

W. J. Biedenbach & Associates

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Surveying and Mapping

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RICK AND POLLY JESSE
AUDITORS PARCEL NUMBER 25-25-55-21-04-005 (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 1258.26 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 54.57 FEET TO A POINT AT THE SOUTHEAST CORNER OF A 3.22 ACRE TRACT CONVEYED TO ROY K. GUSS BY DEED RECORDED IN VOLUME 1087, PAGE 41 OF THE MUSKINGUM COUNTY DEED RECORDS; THENCE WITH THE EAST LINE OF THE SAID GUSS TRACT, NORTH 06 DEGREES 16 MINUTES 25 SECONDS EAST 341.84 FEET TO AN IRON PIN SET; THENCE LEAVING THE SAID EAST LINE AND TRAVERSING THROUGH THE TRACT CONVEYED TO RICK AND POLLY JESSE BY DEED RECORDED IN VOLUME 955, PAGE 103 OF THE SAID COUNTY RECORDS, THE NEXT FIVE COURSES AND DISTANCES:

- 1) SOUTH 68 DEGREES 24 MINUTES 35 SECONDS EAST 48.58 FEET TO AN IRON PIN SET;
- 2) SOUTH 11 DEGREES 11 MINUTES 24 SECONDS WEST 54.52 FEET TO AN IRON PIN SET;
- 3) SOUTH 33 DEGREES 26 MINUTES 52 SECONDS EAST 65.63 FEET TO AN IRON PIN SET;
- 4) SOUTH 06 DEGREES 28 MINUTES 41 SECONDS WEST 49.03 FEET TO AN IRON PIN SET;
- 5) SOUTH 15 DEGREES 55 MINUTES 55 SECONDS WEST 175.35 FEET TO THE PLACE OF BEGINNING, PASSING AN IRON PIN SET AT 149.79 FEET.

CONTAINING 0.506 MORE OR LESS ACRES. SUBJECT TO ALL APPLICABLE EASEMENTS, INCLUDING A 25 FOOT WIDE INGRESS AND EGRESS EASEMENT ALONG THE SOUTH LINE OF THE ABOVE DESCRIBED TRACT (VOLUME 1087, PAGE 41).

**OFFICE COPY
NOT RECORDABLE**

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY W. J. Biedenbach

3-17-97

ADDRESS N/A

SURVEY FOR KENNY GUSS

AUDITORS PARCEL NUMBER

25-25-55-21-04-005 (PART)

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

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

LEGEND

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

ROY K. GUSS
VOL. 1087, PG. 41

RICK & POLLY JESSE
VOL. 955, PG. 103
0.506 ± ACRES

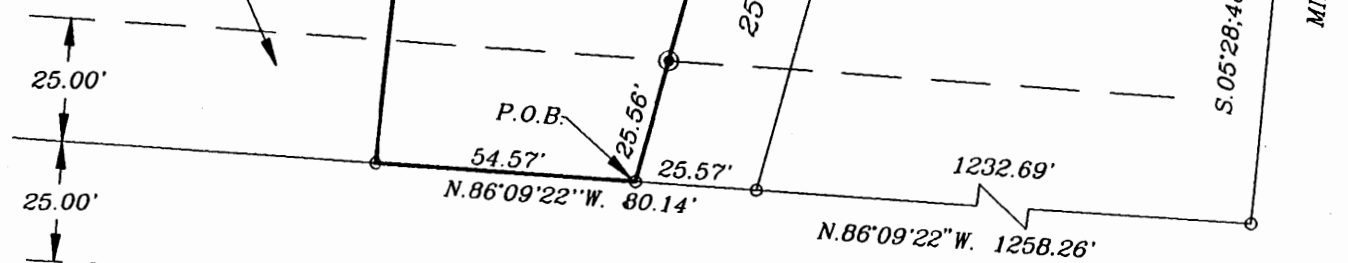
RICK & POLLY JESSE
VOL. 955, PG. 103

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY *[Signature]*
3-17-97

NORTHEAST CORNER
NORTHWEST QUARTER
SECTION 21

INGRESS AND EGRESS
EASEMENT



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

W.J. BIEDENBACH & ASSOC.
SURVEYING & MAPPING
ZANESVILLE, OHIO
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I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME, W.J. BIEDENBACH, REGISTERED SURVEYOR #5718, ON THIS DAY OF MARCH, 1997.

**OFFICE COPY
NOT RECORDABLE**

W.J. BIEDENBACH
REGISTERED SURVEYOR #5718

DRAWN BY: AJS	DATE: 03-06-97
SCALE: 1"=40'	CHECKED BY: WJB
JOB NO: 3977	DRAWING NO: D:\3977\3977