



Linn Engineering, Inc.

Civil Engineering Consultants

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534 Market Street • P.O. Box 2671 • Zanesville, Ohio 43702-2671

PARCEL #1 33-30-29-10
10805 FRAZERSBURG RD

PARCEL #2 33-30-29-09

Situated in the State of Ohio, County of Muskingum,
Village of Dresden bounded and described as follows:

Being a part of Outlot 81 of the Village of Dresden and
being part of lands now owned by Charles Mitchell, Jr.,
as described in Muskingum County Deed Record 566, Page
242, and more particularly described as follows:

PARCEL ONE: Beginning for reference at an iron pipe
found on the northeast corner of Lot 23 of Mitchell Hill
Subdivision as designated and delineated on Muskingum
County Plat Book 16, Pages 114 and 115 and the south line
of lands now owned by Charles Mitchell, Jr. (Deed Record
566-242); thence along the north line of said Lot 23
South 82 degrees 26 minutes 00 seconds East 51.83 feet to
a point; thence South 82 degrees 26 minutes 00 seconds
East 48.10 feet to an iron pipe found from which an iron
pin set bears North 07 degrees 34 minutes 00 seconds East
50.00 feet, (for reference due to future construction);
thence continuing along said line South 82 degrees 26
minutes 00 seconds East 40.30 feet to the principal place
of beginning; thence North 07 degrees 34 minutes 00
seconds East 50.00 feet to an iron pin found; thence
North 07 degrees 34 minutes 00 seconds East 226.25 feet
to an iron pin found on the south line of lands now owned
by J. and K. Tignor (Deed Record 468-641); thence along
said Tignor's south line North 84 degrees 26 minutes 20
seconds East 694.88 feet to an iron pin set; thence along
said Tignor's east line North 17 degrees 10 minutes 29
seconds West 243.11 feet to an iron pipe found on the
south line of lands now owned by J. and D. Tignor (Deed
Record 955-236); thence along said Tignor's south line
North 72 degrees 02 minutes 27 seconds East 90.52 feet to
an iron pipe found on said Tignor's southeast corner;
thence North 71 degrees 22 minutes 12 seconds East 87.40
feet to an iron pipe found on the southeast corner of
lands now owned by J. and S. Tippie (Deed Record 1039-
325); thence North 72 degrees 34 minutes 37 seconds East
100.11 feet to an iron pipe found on the southeast corner
of lands now owned by M. and S. McKenzie (Deed Record
1107-264); thence along the south line of lands now owned
by North 72 degrees 47 minutes 05 seconds East 200.42
feet to an iron pipe found on the southeast corner of
lands now owned by W. and J. McBride (Deed Record 529-
502); thence along the west right of way of Muskingum
Avenue South 17 degrees 54 minutes 45 seconds East 22.43

Mitchell

Page 2

feet to a point; thence along the south right of way of said Muskingum Avenue South 86 degrees 15 minutes 13 seconds East 35.50 feet to a point; thence along the west line of lands now owned by J.A. Longstreth (Deed Record 1100-121) South 42 degrees 08 minutes 04 seconds West 135.07 feet to an iron pin found; thence along said Longstreth's south line South 64 degrees 07 minutes 13 seconds East 89.14 feet to an iron pipe found; thence continuing along said south line South 86 degrees 00 minutes 32 seconds East 79.91 feet to an iron pipe found on the southeast corner of said Longstreth's lands; thence South 86 degrees 08 minutes 27 seconds East 79.89 feet to an iron pipe found on the southeast corner of lands now owned by C. and E. Wolfe (Deed Record 638-130); thence South 86 degrees 08 minutes 27 seconds east 80.00 feet to an iron pipe found on the south line of lands Charles Mitchell, Jr. (Deed Record 566-242); thence along the northwest line of lands now owned by H. And M. Wolford (Deed Record 1016-202) South 49 degrees 30 minutes 28 seconds West 152.14 feet to an iron pin found; thence along the northwest line of lands now owned by M. and V. Mitchell the following four courses: 1) South 60 degrees 58 minutes 01 seconds West 133.44 feet to an iron pin found; 2) South 45 degrees 33 minutes 11 seconds West 95.83 feet to an iron pin found; 3) South 19 degrees 23 minutes 40 seconds West 193.52 feet to an iron pin found; 4) South 12 degrees 35 minutes 05 seconds West 110.85 feet to an iron pipe found; thence South 77 degrees 56 minutes 36 seconds West 117.01 feet to an iron pin set; thence North 40 degrees 32 minutes 21 seconds West 226.57 feet to an iron pin set; thence North 84 degrees 09 minutes 45 seconds West 172.10 feet to an iron pin set; thence South 08 degrees 34 minutes 04 seconds West 230.71 feet to a point, passing an iron pin set at 220.71 feet; thence South 82 degrees 26 minutes 00 seconds East 137.64 feet to an iron pin found; thence South 07 degrees 34 minutes 00 seconds West 25.00 feet to a point on the north right of way of Nicholas Lane as designated and delineated on said Mitchell Hill Subdivision and the south line of said Mitchell's land; thence along the north right of way line of Nicholas Lane North 82 degrees 26 minutes 00 seconds West 665.72 feet to the principal place of beginning; containing 10.60 acres, more or less, subject to all legal road right of ways and applicable easements, written or implied.

PARCEL TWO: Beginning at an iron pipe found on the northeast corner of Lot 23 of Mitchell Hill Subdivision as designated and delineated on Muskingum County Plat

33-30-29-10

10805 FRAZERS BULE

SITUATED IN

The State of Ohio, County of Muskingum
Village of Dresden, Part of Outlot 81

BASIS OF BEARING

Bearings are based on the north line of
Nicholas Lane (S82°26'00"E) as depicted
on page 114 of Plat Book 16, (Mitchell Hill
Subdivision) of the Musk. Co. Records.

LEGEND

- Iron Pin Set, 5/8" rebar
- △ Railroad Spike Set
- Iron Pin Found
- Axle Found
- Pipe Found
- ▼ Railroad Spike Found

REFERENCES

DR 1-673	DR 955-236
DR 468-641	DR 1016-202
DR 520-502	DR 1039-325
DR 532-105	DR 1077-153
DR 538-575	DR 1100-121
DR 542-778	
DR 566-242	Plat Book 10, Page 5
DR 638-130	Plat Book 12, Page 2
DR 906-247	Plat Book 16, Page 114
DR 944-175	Tax Map 33-30

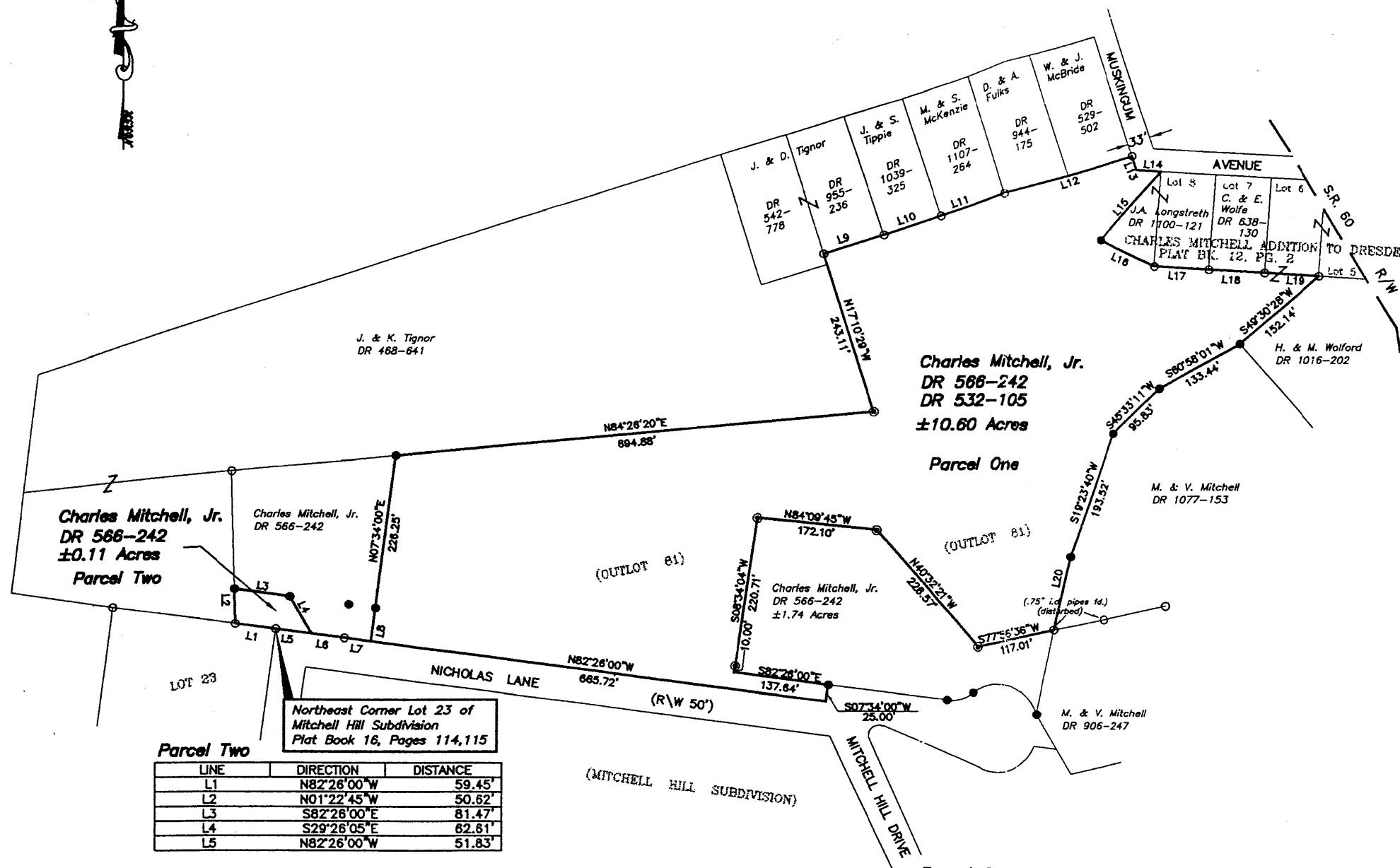
PARCEL NOS.

Parcel One
Part of: 33-33-30-29-10-000 (±7.09 ac.)
All of: 33-33-30-29-08-000 (±3.51 ac.)

Parcel Two
Part of: 33-33-30-29-10-000 (±0.11 ac.)



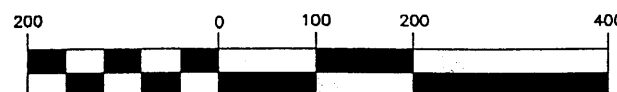
OFFICE COPY
NOT RECORDED
Date 6-27-95
Reg. Surveyor No. 7321



DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

7-11-95

GRAPHIC SCALE



(IN FEET)
1 inch = 200 ft.



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