

**DEED DESCRIPTION**

29.64 ACRES, DOUBLE K RANCH, LTD. PROPERTY [part]

BEING A **PART** OF A 152.21 ACRES PARCEL [ BEING AUDITOR'S PARCEL # 60-30-01-04-003, **PART** ], IN THE NORTHWEST QUARTER OF SECTION # 1, A PART OF A 187.31 ACRES PARCEL [ BEING AUDITOR'S PARCEL # 60-30-01-09-000, **PART**] IN THE SOUTHWEST QUARTER OF SECTION #1 AND THE ENTIRE PARCEL OF A CERTAIN 1.05 + - ACRE PARCEL IN THE SOUTHWEST QUARTER OF SECTION # 1 [ BEING AUDITOR'S PARCEL # 60-60-30-01-06-001, **ENTIRE**], ALL IN TOWNSHIP 13 NORTH, RANGE 12 WEST, CONGRESS LANDS, SALT CREEK TOWNSHIP, MUSKINGUM COUNTY, OHIO [ALSO BEING A PART OF THE DOUBLE K RANCH, LTD. PROPERTY OF OFFICIAL RECORD BOOK 2155, PAGE 719 OF THE MUSKINGUM COUNTY RECORDER] AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

[ THE FOLLOWING 29.64 ACRES PARCEL TO BE DESCRIBED IS BOUNDED ON THE **NORTH** BY THE AFORESAID "DOUBLE K RANCH LTD." PROPERTY AND BY THE VIRGIL E. PYLE, et. al. PROPERTY OF OFFICIAL RECORD BOOK 1705, PAGE 682, BOUNDED ON THE **EAST** BY THE AFORESAID "PYLE" PROPERTY AND BY THE AFORESAID "DOUBLE K RANCH LTD." PROPERTY, BOUNDED ON THE **SOUTH** BY THE AFORESAID "DOUBLE K RANCH LTD." PROPERTY, BY THE GEORGE A. and TONIA ELSON PROPERTY OF DEED BOOK 1118, PAGE 258, BY THE OBED H. CAPLINGER PROPERTY OF DEED BOOK 1125, PAGE 511 AND BY THE CASEY G. and GENIA S. HEAD PROPERTY OF OFFICIAL RECORD BOOK 1642, PAGE 129 AND IS BOUNDED ON THE **WEST** BY THE AFORESAID "DOUBLE K RANCH LTD." PROPERTY, ALL OF THE MUSKINGUM COUNTY RECORDER ]

**BEGINNING** AT AN EXISTING IRON PIN MARKING THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION #1 [ALSO BEING THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SECTION #1];

THENCE S 1° 54' 10" W 145.48 FEET, IN THE MID LINE {north & south} OF SECTION #1, TO A MAG NAIL SET IN, ASPHALT SURFACED, CLAY PIKE ROAD [A.K.A. COUNTY ROAD #22], PASSING AN IRON PIN SET AT 121.48 FEET;

THENCE, LEAVING THE "MID LINE" OF SECTION #1, THE FOLLOWING SEVEN [7] COURSES ARE TO POINTS IN "CLAY PIKE ROAD" AND ARE IN THE AFORESAID "ELSON", "CAPLINGER" AND "HEAD", NORTH, BOUNDARIES, RESPECTIVELY:

COURSE #1 = 242.88 FEET ON A CURVE TO THE LEFT, WITH A RADIUS OF 526.00 FEET AND WITH A CHORD OF WHICH BEARS S 80° 28' 41" W 240.73 FEET;

COURSE #2 = S 67° 14' 58" W 84.14 FEET;

COURSE #3 = 191.42 FEET ON A CURVE TO THE RIGHT, WITH A RADIUS OF 186.76 FEET AND WITH A CHORD OF WHICH BEARS N 83° 23' 19" W 183.15 FEET;

COURSE #4 = N 58° 23' 39" W 216.54 FEET;

COURSE #5 = N 63° 34' 24" W 182.56 FEET;

COURSE #6 = N 68° 47' 23" W 119.34 FEET TO A POINT IN THE MID LINE {east & west} OF SECTION #1;

COURSE #7 = N 87° 32' 35" W 83.21 FEET, IN THE "MID LINE" OF SECTION #1 TO A POINT AT THE INTERSECTION OF THE, APPROXIMATE, CENTERS OF "CLAY

PIKE ROAD AND ZANE GRAY ROAD [ SAID POINT BEARS S 22° 13' 29" E 73.61 FEET FROM A REFERENCE IRON PIN SET ];

THENCE, LEAVING THE "MID LINE" OF SECTION #1 AND "CLAY PIKE ROAD", THE FOLLOWING THREE [3] COURSES ARE IN, ASPHALT SURFACED, ZANE GREY ROAD [A.K.A. COUNTY ROAD #199]:

COURSE #1 = N 0° 44' 22" E 464.44 FEET TO A POINT;

COURSE #2 = 120.57 FEET ON A CURVE TO THE LEFT, WITH A RADIUS OF 1212.00 FEET AND WITH A CHORD OF WHICH BEARS N 2° 06' 38" W 120.52 FEET TO A POINT;

COURSE #3 = N 4° 57' 38" W 212.00 FEET TO A MAG NAIL SET [ SAID MAG NAIL SET BEARS N 12° 14' 50" E 63.94 FEET FROM A REFERENCE IRON PIN SET ];

THENCE, LEAVING "ZANE GREY ROAD", N 69° 30' 00" E 472.70 FEET TO AN IRON PIN SET, PASSING AN IRON PIN SET AT 339.16 FEET;

THENCE N 54° 44' 20" E 330.93 FEET TO AN EXISTING IRON PIN IN THE WESTERLY BOUNDARY OF THE AFORESAID "VIRGIL E. PYLE" PROPERTY, PASSING AN IRON PIN SET AT 166.46 FEET;

THENCE N 70° 02' 20" E 433.94 FEET, IN SAID "PYLE" BOUNDARY, TO AN EXISTING IRON PIN IN THE MID LINE {north & south} OF SECTION #1;

THENCE S 2° 33' 15" W 1346.92 FEET, IN THE MID LINE {north & south} OF SECTION #1 AND IN SAID "PYLE, et. al." BOUNDARY, TO AN "EXISTING IRON PIN" AND THE "PRINCIPAL PLACE OF BEGINNING" OF THIS 29.64 ACRES PARCEL.

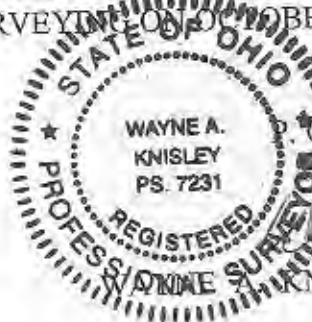
THE PARCEL AS DESCRIBED CONTAINS 29.64 ACRES, MORE OR LESS, SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD. IN THE ABOVE DESCRIBED 29.64 ACRES PARCEL THERE ARE 26.33 ACRES OUT OF AUDITOR'S PARCEL #60-30-01-04-003, 1.05 ACRES IN AUDITOR'S PARCEL #60-30-01-06-001 AND 2.26 ACRES OUT OF AUDITOR'S PARCEL #60-30-01-09-000.

ALL IRON PINS SET ARE 5/8" INCH BY 30" INCH STEEL ROD WITH PLASTIC IDENTIFICATION CAPS MARKED KNISLEY 7231.

THE BEARINGS IN THE ABOVE DESCRIPTION ARE BASED ON THE WEST LINE OF SECTION #1 [AS ESTABLISHED BY CHARLES R. HARKNESS P.S. #6885 ON FEB. 6, 2008] AS BEING N 2° 22' 05" E ie. ALL BEARINGS DESCRIBED HEREIN ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

THE RIGHT OF WAY WIDTHS OF "CLAY PIKE ROAD" AND "ZANE GRAY ROAD" IS 40 FEET,

THE ABOVE DESCRIPTION IS BASED ON A FIELD SURVEY MADE BY A & E SURVEYING ON OCTOBER 28, 2009. SEE THE PLAT ATTACHED.



A & E SURVEYING  
PO BOX 420, SOMERSET, OHIO 43783  
(740) 743-2201 FAX: 743-2498

OFFICE COPY NOT RECORDED  
KNISLEY -- OHIO REGISTERED SURVEYOR # 7231  
DATE: OCTOBER 28, 2009

DESCRIPTION APPROVED  
By: [Signature] 11/7/09

# PLAT OF SURVEY

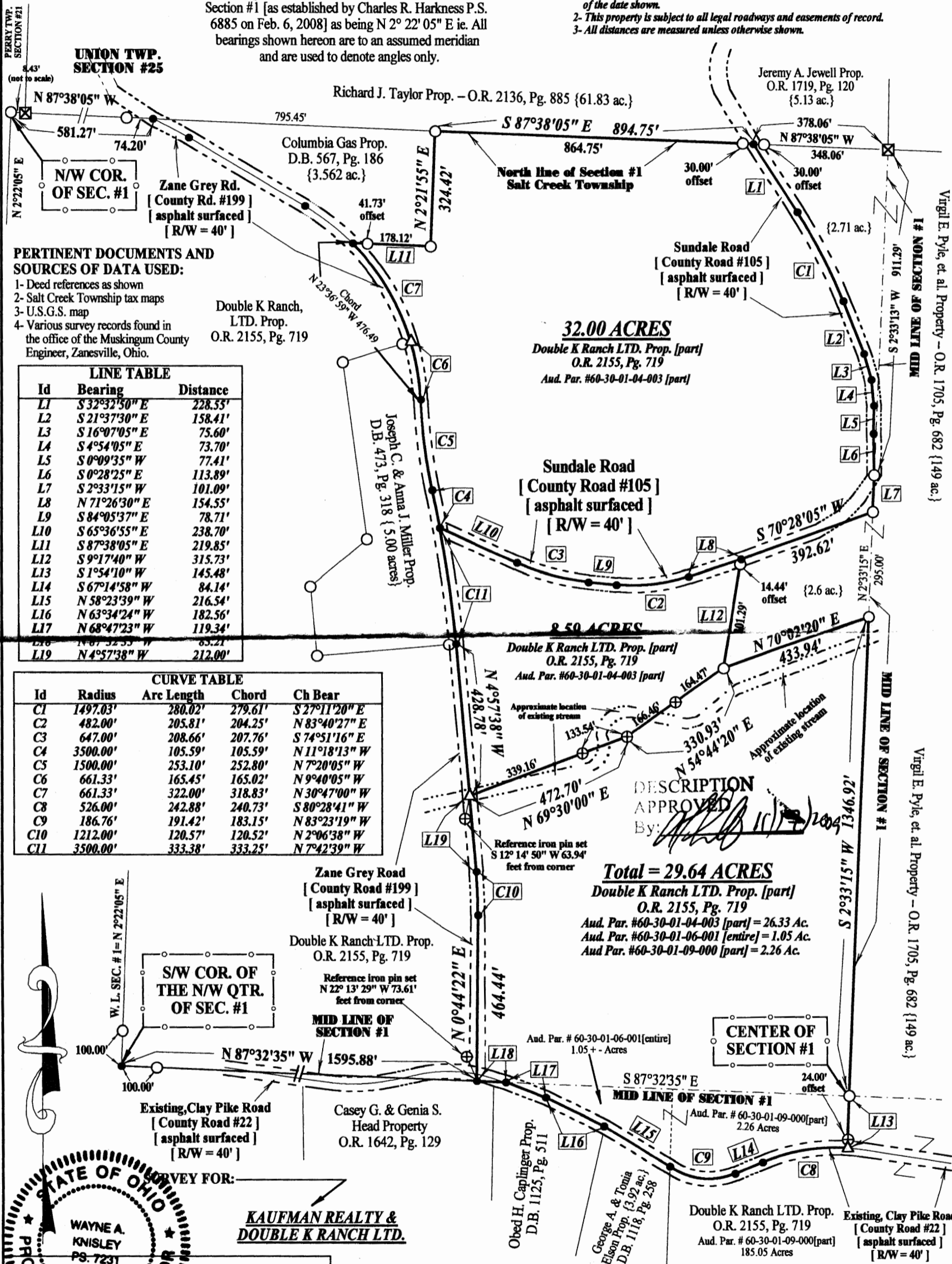
BEING A PART OF THE WEST HALF OF SECTION #1, TOWNSHIP 13 NORTH, RANGE 12 WEST, CONGRESS LANDS, SALT CREEK TOWNSHIP, MUSKINGUM COUNTY, OHIO. ALSO BEING A PART OF THE DOUBLE K RANCH LTD. PROPERTY OF OFFICIAL RECORD BOOK 2155, PAGE 719 OF THE MUSKINGUM COUNTY RECORDER. BEING A PART OF AUDITOR'S PARCEL #60-30-01-04-003, ALL OF AUDITOR'S PARCEL #60-30-01-06-001 AND A PART OF AUDITOR'S PARCEL #60-30-01-09-000.

### BASIS OF BEARINGS

All bearings shown hereon are based on the West line of Section #1 [as established by Charles R. Harkness P.S. 6885 on Feb. 6, 2008] as being N 2° 22' 05" E i.e. All bearings shown hereon are to an assumed meridian and are used to denote angles only.

### NOTES:

- 1- This plat is a derivative of a field survey made by A & E Surveying as of the date shown.
- 2- This property is subject to all legal roadways and easements of record.
- 3- All distances are measured unless otherwise shown.



### PERTINENT DOCUMENTS AND SOURCES OF DATA USED:

- 1- Deed references as shown
- 2- Salt Creek Township tax maps
- 3- U.S.G.S. map
- 4- Various survey records found in the office of the Muskingum County Engineer, Zanesville, Ohio.

Double K Ranch, LTD. Prop. O.R. 2155, Pg. 719

LINE TABLE		
Id	Bearing	Distance
L1	S 32°32'50" E	228.55'
L2	S 21°37'30" E	158.41'
L3	S 16°07'05" E	75.60'
L4	S 4°54'05" E	73.70'
L5	S 0°09'35" W	77.41'
L6	S 0°28'25" E	113.89'
L7	S 2°33'15" W	101.09'
L8	N 71°26'30" E	154.55'
L9	S 84°05'37" E	78.71'
L10	S 65°36'55" E	238.70'
L11	S 87°38'05" E	219.85'
L12	S 9°17'40" W	315.73'
L13	S 1°54'10" W	145.48'
L14	S 67°14'58" W	84.14'
L15	N 58°23'39" W	216.54'
L16	N 63°34'24" W	182.56'
L17	N 68°47'23" W	119.34'
L18	N 07°32'55" W	85.21'
L19	N 4°57'38" W	212.00'

CURVE TABLE				
Id	Radius	Arc Length	Chord	Ch Bear
C1	1497.03'	280.02'	279.61'	S 27°11'20" E
C2	482.00'	205.81'	204.25'	N 83°40'27" E
C3	647.00'	208.66'	207.76'	S 74°51'16" E
C4	3500.00'	105.59'	105.59'	N 11°18'13" W
C5	1500.00'	253.10'	252.80'	N 7°20'05" W
C6	661.33'	165.45'	165.02'	N 9°40'05" W
C7	661.33'	322.00'	318.83'	N 30°47'00" W
C8	526.00'	242.88'	240.73'	S 80°28'41" W
C9	186.76'	191.42'	183.15'	N 83°23'19" W
C10	1212.00'	120.57'	120.52'	N 2°06'38" W
C11	3500.00'	333.38'	333.25'	N 7°42'39" W

**DESCRIPTION APPROVED**  
By: *[Signature]*

**Total = 29.64 ACRES**  
Double K Ranch LTD. Prop. [part]  
O.R. 2155, Pg. 719  
Aud. Par. #60-30-01-04-003 [part] = 26.33 Ac.  
Aud. Par. #60-30-01-06-001 [entire] = 1.05 Ac.  
Aud. Par. #60-30-01-09-000 [part] = 2.26 Ac.

SURVEY FOR:

**KAUFMAN REALTY & DOUBLE K RANCH LTD.**

**STATE OF OHIO**

WAYNE A. KNISLEY  
PS. 7231

REGISTERED PROFESSIONAL SURVEYOR

A & E SURVEYING  
SOMERSET, OHIO 43783  
Ph: (740) 743-2201 Fax: 743-2498

**OFFICE COPY**

**NOT RECORDABLE**

OHIO P.S. #7231  
DATE: OCTOBER 28, 2009

### LEGEND

⊕	IRON PIN SET = 5/8" x 30" STEEL ROD WITH PLASTIC ID. CAP MARKED KNISLEY 7231
○	EXISTING IRON PIN
△	MAG NAIL SET
⊠	EXISTING CORNER STONE
●	POINT { nothing set }

**JOB #K200951P2**

**GRAPHIC SCALE**  
1 INCH = 300 FEET