

DEED DESCRIPTION

34.431 ACRES

HARRY R. & ROY D. YODER PROPERTY [part]

AUDITOR'S PARCEL #4747200103000 [entire]

AUDITOR'S PARCEL #4747060105000 [part]

BEING A PART OF THE SOUTHEAST QUARTER OF SECTION #6 and A PART OF THE NORTHEAST QUARTER OF SECTION #7, BOTH IN TOWNSHIP 15 NORTH, RANGE 14 WEST, NEWTON TOWNSHIP, CONGRESS LANDS, MUSKINGUM COUNTY, OHIO [ALSO BEING A PART OF A 79.597 +- ACRES TRACT AND ALL OF A 32.459 +- ACRES TRACT OF THE PROPERTY OF HARRY R. YODER and ROY D. YODER OF OFFICIAL RECORD BOOK 2109, PAGE 21 OF THE MUSKINGUM COUNTY RECORDER] AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, FOR REFERENCE, AT AN EXISTING IRON PIN {5/8 INCH DIAMETER STEEL ROD} MARKING THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION #7 {ALSO BEING THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION #6};

THENCE S 89° 38' 49" W 203.63 FEET, IN THE NORTH LINE OF SECTION #7, TO AN EXISTING IRON PIN {5/8 INCH DIAMETER STEEL ROD} IN THE NORTHWEST CORNER OF A 3.84 +- ACRE TRACT OF THE PROPERTY OF BONNIE J. ELSON OF OFFICIAL RECORD BOOK 2054, PAGE 420 AND THE **PRINCIPAL PLACE OF BEGINNING** OF THIS 34.431 ACRES PARCEL TO BE DESCRIBED;

[THE FOLLOWING 34.431 ACRES PARCEL TO BE DESCRIBED IS BOUNDED ON THE NORTH BY THE AFORESAID "YODER" PROPERTY AND BY THE PROPERTY OF CHARLES R. and MICHELLE ELSON OF OFFICIAL RECORD BOOK 2066, PAGE 352, BOUNDED ON THE EAST BY THE PROPERTIES OF AFORESAID "BONNIE J. ELSON", BY MORGAN L. and COURTNEY A. BURNS OF OFFICIAL RECORD BOOK 1815, PAGE 569, BY TODD A. and KIMBERLY D. STOTTS OF OFFICIAL RECORD BOOK 1841, PAGE 137 AND BY THE PROPERTY OF ROBERT E. and RUTH ANN HESLOP OF DEED BOOK 542, PAGE 208, BOUNDED ON THE SOUTH BY THE PROPERTY OF RODGER D. and DEBORAH J. CARSON, CO-TRUSTEES OF OFFICIAL RECORD BOOK 2022, PAGE 500 and PAGE 502 AND IS BOUNDED ON THE WEST BY THE PROPERTY OF JOSEPH M. and REBECCA A. MATTINGLY OF OFFICIAL RECORD BOOK 1734, PAGE 638 , ALL OF THE MUSKINGUM COUNTY RECORDER]

THENCE, FROM THE "**PRINCIPAL PLACE OF BEGINNING**", LEAVING THE NORTH LINE OF SECTION # 7, S 10° 49' 14" W 1117.48 FEET, IN THE AFORESAID "BONNIE J. ELSON", "MORGAN L. and COURTNEY A. BURNS" AND "TODD A. and KIMBERLY D. STOTTS" BOUNDARIES, RESPECTIVELY, TO AN EXISTING IRON PIN {3/4 INCH DIAMETER STEEL PIPE, THE SOUTHWEST CORNER OF SAID "STOTTS" PROPERTY}, PASSING AN EXISTING IRON PIN {5/8 INCH DIAMETER STEEL ROD} AT 565.76 FEET {THE NORTHWEST CORNER OF SAID "BURNS" PROPERTY};

THENCE, LEAVING SAID "STOTTS" PROPERTY, S 3° 20' 31" E 259.38 FEET, IN THE WEST LINE OF SAID "HESLOP" PROPERTY, TO AN EXISTING IRON PIN {3/4 INCH DIAMETER STEEL PIPE, THE SOUTHWEST CORNER OF THE AFORESAID "HESLOP" PROPERTY};

THENCE, LEAVING SAID "HESLOP" PROPERTY, S 88° 55' 27" W 140.60 FEET, IN THE NORTH LINE OF THE AFORESAID "CARSON" PROPERTY, TO AN EXISTING IRON PIN {3/4 INCH DIAMETER STEEL PIPE};

THENCE S 88° 09' 21" W 831.65 FEET, IN THE NORTH LINE OF SAID "CARSON" PROPERTY, TO AN EXISTING IRON PIN {5/8 INCH DIAMETER STEEL ROD} IN THE EAST BOUNDARY OF THE AFORESAID "MATTINGLY" PROPERTY , PASSING AN EXISTING IRON PIN {5/8 INCH DIAMETER STEEL ROD} AT 315.45 FEET;

THENCE, LEAVING SAID "CARSON" PROPERTY, N 0° 39' 56" E 1378.95 FEET, IN THE AFORESAID "MATINGLY" EAST BOUNDARY, TO AN EXISTING IRON PIN {5/8 INCH DIAMETER STEEL ROD} IN THE NORTH LINE OF SECTION #7, PASSING AN EXISTING IRON PIN {5/8 INCH DIAMETER STEEL ROD} AT 572.78 FEET;

THENCE, LEAVING SAID "MATINGLY" PROPERTY, N 89° 38' 49" E 479.08 FEET, IN THE NORTH LINE OF SECTION #7, TO AN IRON PIN SET;

THENCE, LEAVING THE NORTH LINE OF SECTION #7 AND ENTERING INTO SECTION #6, N 57° 53' 00" E 457.84 FEET TO A POINT IN, 30' FEET WIDE, TOWNSHIP ROAD #665 [A. K. A. MUTTER ROAD] AND IN THE NORTHWEST CORNER OF THE AFORESAID "CHARLES R. & MICHELLE ELSON" PROPERTY, PASSING AN IRON PIN SET AT 427.84 FEET;

THENCE THE FOLLOWING SIX [6] COURSES ARE TO POINTS IN "TOWNSHIP ROAD #665" AND ARE IN THE AFORESAID "CHARLES R. and MICHELLE ELSON" BOUNDARY:

COURSE #1 = S 57° 55' 31" E 94.68 FEET;

COURSE #2 = S 58° 25' 45" E 54.65 FEET;

COURSE #3 = S 53° 04' 01" E 49.33 FEET;

COURSE #4 = S 49° 07' 14" E 40.20 FEET;

COURSE #5 = S 43° 36' 32" E 77.61 FEET;

COURSE #6 = S 47° 55' 28" E 37.96 FEET;

THENCE, LEAVING "TOWNSHIP ROAD #665", S 0° 00' 00" W 22.82 FEET, IN THE LAST MENTIONED "ELSON" BOUNDARY, TO AN EXISTING IRON PIN {5/8 INCH DIAMETER STEEL ROD} IN THE SOUTH LINE OF SECTION #6;

THENCE N 89° 38' 49" E 5.28 FEET, IN LAST MENTIONED "ELSON" BOUNDARY AND IN THE SOUTH LINE OF SECTION #6, TO AN "EXISTING IRON PIN" AND THE "PRINCIPAL PLACE OF BEGINNING" OF THIS 34.431 ACRES PARCEL.

THE PARCEL AS DESCRIBED CONTAINS 34.431 ACRES, MORE OR LESS, SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD IN THE ABOVE DESCRIBED PARCEL, THERE ARE 1.990 ACRES IN SECTION # 6 AND 32.441 ACRES IN SECTION # 7.

ALL IRON PINS SET ARE 5/8" INCH BY 30" INCH STEEL ROD WITH PLASTIC IDENTIFICATION CAPS MARKED KNISLEY 7231.

THE BEARINGS IN THE ABOVE DESCRIPTION ARE BASED ON THE EAST LINE OF SECTION #6 AS BEING S 0° 00' 00" W i.e. ALL BEARINGS DESCRIBED HEREIN ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

THE ABOVE DESCRIPTION IS BASED ON A FIELD SURVEY MADE BY A & E SURVEYING ON JULY 20, 2007. SEE THE PLAT ATTACHED.

THE RIGHT OF WAY WIDTH OF TOWNSHIP ROAD #665 IS 30 FEET.

APPROVED FOR CLOSURE

[Signature] 8/21/007

A & E SURVEYING
P. O. BOX 420
SOMERSET, OHIO 43783
PH: (740) 243-2201 FAX: 743-2660

EXEMPT FROM
PLANNING COMMISSION

[Signature] 8/21/007

OFFICE COPY

NOT RECORDABLE

OHIO REGISTERED SURVEYOR # 7231

DATE: July 20, 2007

PLAT - OF - SURVEY

BEING A PART OF THE SOUTHEAST QUARTER OF SECTION #6 AND A PART OF THE NORTHEAST QUARTER OF SECTION #7 BOTH IN TOWNSHIP 15 NORTH, RANGE 14 WEST, CONGRESS LANDS, NEWTON TOWNSHIP, MUSKINGUM COUNTY, OHIO. ALSO BEING A PART OF A 79.597 +- ACRES TRACT AND ALL OF A 32.459 +- ACRES TRACT OF THE PROPERTY OF HARRY R. YODER and ROY D. YODER OF OFFICIAL RECORD BOOK 2109, PAGE 21 [Auditor's Parcel # 4747060105000, part & Auditor's Parcel #4747200103000, entire] OF THE MUSKINGUM COUNTY RECORDER.

PERTINENT DOCUMENTS AND SOURCES OF DATA USED:

- 1- DEED REFERENCES AS SHOWN.
- 2- NEWTON TOWNSHIP TAX MAPS.
- 3- U.S.G.S. MAP (Zanesville West Quad.)
- 4- VARIOUS SURVEY RECORDS FOUND IN THE OFFICE OF THE MUSKINGUM COUNTY ENGINEER, ZANESVILLE, OHIO.

BASIS - OF - BEARINGS

ALL BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF SECTION #6 AS BEING S 0° 00' 00" W ie. ALL BEARINGS SHOWN ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

LINE TABLE

L1= S 57° 55' 31" E 94.68'
L2= S 58° 25' 45" E 54.65'
L3= S 53° 04' 01" E 49.33'
L4= S 49° 07' 14" E 40.20'
L5= S 43° 36' 32" E 77.61'
L6= S 47° 55' 28" E 37.96'

ADJACENT OWNERSHIP

Charles R. and Michelle Elson
A= Official Record Book 2866, Page 352
Auditor's Parcel # 47060107000 (0.703 Acres)
Auditor's Parcel # 47060109001 (0.308 Acres)

Notes:

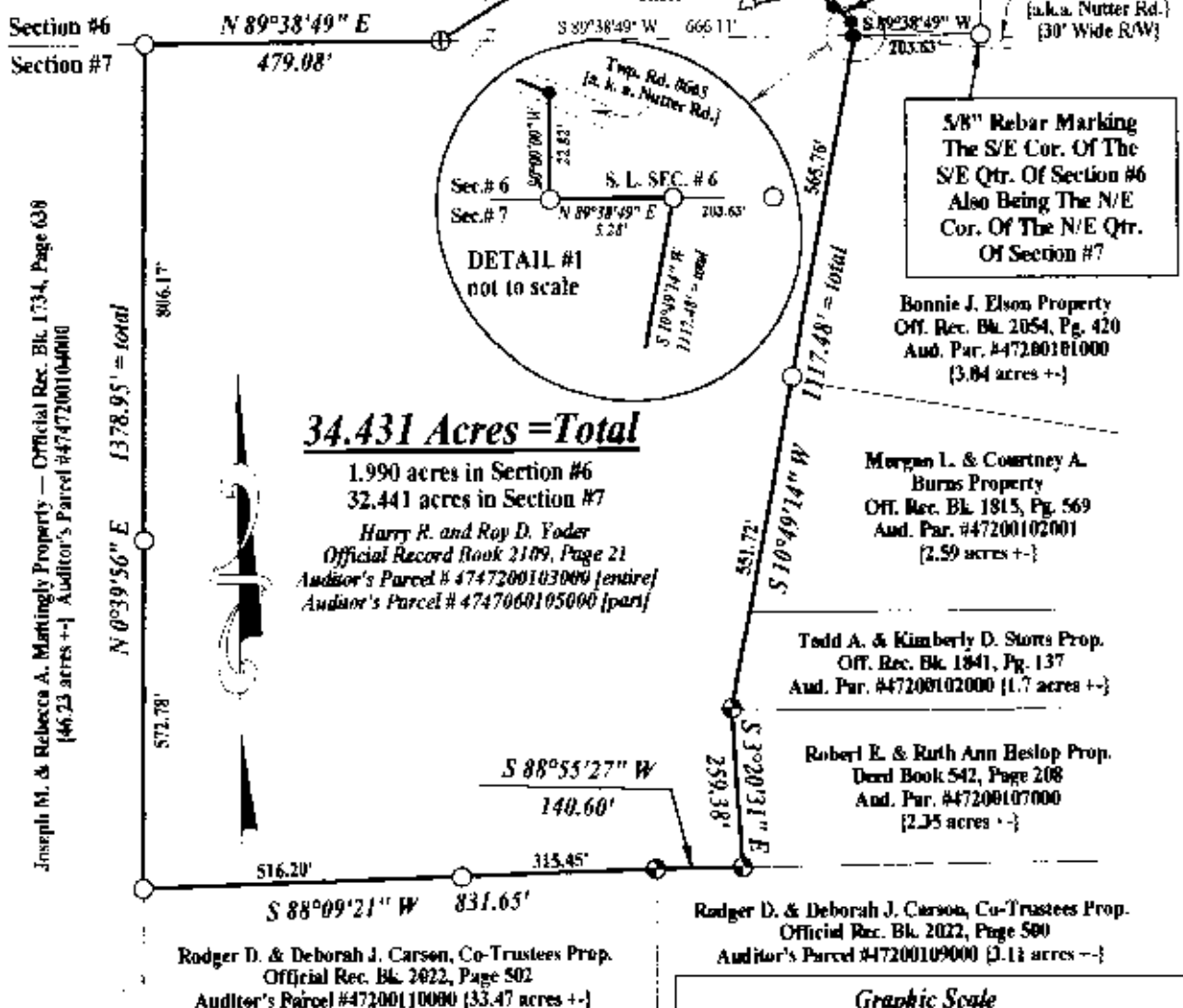
- 1- This plat is a derivative of a field survey made by A & E Surveying as of the date shown.
- 2- This property is subject to all legal highways and easements of record.
- 3- This property is not in a flood hazard area, FIRM Flood Insurance Rate Map, Community Panel #300425 0175 C.

SURVEY FOR:

HARRY and ROY YODER

JOB #Y200758P3

Harry R. and Roy D. Yoder
Official Rec. Bk. 2109, Page 21
Auditor's Parcel #4747060105000
[79.597 acres +- (part)]



Joseph M. & Rebecca A. Mattingly Property — Official Rec. Bk. 1734, Page Q38
[46.23 acres +-] Auditor's Parcel #4747200104000

N 0°39'56" E 1378.95' = total

806.17'

806.17'

806.17'

806.17'

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806.17'

A & E SURVEYING

P.O. BOX 420

SOMERSET, OHIO 43783

PH: (740) 743-2201 Fax: 743-2660

OFFICE COPY
NOT RECORDED
OHIO P.S. #7231

DATE: July 20, 2007

Graphic Scale

1 Inch = 300 Feet

300'	300'
600'	

LEGEND

- ⊕ IRON PIN SET = 5/8" x 30" STEEL ROD WITH PLASTIC ID. CAP LABELED KNISLEY 7231
- IRON PIN POUND = 5/8" inch dia. Steel Rod
- ⊗ IRON PIN POUND = 3/4 inch dia. Steel Pipe
- POINT (nothing set)

APPROVED FOR CLOSURE

[Signature] 07/21/2007

EXEMPT FROM
PLANNING COMMISSION

[Signature] 07/21/2007