

35-44-01-06-003
6435 CREAMERY RD

W. J. BIEDENBACH AND ASSOCIATES, SURVEYING AND MAPPING
3120 LISA LANE, ZANESVILLE, OHIO 43701 (614)453-4850

K. MILLER
VOLUME 1076, PAGE 571
AUDITORS PARCEL NUMBER 35-35-44-01-06-003 (PART)

BEING A PART OF LOT NUMBER FOUR OF A SUBDIVISION OF LANDS MADE BY THOMAS WELLS, THE PLAT OF WHICH IS RECORDED IN DEED BOOK 1, PAGES 446-448 OF THE MUSKINGUM COUNTY DEED RECORDS; SITUATED IN THE FOURTH QUARTER OF TOWNSHIP 2, RANGE 9, OF THE UNITED STATES MILITARY LANDS, LICKING TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT NUMBER FOUR; THENCE SOUTH 01 DEGREES 32 MINUTES 28 SECONDS WEST, PASSING AN EXISTING IRON PIN (3/4 INCH PIPE) AT 671.41 FEET, A TOTAL DISTANCE OF 1102.76 FEET, ALONG THE EAST LINE OF SAID LOT NUMBER FOUR, TO AN IRON PIN SET, SAID POINT BEING THE PLACE OF BEGINNING OF THE TRACT HEREBIN INTENDED TO BE DESCRIBED; THENCE CONTINUING WITH THE SAID EAST LINE, SOUTH 01 DEGREES 32 MINUTES 28 SECONDS WEST 230.24 FEET TO A POINT, SAID POINT BEING SOUTH 88 DEGREES 27 MINUTES 32 SECONDS EAST 4.16 FEET FROM AN EXISTING IRON PIN (1 INCH ALUMINUM ROAD WITH CAP); THENCE CONTINUING WITH THE SAID EAST LINE, SOUTH 01 DEGREES 32 MINUTES 28 SECONDS WEST 63.28 FEET TO A POINT IN THE CENTER OF COUNTY ROAD 500 (CREAMERY ROAD); THENCE LEAVING THE SAID EAST LINE, SOUTH 59 DEGREES 26 MINUTES 24 SECONDS WEST 342.30 FEET TO A POINT IN THE CENTER OF SAID ROAD; THENCE LEAVING THE SAID ROAD AND WITH A LINE TWENTY-FIVE FEET EAST OF AND PARALLEL TO THE WEST LINE OF THE 9.597 MORE OR LESS ACRE TRACT CONVEYED TO K. AND M. MILLER BY DEED RECORDED IN VOLUME 1076, PAGE 571 OF THE SAID COUNTY RECORDS; NORTH 11 DEGREES 21 MINUTES 12 SECONDS WEST 587.15 FEET TO AN IRON PIN SET, PASSING IRON PINS SET AT 32.46 FEET, 188.86 FEET, 309.24 FEET, AND 422.40 FEET; THENCE SOUTH 75 DEGREES 29 MINUTES 38 SECONDS EAST 432.00 FEET TO THE PLACE OF BEGINNING, PASSING AN IRON PIN SET AT 157.14 FEET.

CONTAINING 3.597 MORE OR LESS ACRES. SUBJECT TO ALL LEGAL ROAD RIGHT-OF-WAY OF COUNTY ROAD 500 (CREAMERY ROAD), SUBJECT TO A FLOOD EASEMENT TO THE UNITED STATES OF AND ALL OTHER APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS5718-PS6923).

BEARINGS ARE BASED ON THE SOUTH LINE OF THE 10.333 MORE OR LESS ACRE TRACT CONVEYED TO H. HILL AS RECORDED IN VOLUME 1050, PAGE 377 OF THE MUSKINGUM COUNTY DEED RECORDS.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE DESCRIPTION AND PLAT TO BE CORRECT AS PREPARED BY ME, THIS 24TH DAY OF MAY, 1996.

OFFICE COPY
NOT RECORDABLE
MICHAEL D. NICHOLS
REGISTERED SURVEYOR 6923

D4006A-7 MILLER



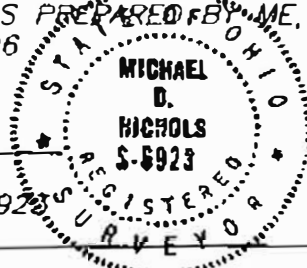
DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY ASB
6-4-96

THE UNITED STATES MILITARY
LANDS, LICKING TOWNSHIP
MUSKINGUM COUNTY, OHIO

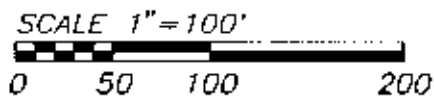
I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 24th DAY OF MAY, 1996

Michael D. Nichols
MICHAEL D. NICHOLS
REGISTERED SURVEYOR #6923



W. J. BIEDENBACH & ASSOC.
SURVEYING & MAPPING
ZANESVILLE, OHIO
(614) 453-4850

DRAWN BY: DWL	DATE: 05-24-96
REVISED BY:	REVISION DATE:
SCALE: 1" = 100'	CHECKED BY: WJB
Plot date: 05/30/96 File name: C:/4006/4006	



LEGEND

- IRON PIN FOUND
- ⊙ IRON PIN SET (5/8" REBAR W/CAP)
- IRON PIPE FOUND

RESEARCH:

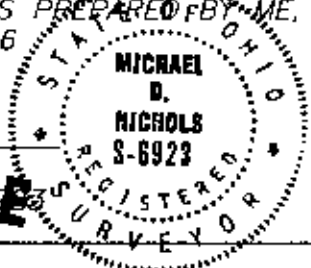
DEED VOL. 472, PG. 198
 DEED VOL. 545, PG. 122
 DEED VOL. 1050, PG. 377
 DEED BK. 1, PGS. 446-448
 SURVEY OF 10.48 Ac. COMPLETED BY
 RICHARD MAX GRAVES ON MAY 20, 1994
 MUSKINGUM COUNTY TAX MAP

BEARINGS ARE BASED ON THE SOUTH LINE
 OF THE 10.333± ACRE TRACT CONVEYED TO
 H. HILL AS RECORDED IN DEED VOL. 1050, PG. 377
 OF THE MUSKINGUM COUNTY DEED RECORDS.

BEING A PART OF LOT 4 OF A SUBDIVISION
 OF LANDS MADE BY THOMAS WELLS,
 THE PLAT OF WHICH IS RECORDED IN
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 TOWNSHIP 2, RANGE 9, OF
 THE UNITED STATES MILITARY
 LANDS, LICKING TOWNSHIP
 MUSKINGUM COUNTY, OHIO

I HEREBY CERTIFY TO THE BEST OF MY
 KNOWLEDGE AND BELIEF THE ABOVE PLAT AND
 SURVEY TO BE CORRECT AS PREPARED BY ME,
 THIS 24th DAY OF MAY, 1996

**OFFICE COPY
 NOT RECORDABLE**
 MICHAEL D. NICHOLS
 REGISTERED SURVEYOR



K. MILLER
 DEED VOL. 1076, PG. 571

K. MILLER
 DEED VOL. 1076, PG. 571
 PT. OF 35-35-44-01-06-003
 3.597 ± ACRES

DESCRIPTION APPROVED
 FOR AUDITORS TRANSFER
 BY *[Signature]*

6-9-96

25' STRIP
 K. MILLER
 D.V. 1076, PG. 571

COUNTY RD. 500
 S.59°26'24"W. 342.30'
 CREAMERY RD.

S.88°27'32"E.
 4.16'
 Iron Pin Found
 1" Aluminum Pin
 with Cap

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