

**Biedenbach Engineering, Inc.**3975 East Pike  
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Civil Engineering and Land Surveying

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E-mail [biedenbach@ee.net](mailto:biedenbach@ee.net)**WEBER FAMILY INVESTMENTS  
AUDITORS PARCEL NUMBER  
51-51-63-09-09-000 (PART)**

BEING A PART OF LOT 9 OF SPRING VALLEY SUBDIVISION PHASE II AS RECORDED IN PLAT BOOK 18, PAGES 17, 18, 19 OF THE MUSKINGUM COUNTY PLAT RECORDS, SITUATED IN QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

**BEGINNING AT THE SOUTHEAST CORNER OF LOT 8 OF SPRING VALLEY SUBDIVISION PHASE II.**

**THENCE WITH THE WEST LINE OF LOT 42 AND LOT 43, SOUTH 13 DEGREES 19 MINUTES 21 SECONDS EAST 68.53 FEET TO AN IRON PIN SET, PASSING AN IRON PIN SET AT 9.31 FEET;**

**THENCE LEAVING THE WEST LINE OF SAID LOTS AND TRAVERSING THROUGH LOT 9, SOUTH 83 DEGREES 46 MINUTES 35 SECONDS WEST 184.19 FEET TO AN IRON PIN SET ON THE EAST LINE OF PINE VALLEY DRIVE (PLAT BOOK 17, PAGES 150, 151);**

**THENCE WITH THE EAST LINE OF PINE VALLEY DRIVE, NORTH 06 DEGREES 13 MINUTES 25 SECONDS WEST 68.00 FEET TO AN IRON PIN SET;**

**THENCE LEAVING THE EAST LINE OF SAID DRIVE, NORTH 83 DEGREES 46 MINUTES 35 SECONDS EAST 175.72 FEET TO THE PLACE OF BEGINNING.**

**CONTAINING 0.281 MORE OR LESS ACRES, SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF PINE VALLEY DRIVE AND ALL OTHER APPLICABLE EASEMENTS.**

**ALSO BEING SUBJECT TO A 15 FOOT WIDE SANITARY SEWER EASEMENT**

BEING A PART OF LOT 9 OF SPRING VALLEY SUBDIVISION PHASE II AS RECORDED IN PLAT BOOK 18, PAGES 17, 18, 19 OF THE MUSKINGUM COUNTY PLAT RECORDS, SITUATED IN QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

**COMMENCING AT THE SOUTHEAST CORNER OF LOT 8 OF SPRING VALLEY SUBDIVISION PHASE II.**

**THENCE WITH THE WEST LINE OF LOT 42 AND LOT 43, SOUTH 13 DEGREES 19 MINUTES 21 SECONDS EAST 22.34 FEET TO A POINT, SAID POINT BEING THE PLACE OF BEGINNING OF THIS EASEMENT;**

**THENCE CONTINUING WITH THE WEST LINE OF LOT 43, SOUTH 13 DEGREES 19 MINUTES 21 SECONDS EAST 26.53 FEET TO A POINT;**

**THENCE LEAVING THE WEST LINE OF LOT 43 AND TRAVERSING THROUGH LOT 9, SOUTH 21 DEGREES 06 MINUTES 52 SECONDS WEST 21.97 FEET TO A POINT;**

**THENCE SOUTH 83 DEGREES 46 MINUTES 35 SECONDS WEST 16.88 FEET TO A POINT;**

**THENCE NORTH 21 DEGREES 06 MINUTES 52 SECONDS EAST 51.60 FEET TO THE PLACE OF BEGINNING.**

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

**BEARINGS ARE BASED ON THE GEODETIC AZIMUTH OF 06 DEGREES 33 MINUTES 58.2 SECONDS BETWEEN THE U. S. G. S. MONUMENT "TVORY" AND AZIMUTH MARK 2.**

**I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 12<sup>TH</sup> DAY OF JUNE 2002.**

**OFFICE COPY  
NOT RECORDABLE**

MICHAEL C. BUCKLEY  
REGISTERED SURVEYOR 6923

BEING CORRECTED BY  
PERMITS TO THE SURVEY  
BY K. Buckley  
6-18-02

# SPLIT OF LOT 9 OF SPRING VALLEY PHASE II

AUDITORS PARCEL NUMBER  
51-51-63-09-09-000 (PART)

BEING A PART OF LOT 9 OF SPRING VALLEY SUBDIVISION PHASE II AS RECORDED IN PLAT BOOK 18, PAGES 17, 18, 19 OF THE MUSKINGUM COUNTY PLAT RECORDS, SITUATED IN QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE GEODETIC AZIMUTH OF 06°33'58.2" BETWEEN THE U.S.G.S. MONUMENT "IVORY" AND AZIMUTH MARK 2.

SCALE 1"=60'

PREPARED BY  
FORRESTER & WILSON

BY K. D. Dwyer  
6-18-02

## LEGEND

### RESEARCH:

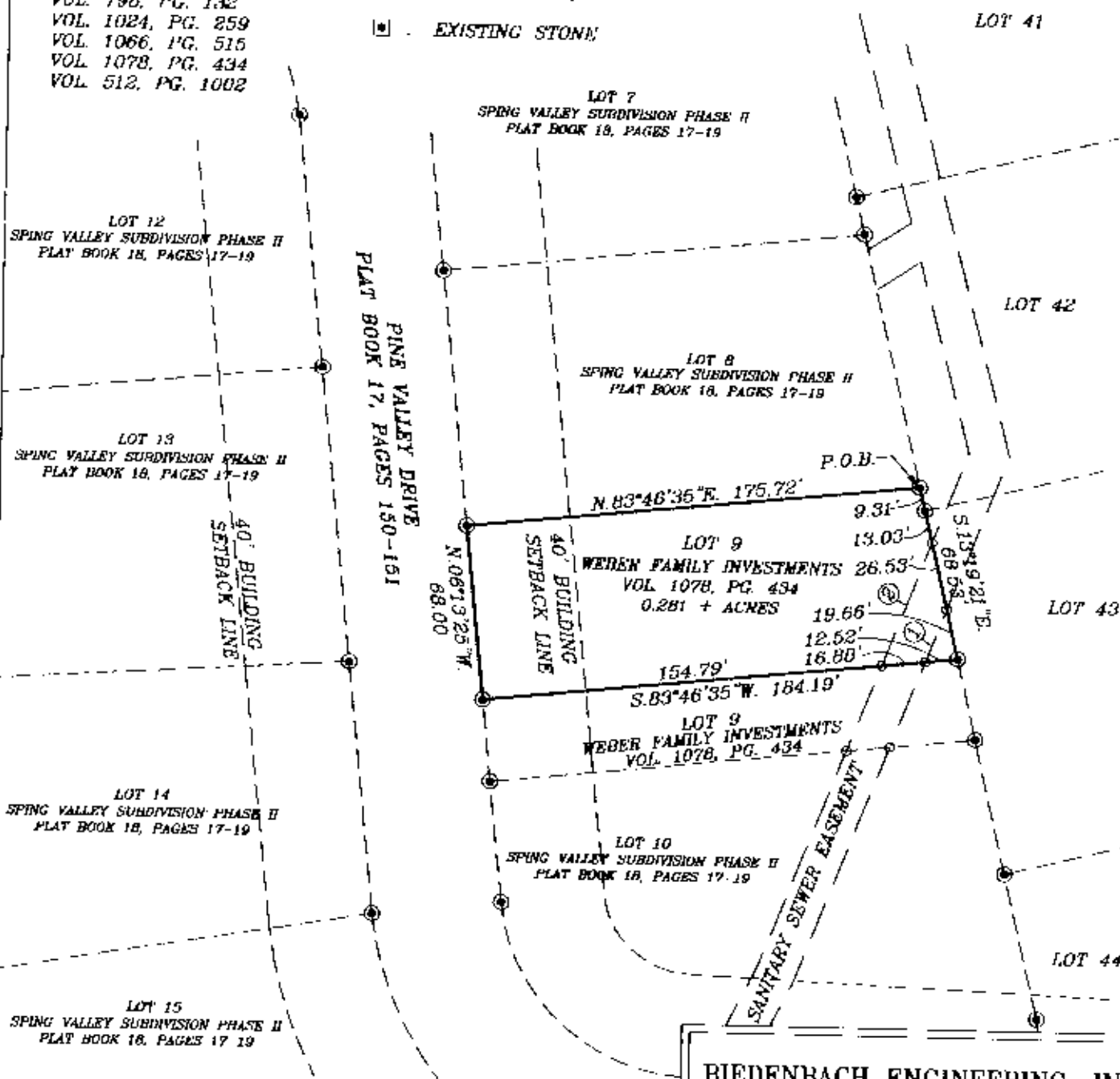
#### MUSKINGUM CO. TAX MAPS

P. B. 10, PG. 40  
P. B. 13, PG. 5  
P. B. 17, PG. 26-28  
P. B. 17, PG. 22  
VOL. 877, PG. 3  
VOL. 798, PG. 132  
VOL. 1024, PG. 259  
VOL. 1066, PG. 515  
VOL. 1078, PG. 434  
VOL. 512, PG. 1002

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

### LINE DATA

No.	BEARING	DISTANCE
1	S.21°06'52"W.	21.97'
2	N.21°06'52"E.	51.60'



I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY IS CORRECT AS PREPARED BY ME, THIS 14TH DAY OF JUNE, 2002.

MICHAEL D. RUMBLE  
REGISTERED SURVEYOR

BIEDENBACH ENGINEERING, INC.  
ZANESVILLE, OHIO  
(740) 453-4850

DRAWN BY: AJS	DATE: 06-12-02
SCALE: 1"=60'	CHECKED BY: MDN
JOB NO: 4840	DRAWING NO: D. 4840/4840

OFFICE COPY  
NOT RECORDABLE