

William A. Sr. & Mary Ann Lentz
22.144 Ac.
S.W Qtr. Sec. 23 Part Par. 29-80-23-10-004 (12.621 Ac.)
S. E. Qtr. Sec. 24 Part Par. 29-80-24-27-000 (9.523 Ac.)

Situated in the State of Ohio, County of Muskingum, Township of Jackson:

Being a part of the Southwest Quarter of Section 23 and part of the Southeast Quarter of Section 24, Township 3, Range 9 of the United States Military Lands and Recorded in the name of William A. Sr. and Mary Ann Lentz in Official Record Volume 2025, Page 1 of the Muskingum County Deed Records bounded and described as follows:

Commencing at an iron pin found at the southwest corner of said southwest quarter of section 23 and the southeast corner of said southeast quarter of section 24; thence **N 1°28'10"E** (the base of bearings for this description is state plane grid from a solar observation) along the section line **975.15** feet to an iron pin found at the northwest corner of a 38.070 acre parcel owned by John Lyman Lentz (O.R. 2394, Pg. 333) and the northeast corner of a new survey of 4.569 acre parcel for said John Lyman Lentz and the **True Place of Beginning** for the following described parcel; thence **N 82°46'38"W** along the north line of said 4.569 acre parcel **590.16** feet to an iron pin set on the east line of an abandoned canal owned by Muskingum County (Vol. 886, Pg. 259 – Parcel 3 on Pg. 261) ; thence along the east line of said canal the following 7 courses and distances:

1- N 15°06'08"E 340.33 feet to an iron pin found

2- N 21°28'10"E 223.59 feet to an iron pin found

3- N 31°48'53"E 158.53 feet to an iron pin found

4- N 41°49'35"E 240.84 feet to an iron pin found

5- N 52°12'18"E 169.23 feet to an iron pin found

6- N 69°47'06"E 60.35 feet to a point

7- N 66°39'30"E 8.10 feet to an iron pin found on the east line of said southeast quarter of section 24; thence **S 1°28'10"W** along the section line and the west line of property owned by Wayne and Carolyn R. Graham (Vol. 526, Pg. 88) **660.37** feet to a point; thence **S 88°03'36"E** along the south line of said Graham property and into the southwest quarter of section 23 a distance of **1531.67** feet to an iron pin found and passing through an iron pin found at **1.94** feet;

Thence **S 1°36'23"W** along the west line of a 3.03 acre parcel owned by Randall E. and Susan M. Miller (O.R. 2605, Pg. 544) a distance of **263.16** feet to an iron pin found; thence along the north line of a 1.147 acre parcel (new survey) for John Lyman Lentz and through the lands of said William A. Sr. and Mary Ann Lentz **N 87°55'35"W** 215.00 feet to an iron pin set; Thence **S22°02'20"E** along the west line of said 1.147 acre parcel **254.62** feet to an iron pin set ; thence along the north line of a 38.070 acre parcel owned by John Lyman Lentz (O.R. 2394, Pg. 333) the following 4 courses and distances:

1- **N 87°55'35"W 423.39** feet to an iron pin found

2- **N 11°58'01"W 227.80** feet to an iron pin found

3- **S 87°18'25"W 535.16** feet to an iron pin found

4- **S 81°18'46"W 414.01** feet to the **True Place of Beginning** containing **22.144** acres.

9.523 acres is part of Auditors Parcel No. 29-80-24-27-000.

12.621 acres is part of Auditors Parcel No. 29-80-23-10-004.

Subject to all legal right of ways and easements on record.

Base of bearings is state plane grid from a solar observation.

GPS points used on survey in 2013 and 2014 used Muskingum County Monument No. 42.

All iron pins on property were found and marked September 2015 were set from previous surveys.

This Survey was based on a field survey made May 1999 of the Lentz Farm and a 2.987 acre split August 2006 and a 38.070 acre split September 2011 and two surveys in 2015 of 1.147 acres and 4.569 acres all made by Richard Max Graves Registered Surveyor No. 5792.

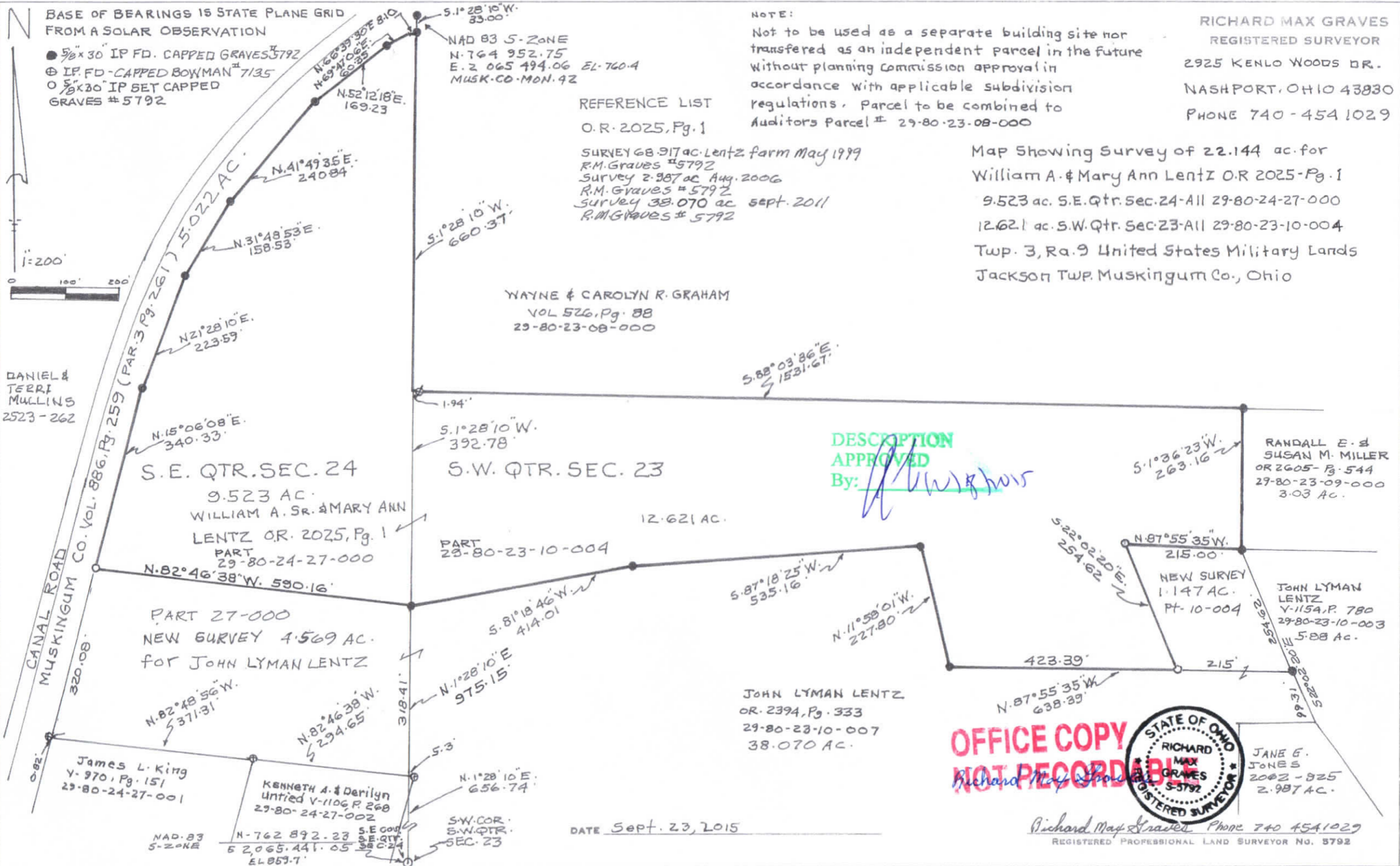
Note:

Not to be used as a separate building site nor transferred as an independent parcel in the future without planning commission approval in accordance with applicable subdivision regulations. Parcel to be combined to auditors Parcel No. 29-80-23-08-000.

DESCRIPTION
APPROVED
By: *Richard Max Graves*

OFFICE COPY
Richard Max Graves
NOT RECORDABLE





BASE OF BEARINGS IS STATE PLANE GRID FROM A SOLAR OBSERVATION

- 5/8" x 30" IP FD. CAPPED GRAVES #5792
- ⊕ IP. FD. CAPPED BOWMAN #7135
- 5/8" x 30" IP SET CAPPED GRAVES #5792

NAD 83 S-ZONE
 N. 764 952.75
 E. 2 065 494.06 EL. 760.4
 MUSK. CO. MON. 42

REFERENCE LIST
 O.R. 2025, Pg. 1

SURVEY 68.917 ac. Lentz farm May 1999
 R.M. Graves #5792
 Survey 2.987 ac Aug. 2006
 R.M. Graves #5792
 Survey 38.070 ac Sept. 2011
 R.M. Graves #5792

NOTE:
 Not to be used as a separate building site nor transferred as an independent parcel in the future without planning Commission approval in accordance with applicable subdivision regulations. Parcel to be combined to Auditors Parcel # 29-80-23-08-000

RICHARD MAX GRAVES
 REGISTERED SURVEYOR
 2925 KENLO WOODS DR.
 NASHPORT, OHIO 43830
 PHONE 740-4541029

Map Showing Survey of 22.144 ac. for William A. & Mary Ann Lentz O.R. 2025-Pg. 1
 9.523 ac. S.E. Qtr. Sec. 24-All 29-80-24-27-000
 12.621 ac. S.W. Qtr. Sec. 23-All 29-80-23-10-004
 Twp. 3, Ra. 9 United States Military Lands
 Jackson Twp. Muskingum Co., Ohio

WAYNE & CAROLYN R. GRAHAM
 VOL 526, Pg. 88
 29-80-23-08-000

DESCRIPTION APPROVED
 By: *[Signature]*

S.E. QTR. SEC. 24
 9.523 AC.
 WILLIAM A. SR. & MARY ANN
 LENTZ O.R. 2025, Pg. 1
 PART
 29-80-24-27-000

S.W. QTR. SEC. 23
 12.621 AC.
 PART
 29-80-23-10-004

PART 27-000
 NEW SURVEY 4.569 AC.
 FOR JOHN LYMAN LENTZ

JOHN LYMAN LENTZ
 O.R. 2394, Pg. 333
 29-80-23-10-007
 38.070 AC.

James L. King
 V-970, Pg. 151
 29-80-24-27-001

KENNETH A. & DERYLYN
 Untied V-1106 P. 268
 29-80-24-27-002

JANE E. JONES
 2082-825
 2.987 AC.

NAD. 83
 S-ZONE

N-762 892.23
 S.E. QTR.
 SEC. 24
 E. 2 065.441.05
 EL 853.7

DATE Sept. 23, 2015

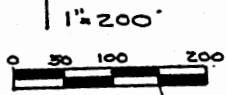
OFFICE COPY
 NOT RECORDABLE



Richard Max Graves Phone 740 4541029
 REGISTERED PROFESSIONAL LAND SURVEYOR No. 5792



BASE OF BEARINGS IS STATE PLANE GRID
FROM A SOLAR OBSERVATION
O 5/8" x 30" IRON PIN SET CAPPED #5792
● IRON PIN
○ CANAL MON FD.



MAP SHOW
FOR FRAN
S.E. QTR
THE LINE
JACKSON

S. 1° 28' 10" W. 33-00 29-80-24-27

WAYNE & CAROL
GRAHAM VOL. 52
89.85

PARCEL
No. 29-80-24-27-000
VOL. 843 Pg. 270
TRACT TWO SECOND PARCEL
14.092 AC.

PARCEL
No 29-80-23-10-000
53.663 AC. TOTAL

S.E.

QTR. SEC. 24

S.W. Q

TOTAL SEC. 24
(15.254 AC)

DESCRIPTION AF
FOR AUDITOR'S
BY *ALB*
5-25-9

JAMES KING
V-970, Pg. 151
M. D. NICHOLS
SURVEY # 6923

KENNETH
& DERILYN
LIMITED
V-1106, P. 268

S M. BOWMAN
SURVEY # 7135

SW. COR.
S.W. QTR.
SEC. 23

SEC. 11
QTR. TWP. 2

