

Situated in the State of Ohio, County of Muskingum, Township of Rich Hill:

Being part of the Northwest and Southwest Quarters, of Section #19, Township #13, Range #11, of the Congress Lands East of the Scioto River, **being part of** the Thomas Fenton ET AL property recorded in Official Record Volume 1915, Page 799 of said county's deed records, further being known as all of Muskingum County Auditor's Parcel Number 53-40-19-11-00, and more particularly described as follows;

Beginning at an iron pin (set) at the common corner for the Southwest and Northwest Quarters of Section #19;

- #1- **THENCE South 02 degrees 46 minutes 50 seconds West 382.50 feet** along the common line for said Southwest Quarter and for the East Half of said Section #19 to a an iron pin (set) ;
- #2- **THENCE North 87 degrees 49 minutes 50 seconds West 2637.35 feet** crossing said Southwest Quarter and through said Fenton property to an iron pin (set) on the common line for Rich Hill and Salt Creek Township of Muskingum County, passing an iron pin (set) on the West line of a 50 foot wide easement at 50.00 feet;
- #3- **THENCE North 02 degrees 37 minutes 50 seconds East 382.50 feet** along the common Township line to a stone (found) at a common corner for said Southwest and Northwest Quarters of Section #19, also for the Southeast and Northeast Quarters of Section #24 of Salt Creek Township within Township #13, Range #12 of said Congress Lands;
- #4- **THENCE North 02 degrees 33 minutes 55 seconds East 1130.07 feet** along said Township line to an iron pin (set) at a common corner for said Fenton property and for the James L. & Anna A Eck, Living Trust and the Richard L. & F. Yvonne Eck, Living Trust property recorded in Deed Book Volume 1075, Page 520;
- #5- **THENCE South 88 degrees 01 minutes 35 seconds East 1375.32 feet** into South Northwest Quarter of Section #19 and along the common line for said Fenton and Eck properties to an iron pin (set);
- #6- **THENCE South 01 degrees 58 minutes 25 seconds West 475.00 feet** through said Fenton property to an iron pin (set);
- #7- **THENCE South 78 degrees 16 minutes 20 seconds East 668.85 feet** continuing through said Fenton property to an iron pin (set);
- #8- **THENCE North 35 degrees 09 minutes 10 seconds East 240.71 feet** continuing through said Fenton property to an iron pin (set);
- #9- **THENCE South 69 degrees 10 minutes 20 seconds East 495.72 feet** continuing through said Fenton property to an iron pin (set) on the common line for said Northwest Quarter and East Half of Section #19, passing an iron pin (set) on the West line of an easement at 443.02 feet;
- #10- **THENCE South 02 degrees 24 minutes 35 seconds West 569.06 feet** along said common line to the place of beginning, containing 23.16 acres from the Southwest Quarter and 53.67 acres from the Northwest Quarter, for a **total of 76.83 acres.**

**ALSO GRANTING AN EASEMENT**

Also granting use of the access described in Official Record Volume 1915, Page 799, along with an easement for ingress and egress across the Fenton property from said existing access to the South line of the above described parcel, and more particularly described as follows;

- Beginning at an iron pin (set) at the Southeast corner of the above described parcel being on the common line for the Southwest Quarter and East Half of said Section #19;
- E1- **THENCE South 02 degrees 46 minutes 50 seconds West 889.19 feet** along the common line for said Southwest Quarter and for the East Half of said Section #19 to a an iron pin (set);
- E2- **THENCE along a curve to the right having, a chord bearing North 28 degrees 05 minutes 00 seconds West 97.47 feet**, a radius of 95.00 feet, and arc length of 102.35 feet, into said Southwest Quarter and through said Fenton property to an iron pin (set);
- E3- **THENCE North 02 degrees 46 minutes 50 seconds East 804.99 feet** continuing through said Fenton property to an iron pin (set) on the South line of the above described parcel;
- E4- **THENCE South 87 degrees 49 minutes 50 seconds East 50.00 feet** along said parcel to the place of beginning.

**ALSO SAVING AND EXCEPTING AN EASEMENT**

Also saving and excepting an ingress and egress easement 50 feet wide along the East lines of the above described parcel.

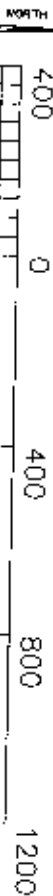
The bearings within this description are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations. Iron pins (set) are 5/8" rebar with identification caps (C.R.Harkness P.L.S.8885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed in April, 2006, in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe all or any easements of record, nor encroachments unless otherwise indicated.

**OFFICE COPY**  
**NOT RECORDED**  
*Charles R. Harkness*  
 Charles R. Harkness P.L.S. 6885



DESCRIPTION  
 APPROVED  
 By: *[Signature]* 9/12/06



GRAPHIC SCALE - FEET

LEGEND

The bearings on this plot are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations.

- P/N (SET: 5/8" REBAR CAPPED (C/R HARKNESS P. SHEETS))
- P/N (FOUND)
- △ POINT (UNMARKED)
- ☒ STONE (FOUND) MARKED

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**SURVEYOR'S NOTES & REFERENCES:**

Muskingum Co. Tax Maps and Orthophotos of the area. 3-D TopoQuads by DeLorme (Ohio).  
 Survey of the Fenton property completed by Alan Donker PLS #8050 dated 3/22/2005 and by Charles R. Harkness PLS #6885 dated February 2006.  
 Note #1 - 50 foot wide ingress and egress easement to be granted.  
 Note #2 - Existing access described in OR Vol. 1915, Page 799.  
 Note #3 - 50 foot wide ingress and egress easement saved & excepted.

Thomas Fenton ET AL  
 OR Vol. 1915,  
 Page 799.

Charles & Marilyn Rittenhouse  
 OR Vol. 1624, Page 65.

James L. & Anne A. Eck Living Trust  
 Richard L. & F. Yvonne Eck Living Trust  
 DB Vol. 1075, Page 520.

Thomas Fenton ET AL  
 OR Vol. 1915, Page 799.  
 53-40-19-11-000  
**76.83 ACRES**

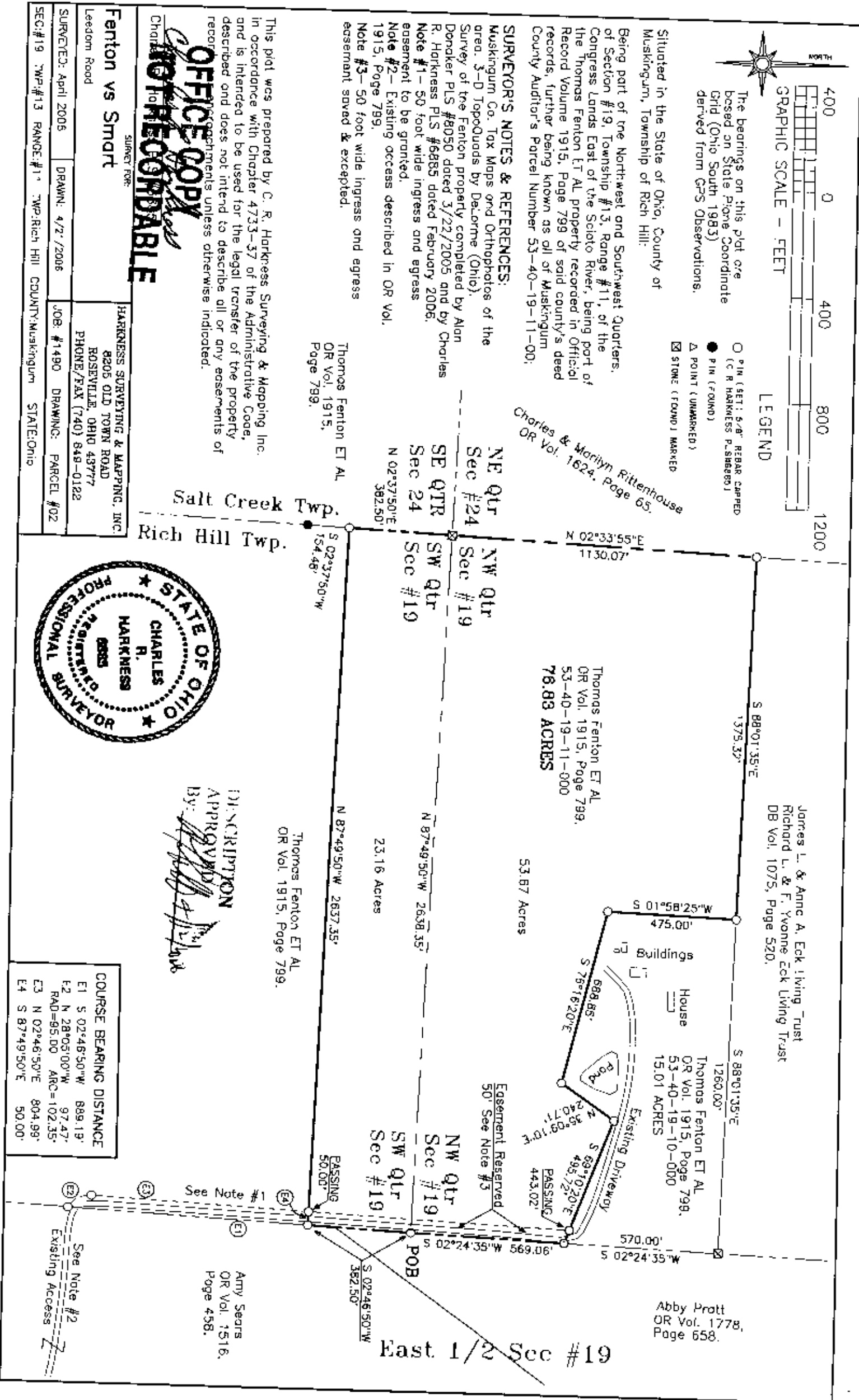
53.87 Acres

23.16 Acres

Thomas Fenton ET AL  
 OR Vol. 1915, Page 799.

Abby Pratt  
 OR Vol. 1778,  
 Page 658.

East 1/2 Sec #19



DESCRIPTION  
 APPROVED BY: *[Signature]*

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**Fenton vs Smart**

Leedom Road

HARKNESS SURVEYING & MAPPING, INC.  
 8205 OLD TOWN ROAD  
 ROSEVILLE, OHIO 43777  
 PHONE/FAX (740) 849-0122

SURVEYED: April 2006

DRAWN: 4/27/2006

JOB: #1490

DRAWING: PARCEL #02

SEC: #19 TWP: #13 RANGE: #1 TWP: Rich Hill COUNTY: Muskingum STATE: Ohio



COURSE	BEARING	DISTANCE
E1	S 02°46'50"W	889.19'
E2	N 28°05'00"W	97.47'
RAD=95.00 ARC=102.35		
E3	N 02°46'50"E	804.99'
E4	S 87°49'50"E	50.00'

See Note #2  
 Existing Access

Amy Sears  
 OR Vol. 1516,  
 Page 458.