

GENERAL WARRANTY SURVIVORSHIP DEED

Know All By These Presents

THAT Melvin Brewer and Janet Brewer, husband and wife, for valuable consideration paid, grant with General Warranty Covenants to Darin Cody and Shelby Cody for their joint lives, remainder to the survivor of them, the following real property:

Situate in the State of Ohio, County of Muskingum and Township of Licking:

Being a survey of part of the parcel conveyed to Melvin Brewer and Janet Brewer in Deed Volume 775, Page 227 in the Muskingum County Recorder's Office and being further described as follows:

Situated in the State of Ohio, County of Muskingum, Township of Licking, being a part of the north half of Quarter Township Three (3), Range (9), Township Two (2) of the United States Military Lands:

Commencing for reference at a railroad spike found at the intersection of Pleasant Valley Road (C.R. #408) and Cottage Hill Road (C.R. #8); thence with the tangents of Pleasant Valley Road the following three (3) courses and distances: 1) North 60 degrees 32'53" West 170.94 feet; 2) North 48 degrees 08'43" West 985.60 feet; 3) North 73 degrees 01'13" West 602.97 feet; thence continuing with Pleasant Valley Road the following four (4) courses and distances: 1) North 47 degrees 55'38" West 430.93 feet, passing over the Southeast corner of the Brewer parcel at 328.54 feet; 2) North 49 degrees 05'38" West 121.11 feet; 3) North 50 degrees 53'33" West 140.84 feet; 4) North 51 degrees 48'18" West 404.41 feet to the true place of beginning of the tract herein to be described; thence, continuing with Pleasant Valley Road, North 51 degrees 48'18" West 154.57 feet to the Southwest corner of the Brewer parcel; thence along the West line of the Brewer parcel and the East line of a parcel conveyed to Donald J. Saling in Deed Volume 1087 Page 569, North 02 degrees 09'43" East 408.10 feet to a 5/8" iron re-bar found at the Northwest corner of the Brewer parcel, passing over a 5/8" iron re-bar (capped R.S. 6885) found at 48.40 feet; thence along the North line of the Brewer parcel and the South line of a United States Tract B-203 (Deed Volume 345 Page 245), South 66 degrees 23'32" East 134.30 feet to an iron pin set; thence, on a new line through the Brewer parcel, South 02 degrees 09'43" West 449.93 feet to the true place of beginning, passing over an iron pin set 399.93 feet.

The parcel as surveyed contains 1.231 acres more or less.

The bearings of the above described parcel are based on the West line of the Melvin Brewer and Janet Brewer parcel (Deed Volume 775 Page 227) as being North 02 degrees 09'43" East and are used to denote angles only.

All iron pins set are 5/8" O.D. reinforcing bars with yellow caps labeled "John W. Hagan, #4968".

The above description is based on a field survey done under the supervision of John W. Hagan, P.E., P.S., Ohio Registered Surveyor #4968 in September, 1997.

Tax Parcel No. 35-30-51-01-000 (TAP)

Address of Real Estate: Pleasant Valley Road, Nashport, Ohio 43830

Map Number:

Subject to any and all easements, rights of way, conditions and restrictions of record, all legal highways, zoning ordinances, rules and regulations.

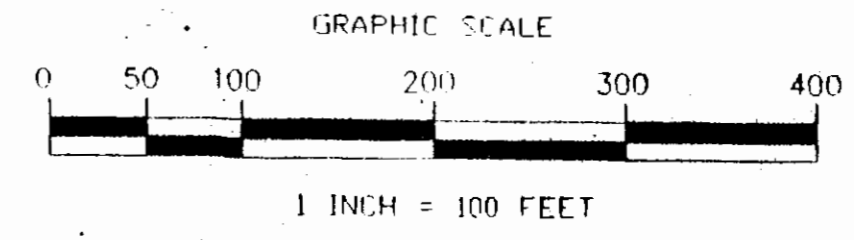
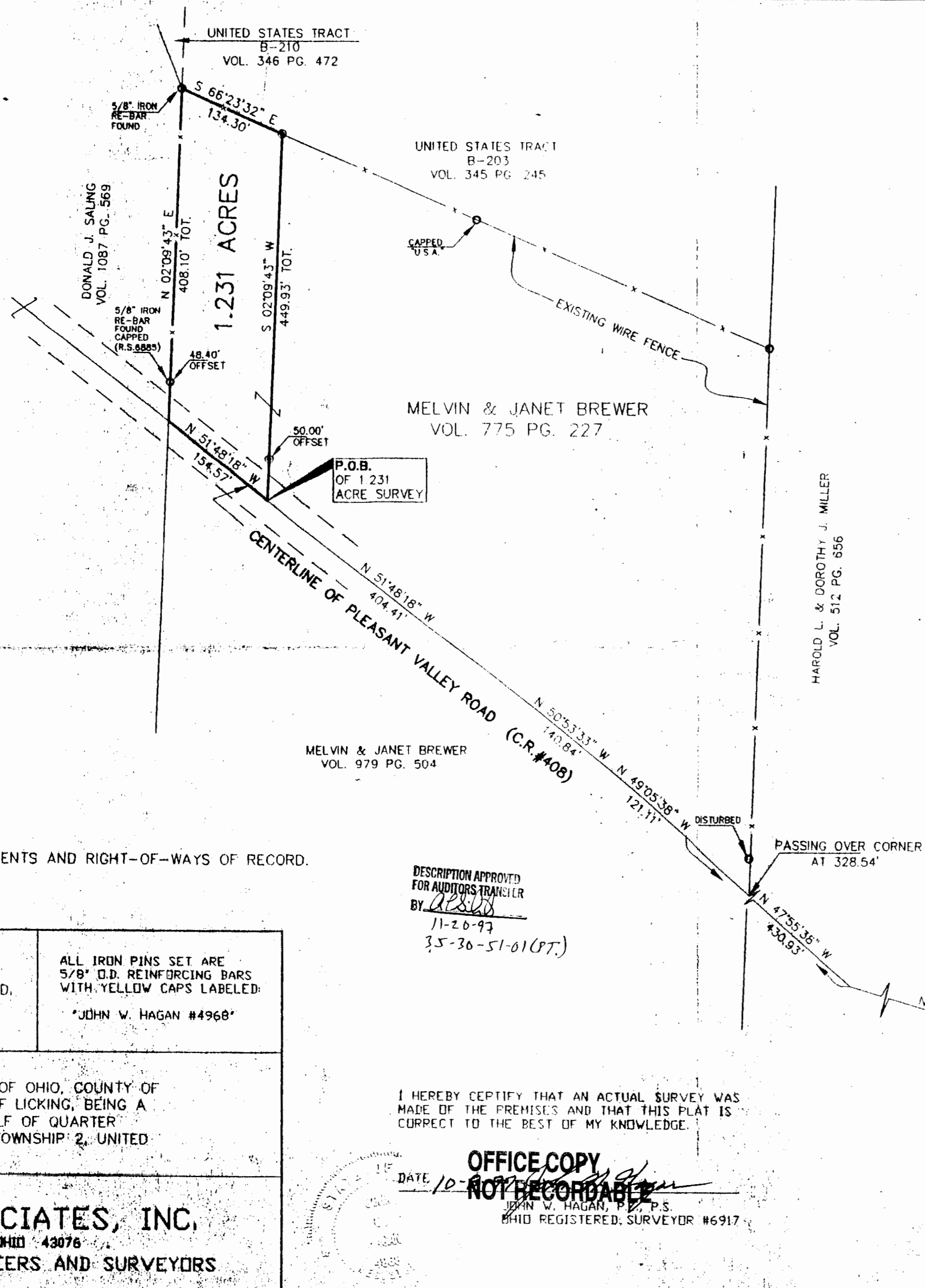
Being the same premises conveyed to Melvin Brewer and Janet Brewer by document recorded in Deed Volume 775 at Page 227 of the Muskingum County Recorder's Office.

EXCEPTED from the general warranty covenants are the real estate taxes and assessments which shall be prorated between the grantor and the grantee to the time of closing and those taxes and assessments due and payable thereafter.

OFFICE COPY
NOT RECORDABLE

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY [Signature]
11-20-97

THIS INSTRUMENT PREPARED BY
LAW OFFICES
REESE, PYLE, DRAKE & MEYER, P.L.L.
36 NORTH SECOND STREET - P.O. Box 919
NEWARK, OHIO 43058-0919



LEGEND

- - IRON PIN FOUND
- ⊙ - IRON PIN SET
- △ - RAILROAD SPIKE FOUND
- ▲ - RAILROAD SPIKE SET

BASIS OF BEARINGS OF THIS PLAT ARE BASED ON THE WEST LINE OF THE MELVIN & JANET BREWER TRACT (D.V. 775 PG. 227) AS BEING N 02°09'43" E AND ARE USED TO DENOTE ANGLES ONLY.



SUBJECT TO ALL EASEMENTS AND RIGHT-OF-WAYS OF RECORD.

DESCRIPTION APPROVED FOR AUDITORS TRANSFER BY *[Signature]* 11-20-97 35-30-51-01(PT.)

I HEREBY CERTIFY THAT AN ACTUAL SURVEY WAS MADE OF THE PREMISES AND THAT THIS PLAT IS CORRECT TO THE BEST OF MY KNOWLEDGE.

OFFICE COPY NOT RECORDABLE
 JOHN W. HAGAN, P.E., P.S.
 OHIO REGISTERED SURVEYOR #6917

RAILROAD SPIKE FOUND AT THE INTERSECTION OF PLEASANT VALLEY ROAD & COTTAGE HILL ROAD.

PREPARED FOR MELVIN BREWER 6330 PLEASANT VALLEY RD. NASHPORT, OHIO 43830	ALL IRON PINS SET ARE 5/8" O.D. REINFORCING BARS WITH YELLOW CAPS LABELED: *JOHN W. HAGAN #4968*
PROPERTY LOCATION: SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF LICKING, BEING A PART OF THE NORTH HALF OF QUARTER TOWNSHIP 3, RANGE 9, TOWNSHIP 2, UNITED STATES MILITARY LANDS.	
PREPARED BY: PERRY ASSOCIATES, INC. P.O. BOX 429 THORNVILLE, OHIO 43076 CONSULTING ENGINEERS AND SURVEYORS	