

# W. J. Biedenbach & Associates

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Surveying and Mapping

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K. AND L. SMITH  
AUDITORS PARCEL NUMBER 25-55-21-04-000 (PART)

SNR

BEING A PART OF THE NORTHWEST QUARTER OF SECTION 21, IN THE SOUTH HALF OF QUARTER TOWNSHIP 4, TOWNSHIP 1, RANGE 9, OF THE UNITED STATES MILITARY LANDS, HOPEWELL TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SAID NORTHWEST QUARTER; THENCE ALONG THE MID SECTION LINE SOUTH 05 DEGREES 28 MINUTES 48 SECONDS WEST 1576.01 FEET (BY DEED); TO A POINT; THENCE NORTH 86 DEGREES 09 MINUTES 22 SECONDS WEST 1587.31 FEET ALONG THE CENTER OF AN EXISTING 50 FOOT WIDE INGRESS AND EGRESS EASEMENT AND THE NORTH LINE OF A 16.72 MORE OR LESS ACRE TRACT CONVEYED TO KEVIN HELSER, ET AL. (DEED VOLUME 944, PAGE 43) TO A POINT, SAID POINT BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED; THENCE CONTINUING WITH THE NORTH LINE OF THE SAID HELSER TRACT, NORTH 86 DEGREES 09 MINUTES 22 SECONDS WEST 24.48 FEET TO A POINT ON THE EAST LINE OF A TRACT CONVEYED TO H. KEARNS BY DEED RECORDED IN VOLUME 438, PAGE 284 OF THE MUSKINGUM COUNTY DEED RECORDS; THENCE WITH THE SAID KEARNS EAST LINE NORTH 11 DEGREES 10 MINUTES 52 SECONDS EAST, PASSING AN IRON PIN SET AT 25.21 FEET, A TOTAL DISTANCE OF 509.31 FEET TO A POINT MARKED BY AN IRON PIN SET, SAID POINT BEING SOUTH 11 DEGREES 10 MINUTES 52 SECONDS WEST 125.09 FEET FROM AN EXISTING IRON PIN (3/4 INCH PIPE); THENCE WITH THE WEST LINE OF A 3.22 ACRE TRACT CONVEYED TO ROY K. GUSS BY DEED RECORDED IN VOLUME 1087, PAGE 41 OF THE SAID COUNTY RECORDS; SOUTH 08 DEGREES 26 MINUTES 08 SECONDS WEST 506.76 FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.142 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 PS5718-PS6923).

BEARINGS ARE BASED ON THE DEED BEARING OF DEED BOOK VOLUME 944, PAGE 42 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 3rd DAY OF MARCH 1997.

**OFFICE COPY  
NOT RECORDABLE**

W. J. BIEDENBACH  
REGISTERED SURVEYOR 5718

page 3 of 3

DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY W. J. Biedenbach  
3-17-97

ADDRESS N/A

# SURVEY FOR KENNY GUSS

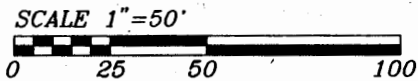
AUDITORS PARCEL NUMBER  
25-25-55-21-04-000 (PART)



NORTH LINE OF  
VOL. 1087, PG. 41

## LEGEND

- IRON PIN FOUND
- ⊙ IRON PIN SET  
(5/8" REBAR W/CAP)
- ANGLE POINTS
- ⊕ SECTION CORNER



BEING A PART OF THE NORTHWEST QUARTER OF SECTION 21, IN THE SOUTH HALF OF QUARTER TOWNSHIP 4, TOWNSHIP 1, RANGE 9, OF THE UNITED STATES MILITARY LANDS, HOPEWELL TOWNSHIP, MUSKINGUM COUNTY, OHIO

BEARINGS ARE BASED ON THE DEED BEARINGS OF VOL. 944, PG. 42 OF THE MUSKINGUM COUNTY DEED RECORDS

H. KEARNS  
VOL. 438, PG. 284

ROY K. GUSS  
VOL. 1087, PG. 41

RESEARCH:  
VOL. 944, PG. 42  
VOL. 945, PG. 76  
VOL. 944, PG. 39  
VOL. 998, PG. 378  
PREVIOUS SURVEY OF  
2.08 ± ACRES  
MUSKINGUM CO. TAX MAP

DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY: *[Signature]*  
3-17-97

NORTHEAST CORNER  
NORTHWEST QUARTER  
SECTION 21

WEST LINE OF  
VOL. 1087, PG. 41

KENNETH SMITH  
VOL. 978, PG. 293  
0.142 ± ACRES

MID SECTION LINE  
S.05°28'48"W. 1576.01' (DEED)

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 MARCH, 1997.

**OFFICE COPY  
NOT RECORDABLE**

W.J. BIEDENBACH  
REGISTERED SURVEYOR #5718

W.J. BIEDENBACH & ASSOC.  
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(614) 453-4850

DRAWN BY: AJS	DATE: 03-06-97
SCALE: 1"=50'	CHECKED BY: WJB
JOB NO: 3977	DRAWING NO: D:\3977\3977

KEVIN HELSER, et. al.  
VOL. 944, PG. 42

P.O.B.  
N.86°09'22"W. 1587.31'  
N.86°09'22"W. 24.48' INGRESS AND EGRESS EASEMENT

N.11°10'52"E. 509.31'  
484.10'  
S.08°26'08"W. 506.76'  
25.21'

S.11°10'52"W.  
125.09'  
3/4" P.P.P.