

51-80-23-12-000
51-80-22-13-000



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Themla Jean Cramer
OR 2549-644
Tract II, Parcel One & Parcel Four
+/-73.766 Ac.

Situated in the State of Ohio, Muskingum County, Township of Perry, being in the Southwest Quarter of Section 22 and the Southeast Quarter of Section 23, Township 1, Range 6 and being all of the lands now owned by Thelma Jean Cramer (OR 2549-644, Tract II, Parcel One & Parcel Four) of the Muskingum County Recorders Office and more fully described as follows.

Beginning for reference at an iron pin found at the middle of section 22, thence with the mid-section line South 02 degrees 16 minutes 03 seconds West, 660.03 feet to an iron pin found on the common corner of said Cramer's lands, the lands now owned by Ronald J. Burke & Cassandra J. Johnson (OR 2547-728) and being on the west line of the lands now owned by Hillis Jones (DR 677-9) and principal place of beginning;

thence continuing with said mid-section line and the west line of Jones' lands, South 02 degrees 16 minutes 06 seconds West, 653.88 feet to a point in the road bed of an abandoned road, also being the northeast corner of the lands now owed by Donald R. & Anna L. McCoy (DR 946-324), said point is referenced by an iron pin found bearing South 04 degrees 08 minutes 47 seconds East, 12.00 feet and a fence corner post that bears South 02 degrees 16 minutes 06 seconds West, 12.42 feet;

thence with the road bed of said abandoned road the following ten (10) courses:

1. North 74 degrees 40 minutes 08 seconds West, 118.90 feet to a point, said point is referenced by a fence corner post that bears South 34 degrees 11 minutes 11 seconds East, 38.21 feet;
2. South 23 degrees 25 minutes 38 seconds West, 391.65 feet to an iron pin found;
3. South 40 degrees 40 minutes 22 seconds West, 165.50 feet to an iron pin found;
4. South 51 degrees 52 minutes 59 seconds West, 198.00 feet to an iron pin set;
5. North 85 degrees 36 minutes 25 seconds West, 148.50 feet to an iron pin found;
6. North 57 degrees 50 minutes 10 seconds West, 157.04 feet to an iron pin found;
7. North 18 degrees 18 minutes 52 seconds West, 164.97 feet to a point on the southeast corner of the lands now owned by Carl J. McCoy & Patricia A. Sheets, said point is referenced by an iron pin found that bears North 86 degrees 46 minutes 43 seconds West, 12.88 feet;
8. North 19 degrees 44 minutes 52 seconds West, 288.24 feet to an iron pin found;
9. North 80 degrees 41 minutes 47 seconds West, 461.87 feet to a point, said point is referenced by an iron pin found that bears South 21 degrees 41 minutes 05 seconds East, 19.02 feet;
10. North 36 degrees 17 minutes 49 seconds West, 195.46 feet to a point in the road bed of Rustic Ridge Road (T-197);

thence with said road bed and thence leaving it near the end of the fourth call the following four (4) courses:

1. North 74 degrees 40 minutes 46 seconds West, 56.01 feet to a point, said point is referenced by an iron pin found that bears South 04 degrees 00 minutes 43 seconds East, 15.69 feet;
2. North 72 degrees 52 minutes 01 seconds West, 171.46 feet to a point, said point is referenced by an iron pin found that bears South 11 degrees 43 minutes 01 seconds West, 21.93 feet;
3. North 76 degrees 19 minutes 48 seconds West, 142.09 feet to a point, said point is referenced by an iron pin found that bears South 11 degrees 50 minutes 20 seconds West, 20.12 feet;
4. North 75 degrees 35 minutes 29 seconds West, 455.98 feet to an iron pin found just pass the west side of said road bed and being on the common line of said Cramer and Donald R. & Anna L. McCoy's lands;

thence continuing with said common line, North 77 degrees 25 minutes 17 seconds West, 297.79 feet to a axle found on the common line of Sections 22 & 23, also being on the east line of the lands now owned by Douglas D. & Kathy J. Brock (DR 1123-251);

thence with said section line, North 01 degrees 15 minutes 44 seconds East, 210.78 feet to an iron pin found;

thence leaving said section line and going into the southeast quarter of Section 23 the following two (2) courses:

1. North 49 degrees 28 minutes 20 seconds West, 504.35 feet to a iron pin found on the common corner of said Cramer's lands, Brock's lands, the lands now owned by Ryan L. Gibson (OR 1627-

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413) and the lands now owned by Zemba Farms, Ltd. (DR 1141-547);

2. North 58 degrees 00 minutes 59 seconds East, 476.84 feet to a point on said section line, said point is referenced by an iron pin set that bears South 61 degrees 34 minutes 18 seconds East, 27.58 feet;

thence leaving the southeast quarter of Section 23 crossing back over into Section 22, North 58 degrees 00 minutes 59 seconds East, 266.80 feet to a point on the mid-section line of Section 22, said point is referenced by an iron pin set that bears South 13 degrees 37 minutes 22 seconds East, 47.66 feet;

thence with said mid-section line, South 88 degrees 12 minutes 07 seconds East, 1741.97 feet to an iron pin found on the south line of the lands now owned by Randy L. & Pamela I. Pyle (DR 1129-116), also being the northwest corner of the lands now owned by Jeremy & Crystal Marie Brokaw (OR 1976-450), passing iron pins found at 328.83 feet (referenced by an iron pin found that bears North 02 degrees 05 minutes 17 seconds East, 59.50 feet) and 737.06 feet;

thence with the common line of said Cramer and Brokaw the following two (2) courses:

1. South 01 degrees 28 minutes 31 seconds West, 384.40 feet to a point in the road bed of said Rustic Ridge Road, passing an iron pin found at 369.35 feet;
2. with said road bed, North 63 degrees 20 minutes 49 seconds East, 20.35 feet to a railroad spike found on the northwesterly corner of said Burke's lands;

thence with the common line of said Cramer and Burke the following two (2) courses:

1. South 02 degrees 16 minutes 06 seconds West, 279.90 feet to an iron pin found;
2. South 87 degrees 43 minutes 54 seconds East, 660.00 feet to the point of beginning containing a total of 73.766 acres more or less, where 2.633 acres (Muskingum County Parcel No.: 51-80-23-12-000) lies in the southeast quarter of Section 23 and 71.133 acres (Muskingum County Parcel No.: 51-80-22-13-000) lies in the southwest quarter of Section 22., subject to all legal highways and easements of record.

All bearings described herein are based on the Ohio State Plane Grid Coordinates, NAD83, Ohio South per GPS Observation.

All iron pins set are 5/8 inch by 30 inch steel rebar with plastic identification caps marked MCPEEK PS8517.



Parcel No.

All of: 51-80-23-12-000 (+/- 2.633 ac.)

All of: 51-80-22-13-000 (+/- 71.133 ac.)

Total (+/- 73.766 ac.)

DESCRIPTION
APPROVED

By: [Signature]

51-80-23-12-000 B 51-80-22-13-000 B

SITUATED IN
The State of Ohio, County of Muskingum
Township of Perry, and being a part of the
SW Qtr. Sec. 22 & SE Qtr. Sec. 23, T1, R6.

BASIS OF BEARING
Bearings are based on State Plane Grid Coordinates,
NAD83, Ohio South, per GPS Observation.

REFERENCES
* As Noted on Plat
www.muskingumcountyauditor.org
www.mceo.org
http://recorder.muskingumcounty.org

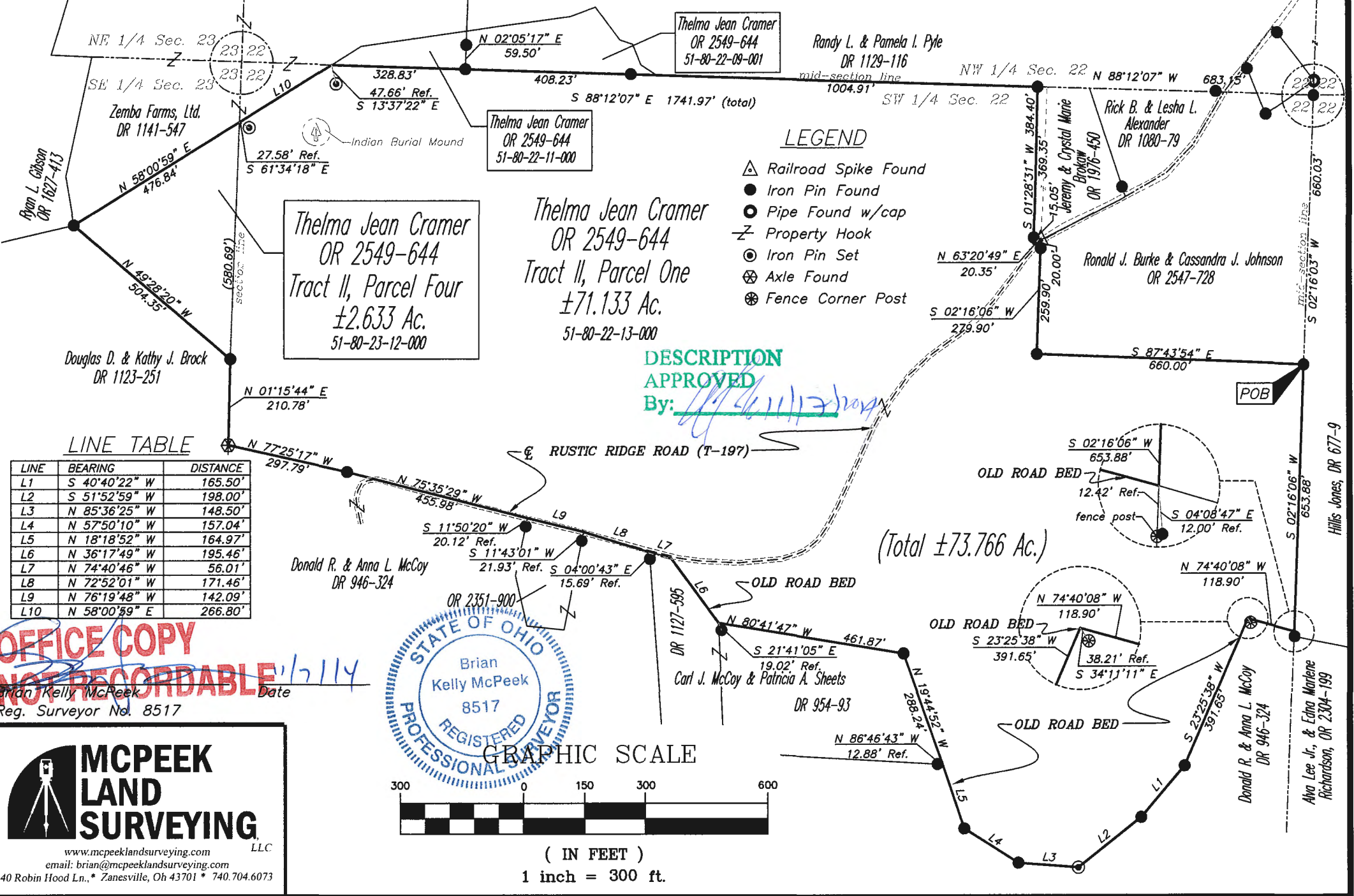
PARCEL NO.
All of: 51-80-23-12-000(+/-2.633Ac.)~Sec. 23
All of: 51-80-22-13-000(+/-71.133Ac.)~Sec. 22
Total
(+/- 73.766Ac.)

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OFFICE COPY
NOT RECORDABLE 1/7/14
Date
Brian Kelly McPeck
Reg. Surveyor No. 8517

LINE TABLE

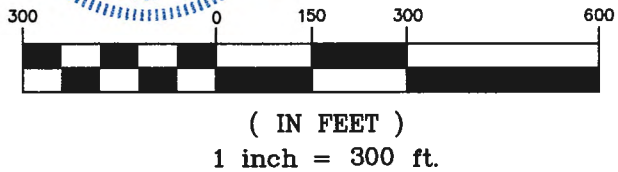
LINE	BEARING	DISTANCE
L1	S 40°40'22" W	165.50'
L2	S 51°52'59" W	198.00'
L3	N 85°36'25" W	148.50'
L4	N 57°50'10" W	157.04'
L5	N 18°18'52" W	164.97'
L6	N 36°17'49" W	195.46'
L7	N 74°40'46" W	56.01'
L8	N 72°52'01" W	171.46'
L9	N 76°19'48" W	142.09'
L10	N 58°00'59" E	266.80'



Thelma Jean Cramer
OR 2549-644
Tract II, Parcel Four
±2.633 Ac.
51-80-23-12-000

Thelma Jean Cramer
OR 2549-644
Tract II, Parcel One
±71.133 Ac.
51-80-22-13-000

DESCRIPTION APPROVED
By: *[Signature]*



- LEGEND**
- △ Railroad Spike Found
 - Iron Pin Found
 - Pipe Found w/cap
 - ⊥ Property Hook
 - ⊙ Iron Pin Set
 - ⊗ Axle Found
 - ⊕ Fence Corner Post

(Total ±73.766 Ac.)