

3.53 Acre Remainder of Wonetta C. Smith Property

**Situated in the State of Ohio, County of Muskingum, Township of Hopewell, Quarter Township 3, and being part of Lot 33, Township 1, Range 9, United States Military Lands, and being part of the lands presently owned by Wonetta C. Smith, per Deed Record 1041, Page 412, and Official Record 1125, Page 885, and being more particularly described as follows:**

Beginning for reference at a point in County Line Road, at the Northwest corner of Lot 33, Township 1, Range 9, United States Military Lands, as per adjoining survey to the north performed by John Hagan;

Thence along the county line, and in County Line Road, and along the west line of lands presently owned by V. W. Woodruff,(OR 1908-781), and Wonetta C. Smith,(OR 1125-885), and (DR 1041-412), South 05 degrees 11 minutes 28 seconds West, 294.10 feet to a point and being the principal place of beginning;

Thence through the said Smith lands the following two courses:

- 1.) South 76 degrees 03 minutes 46 seconds East, 327.44 feet to an iron pin set, passing an iron pin set at 30.10 feet;
- 2.) North 12 degrees 43 minutes 36 seconds East, 139.19 feet to a point in a small run, on the south line of lands presently owned by V. W. Woodruff,(OR 1908-781), passing an iron pin set at 132.87 feet;

Thence along the south line of said Woodruff lands, South 76 degrees 13 minutes 00 seconds East, 265.86 feet to a point in a stream, on the west line of lands presently owned by M. Teisinger,(OR 1977-380), from which an iron pin set bears South 89 degrees 00 minutes 16 seconds West, 44.15 feet;

Thence along the west line of said Teisinger lands, South 05 degrees 48 minutes 30 seconds West, 276.38 feet to an iron pin set, passing an iron pin found at 212.62 feet;

Thence through the said Smith lands the following five courses:

- 1.) North 81 degrees 01 minutes 56 seconds West, 264.00 feet to an iron pin set, passing an iron pin set at 193.79 feet;
- 2.) South 07 degrees 54 minutes 36 seconds West, 50.52 feet to an iron pin set;
- 3.) North 81 degrees 02 minutes 33 seconds West, 207.81 feet to a point;
- 4.) North 84 degrees 45 minutes 31 seconds West, 75.68 feet to an iron pin set;
- 5.) South 83 degrees 13 minutes 57 seconds West, 54.10 feet to a point on the county line, and in County Line Road;

Thence along the county line and in County Line Road, North 05 degrees 11 minutes 28 seconds East, 258.45 feet to the principal place of beginning, containing 3.53 acres more or less.

Appended to the above described tract is an augmenting twenty feet wide ingress, egress easement, across the existing gravel drive, to access the house, and the business at the rear of the house, and being more particularly described as follows:

Situated in the State of Ohio, County of Muskingum, Township of Hopewell, Quarter Township 3, and being part of Lot 33, Township 1, Range 9, United States Military Lands, and

being part of the lands presently owned by Wonetta C. Smith, per Deed Record 1041, Page 412, and being more particularly described as follows:

Beginning for reference at a point in County Line Road, at the Northwest corner of Lot 33, Township 1, Range 9, United States Military Lands, as per adjoining survey to the north performed by John Hagan;

Thence along the county line, and in County Line Road, and along the west line of lands presently owned by V. W. Woodruff,(OR 1908-781), and Wonetta C. Smith,(OR 1125-885), and (DR 1041-412), South 05 degrees 11 minutes 28 seconds West, 552.55 feet to a point on the approximate north line of a gravel drive and being the principal place of beginning;

Thence along the following twenty courses enclosing an existing gravel drive,

- 1.) North 83 degrees 13 minutes 57 seconds East, 54.10 feet to an iron pin set;
- 2.) South 84 degrees 45 minutes 31 seconds East, 75.68 feet to a point;
- 3.) South 79 degrees 48 minutes 14 seconds East, 97.95 feet to a point;
- 4.) South 69 degrees 45 minutes 08 seconds East, 29.60 feet to a point;
- 5.) North 07 degrees 54 minutes 36 seconds East, 7.91 feet to a point on the north line of a 2.07 acre tract;
- 6.) Along the north line of said tract, South 81 degrees 02 minutes 33 seconds East, 20.00 feet to a point;
- 7.) South 07 degrees 54 minutes 36 seconds West, 11.92 feet to a point;
- 8.) South 69 degrees 45 minutes 08 seconds East, 74.11 feet to a point;
- 9.) South 87 degrees 08 minutes 31 seconds East, 52.98 feet to a point;
- 10.) North 35 degrees 43 minutes 18 seconds East, 37.02 feet to a point;
- 11.) North 08 degrees 25 minutes 34 seconds West, 40.07 feet to an iron pin set on the north line of a 2.07 acre tract;
- 12.) Along the north line of said tract, South 81 degrees 01 minutes 56 seconds East, 20.00 feet to a point;
- 13.) South 09 degrees 08 minutes 01 seconds East, 42.61 feet to a point;
- 14.) South 35 degrees 43 minutes 18 seconds West, 56.88 feet to a point;
- 15.) North 86 degrees 06 minutes 38 seconds West, 66.18 feet to a point;
- 16.) North 69 degrees 40 minutes 50 seconds West, 124.61 feet to a point;
- 17.) North 79 degrees 48 minutes 14 seconds West, 96.60 feet to a point;
- 18.) North 85 degrees 09 minutes 23 seconds West, 78.25 feet to a point;
- 19.) South 81 degrees 57 minutes 33 seconds West, 50.41 feet to a point on the county line;
- 20.) Along the county line, North 05 degrees 11 minutes 28 seconds East, 20.83 feet to the principal place of beginning, and containing 0.23 acres more or less.

Subject to all legal recorded easements and right of ways.

Iron pins set are 5/8 inch rebars , 30 inches long, with plastic identification caps.

Bearings are based on a survey of the adjoining property to the east, by C. Harkness, and dated 5-2-2002.

This description is written based on a field survey completed on November 12, 2010 by Jack D. Newcome, Reg. No. 7321.

Jack D. Newcome  
Jack D. Newcome, Reg. No. 7321



12-19-10  
Date

Parcel No.s  
Part of: 25-65-03-19-000 +- 3.41 Acres  
Part of 25-65-03-17-000 +- 0.12 Acres  
(+- 0.18 Acres in R\W of County Line Road)

The undersigned grantee(s) hereby acknowledge that(he, she, they), understand that the premises described is located upon a non-dedicated private drive. Further, the grantee(s) understand that no government body is responsible for care and maintenance of said private drive, and that grantee(s) are responsible for 50% of maintenance costs of said private drive.

DESCRIPTION APPROVED  
By: [Signature] 12/20/2010

**APPROVED**  
**MUSKINGUM COUNTY**  
**PLANNING COMMISSION DIRECTOR**  
[Signature]  
Date 6/6/11 Fee Paid -

