

Know all Men by these Presents

That Dean E. Filkill and Nancy L. Filkill, husband and wife,

of Muskingum County, State of Ohio, for valuable consideration paid, grant with general warranty covenants, to Donald D. Phipps and Susan R. Phipps

whose tax mailing address is 2800 Faye Drive, Zanesville, Ohio 43701

the following real property:

Situated in the County of Muskingum in the State of Ohio, and in the Township of Springfield, and bounded and described as follows:

Being a part of Northwest Quarter of Section 11, Township 16, Range 14 bounded and described as follows:

Commencing at the southeast corner of the northwest quarter of Section 11; thence north 4 degrees east 2327.33 feet to a point in the center of Archer Lane; thence south 59 degrees 47 minutes west 419.31 feet to the point in said Archer Lane and the true place of beginning of the premises herein intended to be described; thence south 21 degrees 17 minutes east 187.25 feet to an iron pin; thence south 63 degrees 16 minutes west 100.45 feet to an iron pin; thence north 21 degrees 17 minutes west 181.07 feet to a point in the aforesaid Archer Lane; thence along said road north 59 degrees 47 minutes east 101.23 feet to the true place of beginning, containing forty-two hundredths (0.42) of an acre more or less.

Subject to the easements of Archer Lane.

This description written from a survey made by L. Peter Dinan, Registered Surveyor #5451, March 25, 1983.

The real estate herein conveyed was formerly described as follows in Deed Book 807, Page 69:

Situated in the County of Muskingum in the State of Ohio, and in the Township of Springfield, and bounded and described as follows:

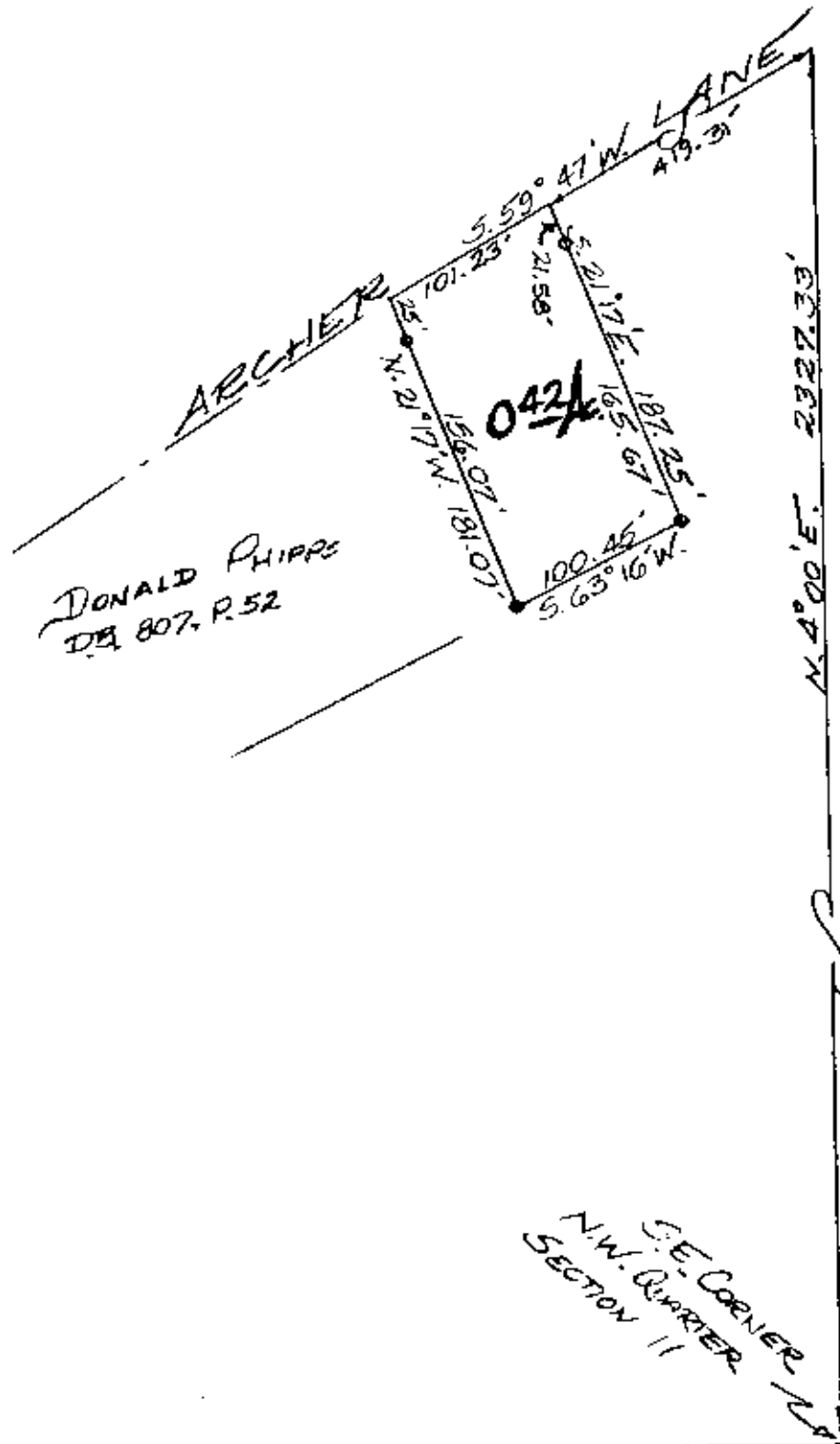
Being a certain tract or parcel of land situate in the said County and State, and being a part of the northwest quarter of Section Eleven (11), Township Sixteen (16) Range Fourteen (14) in the Zanesville Land District and bounded and described as follows:

Being a strip One Hundred (100) feet in width adjoining on the southwest side the lands conveyed by Ollie Brock to Samuel G. Renicks and Martha V. Renicks as recorded in Volume 379, page 347 of the Muskingum County Records reference to which is specifically made. Said lot fronts on Brock's Road (Township Road 474) and contains three tenths (3/10) of an acre, more or less.

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L. PETER DINAN & ASSOCIATES
27 SOUTH SIXTH STREET
ZANESVILLE, OHIO



PART OF THE
N.W. QTR. SEC. 11
TWP. 16, R. 14
SPRINGFIELD TWP.
MUSKINGUM CO. OHIO
MARCH 21, 1983

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