEREBY CERTIFY TO THE BEST OF MY  
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND  
SURVEY TO BE CORRECT AS PREPARED BY ME,  
THIS 17th DAY OF JANUARY, 2003.

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