

53-30-12-03

53-30-12-01

3160 DAWSON RD

Legal Description
89.7987 Acres - Lot "A"

Situated in the northeast and southeast quarters of Section 12, Town 3, Range 11, Rich Hill Township, Muskingum County, Ohio and being a part of the 182.6998 acres (184.43 acres - deed) of land of Carolyn Larison and Theodore & Tammy Huhn as described in Volume 1136, Page 439 of the Muskingum County Recorder's Office; being more particularly described as follows:

Beginning at a found stone at the northeast corner of the northeast quarter of said Section 12, being in the east line of Muskingum County and the west line of Guernsey County, thence with said east section line and county line, South 0 deg. 00'00" East, 351.18 feet to a found iron pin at the northeast corner of a 3.10 acre parcel of A. Bauserman as described in Volume 1113, Page 567;

thence leaving said east section and county lines, with the north line of Bauserman, South 80 deg. 27'16" West, 387.59 feet to a set iron pin at the northwest corner of Bauserman;

thence with the west line of Bauserman, South 8 deg. 46'53" East, passing a set iron pin at 350.58 feet, a total distance of 380.58 feet to a set PK nail in the center of Dawson Road at the southwest corner of Bauserman;

thence by new division line through Larison/Huhn, with the center of Dawson Road, South 84 deg. 11'01" West, 107.00 feet to a set PK nail;

thence leaving Dawson Road, South 34 deg. 58'22" West, 1127.21 feet to a set iron pin;

thence South 23 deg. 41'17" West, 1008.00 feet to a set iron pin in the south line of the northeast quarter of said Section 12;

thence South 32 deg. 09'10" West, 1166.43 feet to a set iron pin in the north line of a 41.15 acre parcel of M. Moore as described in Volume 1141, Page 931;

thence with said north line, North 89 deg. 00'32" West, 530.77 feet to a found iron pin at the northwest corner of Moore, being in the west line of the southeast quarter of said section;

thence with said west line, North 0 deg. 11'49" East, 999.55 feet to a found iron pin at the northwest corner of said southeast quarter of said section, being the southwest corner of a 44.93 acre parcel of Ohio Power Co. as described in Volume 566, Page 615;

thence with the north line of the southeast quarter of said section, South 88 deg. 56'34" East, 916.32 feet to a corner of Ohio Power Co., witnessed by a found fence post 5.2 feet south;

thence with the east line of Ohio Power Co. for the following three courses, North 21' deg. 58'35" East, 920.00 feet to a fence corner;

thence North 38 deg. 35'00" West, 2007.83 feet to a set iron pin in the west line of the northeast quarter of said Section 12;

thence with said west line, North 0 deg. 11'49" East, 270.38 feet to a set PK nail at the northwest corner of the northeast quarter of said section 12, and the center of said Dawson Road, being the southwest corner of a 5.45 acre parcel of L. & V. Dawson as described in Volume 744, Page 252;

thence with the north line of the northeast quarter of said Section 12, in part with the center of Dawson Road, South 88 deg. 56'34" East, 2621.10 feet to the point of beginning, containing 89.7987 acres of land, more or less; being 53.9997 acres of Tract One, First Parcel (Auditor's Parcel No. 53-30-12-03-000), 16.5473 acres of Tract One, Second Parcel (Auditor's Parcel No. 53-30-12-01-000), and 19.2517 of Tract Two (Auditor's Parcel No. 53-30-12-13-000) of the said Larrison/Huhn Volume 1136, Page 439, subject to all legal highways, easements and restrictions of record.

This description a result of a field survey by Raymond M. Roberts, Ohio Registered Professional Surveyor No. S-5803, as performed in April, 1998. Set iron pins are 5/8" rebar, 30" long, with caps marked R.M. Roberts S-5803.

Job No. 98-230
May 26, 1998
S0230LA.dsc

**OFFICE COPY
NOT RECORDABLE**

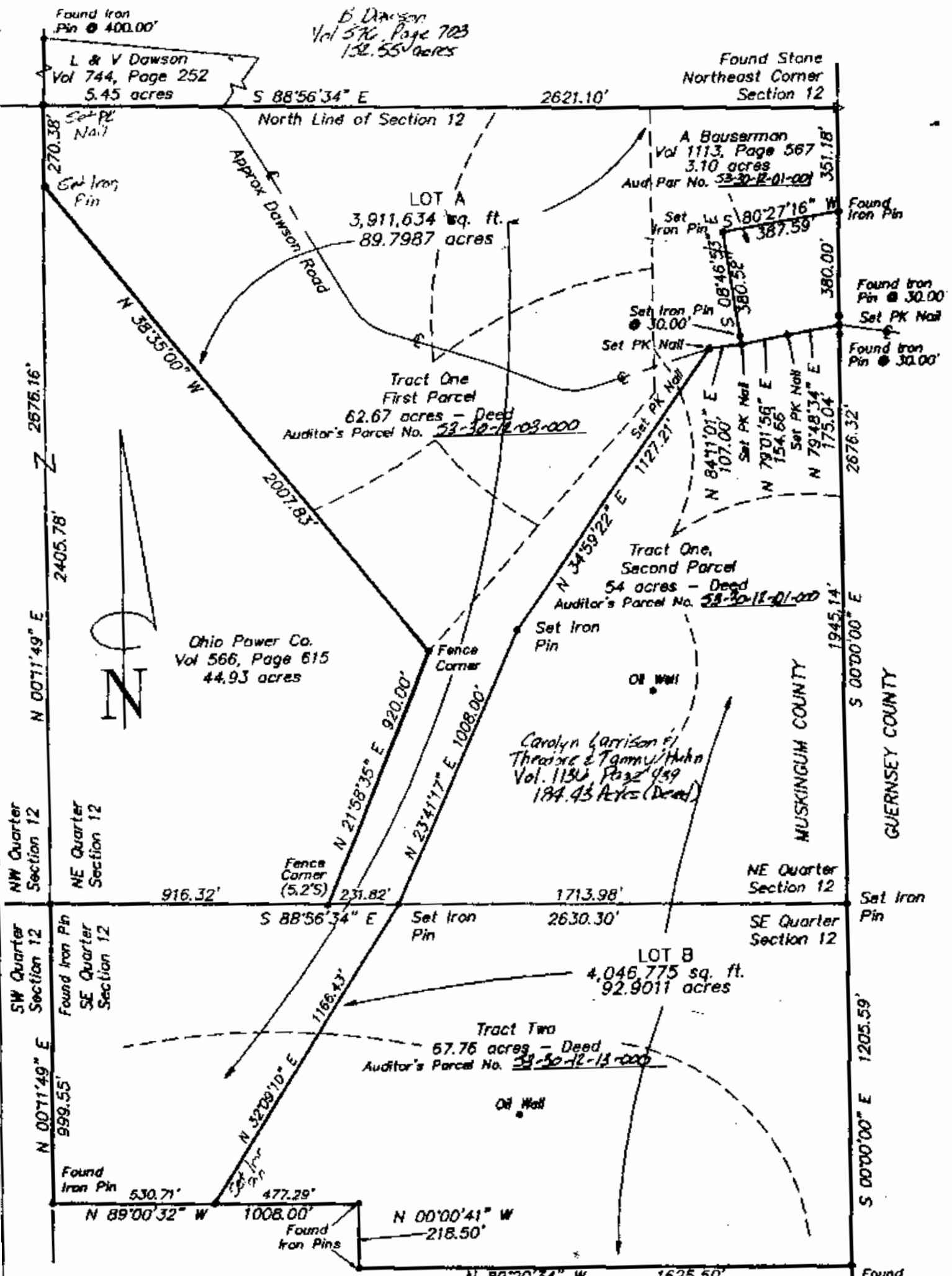
DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY RSB
6-16-98

*B. Dawson
Vol 576 Page 703
152.55 acres*

Found Iron Pin @ 400.00'

L & V Dawson
Vol 744, Page 252
5.45 acres

Found Stone
Northeast Corner
Section 12



Ohio Power Co.
Vol 566, Page 615
44.93 acres

A Bauserman
Vol 1113, Page 567
3.10 acres
Aud Par No. 53-20-18-01-001

Tract One
First Parcel
62.67 acres - Deed
Auditor's Parcel No. 53-20-18-03-000

Tract One,
Second Parcel
54 acres - Deed
Auditor's Parcel No. 53-20-18-01-000

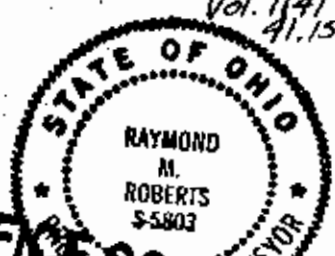
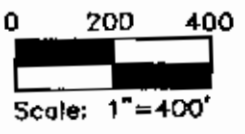
Carolyn Garrison &
Theodore & Tammy Huhn
Vol. 1130 Page 939
184.43 Acres (Deed)

Tract Two
67.76 acres - Deed
Auditor's Parcel No. 53-20-18-1A-000

Area Summary

- 53.9997 acres - Tract One, First Parcel
- 16.5473 acres - Tract One, Second Parcel
- 19.2517 acres - Tract Two
- 89.7987 acres - Total Lot A

- 43.8796 acres - Tract One, Second Parcel
- 49.0215 acres - Tract Two
- 92.9011 acres - Total Lot B



OFFICE COPY NOT RECORDED
Raymond M. Roberts
Ohio Registered Surveyor

DESCRIPTION APPROVED FOR AUDITOR'S TRANSFER BY *[Signature]* 6-16-98
LOT A ONLY

Survey for
Carolyn Garrison and Theodore & Tammy Huhn
PL NE & SE Quarters Section 12, Town 13, Range 11
Rich Hill Township, Muskingum County Ohio

Advanced Surveying
A Division of Advanced Enterprises, Inc.
P.O. Box 263 Washington, Ohio 45777 (617) 583-2677
Date May 26, 1998
Scale 1"=400'