



## Linn Engineering, Inc.

*Civil Engineering Consultants*

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51-60-02-05 SNR

### LITTLE FAMILY PARTNERSHIP

Situated in the State of Ohio, County of Muskingum, Township of Perry, bounded and described as follows:

Being a part of the north half of Quarter Township 3, Township 1 North, Range 6 West, United States Military Lands and being more particularly described as follows:

**TRACT ONE:** Beginning at a point 172.53 feet right of Interstate 70 centerline station 231+64.27 as designated and delineated on Muskingum County Plat Book 10, Page 58, from which an iron pipe found bears North 26 degrees 06 minutes 35 seconds West 0.47 feet;

thence along the west line of lands now owned by Buckeye Motor Lodge, Inc. (Deed Record 532-80) South 26 degrees 06 minutes 35 seconds East 204.14 feet to an iron pin set;

thence along the north line of lands now owned by Buckeye Motor Lodge, Inc. (Deed Record 604-3) South 63 degrees 41 minutes 22 seconds West 370.20 feet to an iron pin set;

thence along the west line of said Buckeye Motor Lodge's land South 26 degrees 18 minutes 11 seconds East 144.86 feet to an iron pipe found in concrete;

thence along the north line of lands now owned by W.H. and S.K. Luburgh (Deed Record 1106-641) the following two courses:

- 1) South 74 degrees 46 minutes 52 seconds West 766.74 feet to an iron pin found;
- 2) North 05 degrees 31 minutes 11 seconds West 144.79 feet to an iron pin found on the south right of way of Interstate 70, said pin being 185.00 feet right of centerline station 220+90.35;

thence along said south right of way North 60 degrees 09 minutes 32 seconds East 1073.99 feet to the principal place of beginning, containing 5.52 acres, more or less, subject to all legal road right of ways and applicable easements, written or implied.

**LITTLE FAMILY PARTNERSHIP**  
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**TRACT TWO:** Beginning for reference at a point 172.53 feet right of Interstate 70 centerline station 231+64.27 as designated and delineated on Muskingum County Plat Book 10, Page 58, from which an iron pipe found bears North 26 degrees 06 minutes 35 seconds West 0.47 feet;

thence along the west line of lands now owned by Buckeye Motor Lodge, Inc. (Deed Record 532-80) South 26 degrees 06 minutes 35 seconds East 395.08 feet to an iron pin set and the principal place of beginning, passing and iron pin set at 204.14 feet;

thence along the south line of said Buckeye Motor Lodge's lands North 62 degrees 09 minutes 54 seconds East 200.82 feet to an iron pin set on the west line of lands now owned by Buckeye Motor Lodge, Inc. (Deed Record 530-1073);

thence along the west line of said Buckeye Motor Lodge's lands South 26 degrees 32 minutes 44 seconds East 200.41 feet to an iron pin set on the north right of way of US Routes 40/22;

thence along said right of way South 59 degrees 43 minutes 51 seconds West 202.79 feet to an iron pin set on the southeast corner of lands now owned by Buckeye Motor Lodge, Inc. (Deed Record 604-3);

thence along the east line of said Buckeye Motor Lodge's lands North 26 degrees 06 minutes 35 seconds West 209.07 feet to the principal place of beginning, containing 0.95 acres, more or less, subject to all legal road right of ways and applicable easements, written or implied.

**TRACT THREE:** Beginning for reference at a monument found 40.00 feet right of US Routes 40/22 centerline station 243+00;

thence South 67 degrees 27 minutes 30 seconds West 12.32 feet an axle found and principal place of beginning;

thence continuing along the north right of way of US Routes 40/22 South 66 degrees 53 minutes 51 seconds West 284.12 feet to an iron pipe found;

thence continuing along said right of way South 64 degrees 13 minutes 50 seconds West 90.00 feet to an iron pin set;

**LITTLE FAMILY PARTNERSHIP**

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thence along the east line of lands now owned by Buckeye Motor Lodge, Inc. (Deed Record 530-1073) North 23 degrees 02 minutes 56 seconds West 202.51 feet to an iron pin set;

thence North 70 degrees 01 minutes 14 seconds East 165.90 feet to an iron pin set;

thence North 23 degrees 02 minutes 56 seconds West 269.55 feet to an iron pin set on the south line of lands now owned by Michael Strokes (Deed Record 463-584) and the north line of Quarter Township 3;

thence along said Michael Strokes' south line North 88 degrees 25 minutes 06 seconds East 358.47 feet to an axle found;

thence along the west line of said Michael Strokes' lands South 02 degrees 06 minutes 59 seconds East 350.59 feet to the principal place of beginning, containing 3.28 acres, more or less, subject to all legal road right of ways and applicable easements, written or implied.

**TRACT FOUR:** Beginning for reference at a monument found 40.00 feet right of US Routes 40/22 centerline station 243+00;

thence along the north right of way of US Routes 40/22 the following three courses:

- 1) South 67 degrees 27 minutes 30 seconds West 12.32 feet to an axle found;
- 2) South 66 degrees 53 minutes 51 seconds West 284.12 feet to an iron pipe found;
- 3) South 64 degrees 13 minutes 50 seconds West 90.00 feet to an iron pin set;

thence along the east line of lands now owned by Buckeye Motor Lodge, Inc. (Deed Record 530-1073) North 23 degrees 02 minutes 56 seconds West 202.51 feet to an iron pin set and the principal place of beginning;

thence continuing along said line North 23 degrees 02 minutes 56 seconds West 325.82 feet to a point on the north line of Quarter Township 3 and the south line of lands now owned by Michael Strokes (Deed Record 463-584);

**LITTLE FAMILY PARTNERSHIP**  
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thence along said line North 88 degrees 25 minutes 06 seconds East 178.02 feet to an iron pin set;

thence South 23 degrees 02 minutes 56 seconds East 269.55 feet to an iron pin set;

thence South 70 degrees 01 minutes 14 seconds West 165.90 feet to the principal place of beginning, containing 1.13 acres, more or less, subject to all legal road right of ways and applicable easements, written or implied.

Iron pins set are 5/8 inch diameter by 30 inch long rebar with plastic identification caps.

Bearings are based on the centerline survey of Interstate 70 between Stations 235+00 and 242+15 as bearing North 60 degrees 50 minutes 21 seconds East as depicted on 1962 Centerline Survey as recorded in Muskingum County Plat Book 10, Page 58.

This description is written based on a survey completed April 22, 1996 by Timothy H. Linn, Reg. No. 7113.

**OFFICE COPY**  
**NOT RECORDABLE**

Timothy H. Linn  
Reg. No. 7113

04/23/96  
Date

TIMOTHY  
LINN  
7113

PROFESSIONAL SURVEYOR FOR OHIO

Parcel Nos.  
All of 51-60-02-05080 (88.5 ac.)  
TRACT ONE: 5.52 ac.  
TRACT TWO: 8.95 ac.  
TRACT THREE: 3.28 ac.  
TRACT FOUR: 1.13 ac.

DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY ALB  
A-25-96

**SURVEY FOR: LITTLE FAMILY PARTNERSHIP**

**SITUATED IN**

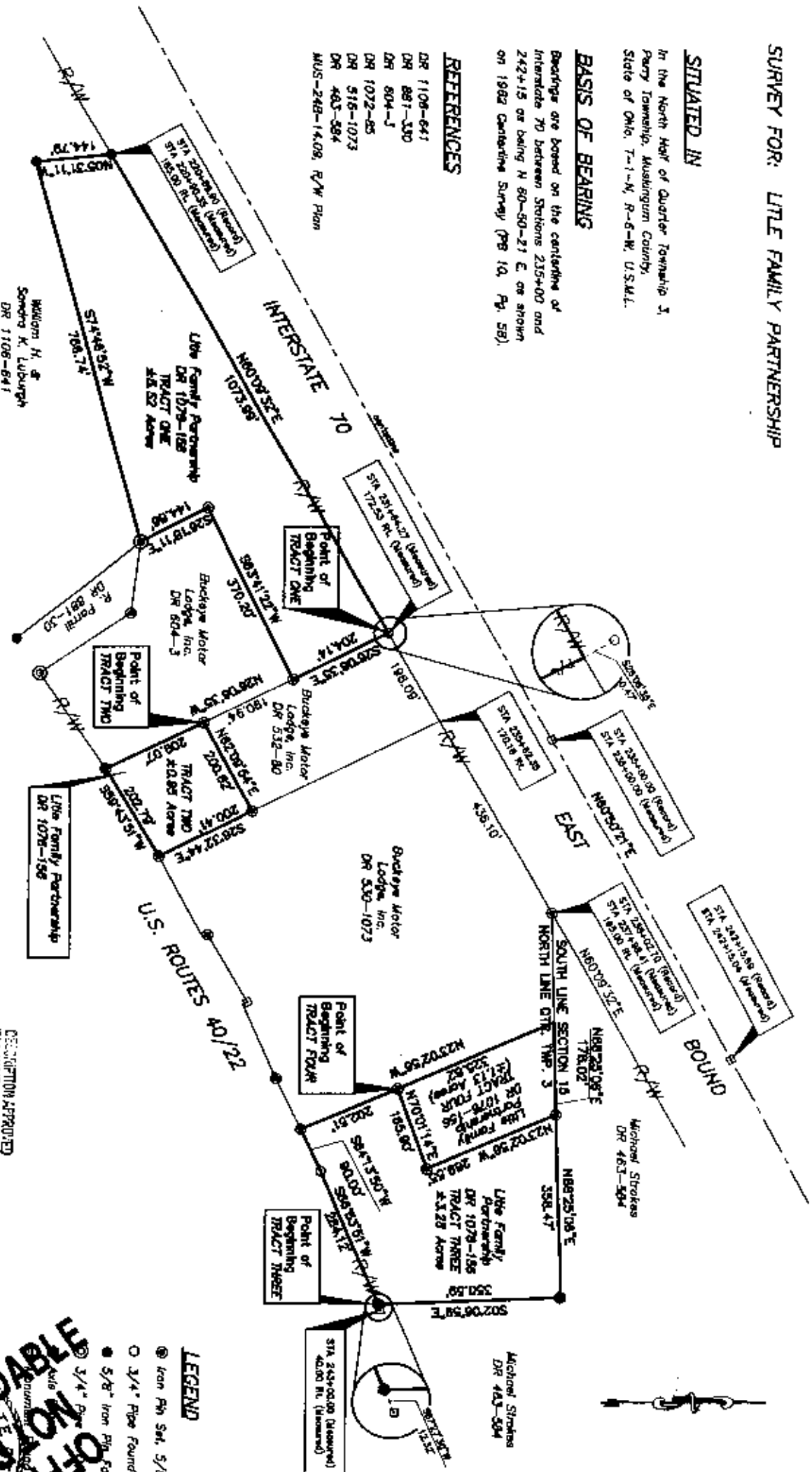
In the North Half of Quarter Township 3,  
Perry Township, Muskingum County,  
State of Ohio, T-1-N, R-6-W, U.S.M.L.

**BASIS OF BEARING**

Bearings are based on the centerline of  
Interstate 70 between Stations 235+00 and  
242+15 or being N 80-50-21 E as shown  
on 1982 Contouring Survey (Pgs 10, Pg. 58).

**REFERENCES**

- DR 1108-641
- DR 881-300
- DR 804-J
- DR 1072-85
- DR 516-1073
- DR 483-584
- MUS-248-14.08, R/W Plans



**PARCEL NOS.**

All of: 51-80-02-05-000 (±10.88 Acres)

- TRACT ONE ±5.52 Acres
- TRACT TWO ±0.95 Acres
- TRACT THREE ±1.28 Acres
- TRACT FOUR ±1.13 Acres

**GRAPHIC SCALE**



DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER  
BY *[Signature]*  
4-23-76

**LEGEND**

- Iron Pin Set, 5/8" rubber
- 3/4" Pipe Found
- 5/8" Iron Pin Found
- 3/4" Pipe Found
- 1/2" Pipe Found
- 1/2" Pipe Found



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P.O. Box 2871, Zanesville, Ohio 43702-8871  
614-452-7434

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NOT TO BE REPRODUCED  
WITHOUT PERMISSION  
DATE 10/15/13  
BY [Signature]