

44-48-01-18-001
44-18-01-18-003

Biedenbach Engineering

N/A

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TANCO LOT No. 25

AUDITORS PARCEL NUMBER 44-44-48-01-18-001 (PART)—0.330 MORE OR LESS ACRES
AUDITORS PARCEL NUMBER 44-44-48-01-18-003 (PART)—0.308 MORE OR LESS ACRES

BEING A PART OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 2, RANGE 8, OF THE UNITED STATES MILITARY LANDS, MUSKINGUM TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING STONE AT THE SOUTHEAST CORNER OF THE SAID SOUTHWEST QUARTER;

THENCE WITH THE EAST LINE OF THE SAID SOUTHWEST QUARTER, NORTH 00 DEGREES 02 MINUTES 41 SECONDS WEST 979.57 FEET TO AN EXISTING IRON PIN;
THENCE LEAVING SAID EAST LINE NORTH 89 DEGREES 30 MINUTES 09 SECONDS WEST 237.43 FEET TO AN IRON PIN SET;
THENCE SOUTH 00 DEGREES 29 MINUTES 51 SECONDS WEST 117.24 FEET TO AN IRON PIN SET ON THE NORTH LINE OF NORTH PARK DRIVE;
THENCE WITH THE WEST LINE OF SAID DRIVE, SOUTH 46 DEGREES 18 MINUTES 52 SECONDS WEST 65.68 FEET TO AN IRON PIN SET;
THENCE WITH SAID WEST LINE, SOUTH 27 DEGREES 44 MINUTES 31 SECONDS EAST 78.52 FEET TO AN IRON PIN SET;
THENCE WITH SAID WEST LINE, SOUTH 34 DEGREES 48 MINUTES 23 SECONDS EAST 55.64 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE WITH SAID WEST LINE, SOUTH 01 DEGREES 00 MINUTES 05 SECONDS EAST 75.61 FEET TO AN IRON PIN SET;

THENCE WITH SAID WEST LINE, SOUTH 05 DEGREES 12 MINUTES 56 SECONDS EAST 133.76 FEET TO AN IRON PIN SET;

THENCE WITH SAID WEST LINE, WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 116.98 FEET (CHORD BEARING SOUTH 02 DEGREES 58 MINUTES 02 SECONDS WEST 33.30 FEET) AN ARC DISTANCE OF 33.41 FEET TO AN IRON PIN SET;

THENCE LEAVING SAID NORTH PARK DRIVE, NORTH 56 DEGREES 23 MINUTES 29 SECONDS WEST 219.66 FEET TO AN IRON PIN SET;

THENCE NORTH 01 DEGREES 24 MINUTES 53 SECONDS EAST 20.00 FEET TO AN IRON PIN SET;

THENCE NORTH 37 DEGREES 31 MINUTES 41 SECONDS EAST 124.34 FEET TO AN IRON PIN SET;

THENCE NORTH 88 DEGREES 52 MINUTES 14 SECONDS EAST 94.97 FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.638 MORE OR LESS ACRES, SUBJECT TO ALL APPLICABLE EASEMENTS INCLUDING A TEN FOOT WIDE UTILITY EASEMENT ALONG THE EAST LINE AND A TWENTY FOOT WIDE UTILITY, SANITARY, DRAINAGE EASEMENT ALONG THE WEST LINE AND A FIVE FOOT DRAINAGE EASEMENT ALONG THE SOUTH LINE OF THE ABOVE DESCRIBED TRACT.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS7923-PS6923).

THE BEARINGS ARE BASED ON THE EASTERLY LINE OF IDLEWOOD NUMBER 2 (PLAT BOOK 14, PAGE 97).

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 5TH DAY OF JANUARY 2001.

**OFFICE COPY
NOT RECORDABLE**
MICHAEL D. NICHOLS
REGISTERED SURVEYOR 6923

DESCRIPTION APPROVED
FOR RECORDATION & TRANSMISSION
[Signature]
2-7-2001

SURVEY OF LOT 25 OF MAPLE CREEK NORTH

AUDITORS PARCEL NUMBER

44-44-48-01-18-003 (PART)--0.308 ± ACRES

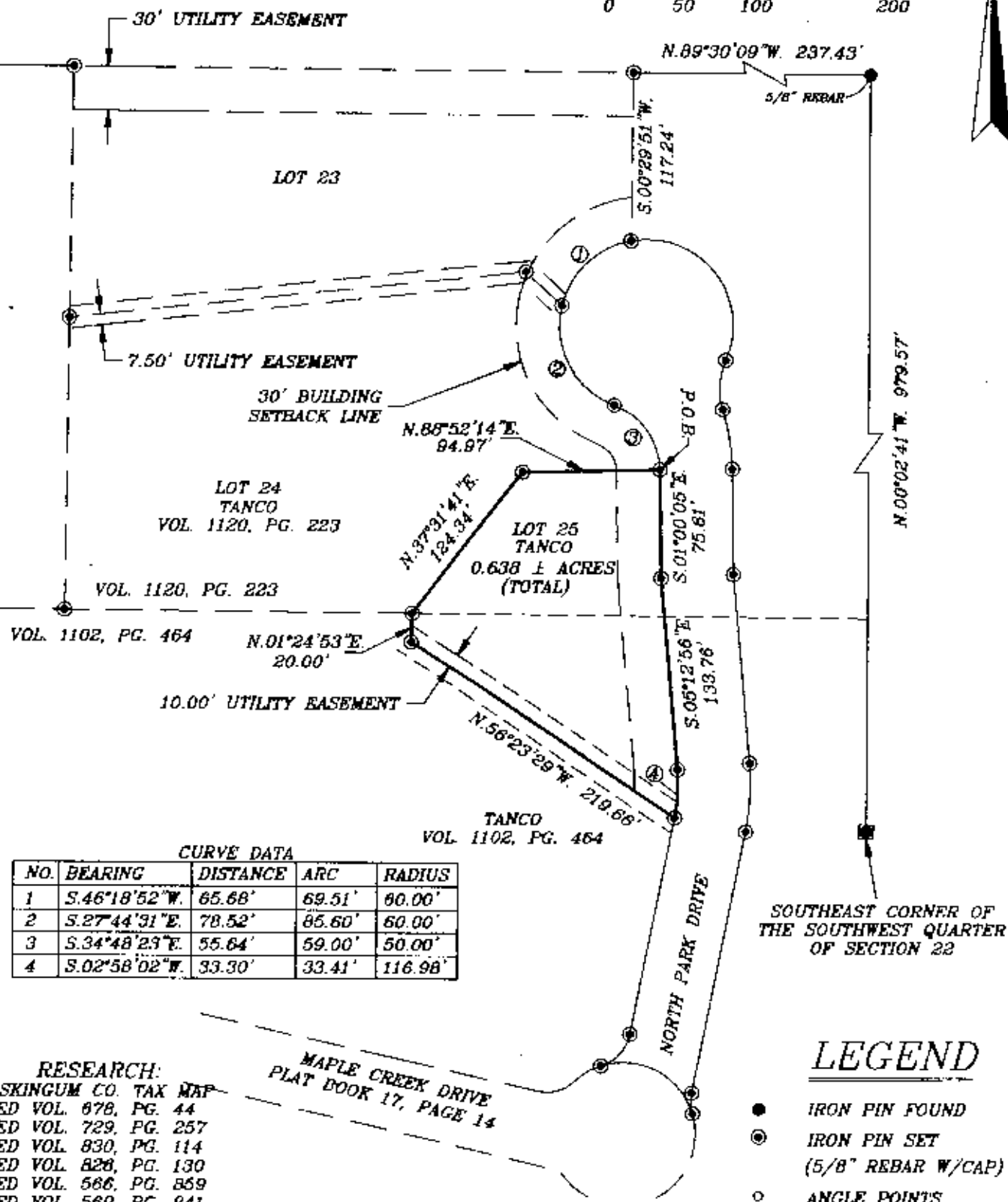
44-44-48-01-18-001 (PART)--0.330 ± ACRES

BEING A PART OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 2, RANGE 8, OF THE UNITED STATES MILITARY LANDS, MUSKINGUM TOWNSHIP, MUSKINGUM COUNTY, OHIO.

THE BEARINGS ARE BASED ON THE EASTERLY LINE OF IDLEWOOD No. 2 SUBDIVISION AS RECORDED IN PLAT BOOK 14, PAGE 97 OF THE MUSKINGUM COUNTY PLAT RECORDS.

SCALE 1"=100'

0 50 100 200



CURVE DATA

NO.	BEARING	DISTANCE	ARC	RADIUS
1	S.46°18'52\"W.	65.68'	69.51'	60.00'
2	S.27°44'31\"E.	78.52'	85.60'	60.00'
3	S.34°48'23\"E.	55.64'	59.00'	50.00'
4	S.02°58'02\"W.	33.30'	33.41'	116.98'

RESEARCH:

MUSKINGUM CO. TAX MAP
DEED VOL. 678, PG. 44
DEED VOL. 729, PG. 257
DEED VOL. 830, PG. 114
DEED VOL. 828, PG. 130
DEED VOL. 886, PG. 859
DEED VOL. 569, PG. 841
DEED VOL. 469, PG. 577
DEED VOL. 997, PG. 551
DEED VOL. 553, PG. 988
ASH MEADOWS SUB. PLAT
IDLEWOOD SUB. PLAT

MAPLE CREEK DRIVE
PLAT BOOK 17, PAGE 14

CONVEYANCE APPROVED
FOR RECORD TRANSFER
2-7-2001

LEGEND

- IRON PIN FOUND
- ⊙ IRON PIN SET
(5/8\" REBAR W/CAP)
- ANGLE POINTS
- EXISTING STONE

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME.
THIS 5th DAY OF FEBRUARY 2001.

**OFFICE COPY
NOT RECORDABLE**

MICHAEL D. NICHOLS
REGISTERED SURVEYOR #6923

BIEDENBACH ENGINEERING
ZANESVILLE, OHIO
(740) 453-4850

DRAWN BY: AJS	DATE: 01-05-01
SCALE: 1"=100'	CHECKED BY: MDN
JOB NO: 4190	DRAWING NO: D:\4190\TAN_25