

70-01-02-06

5245 N. RIVER RD

70-01  
B.M. Copy  
12.30

Being a part of Lot number 11 of a subdivision made by the executors of George Jackson and delineated in the alterations of Lots number 6, 11 and 12 in deed Book "O" page 489 of the records of Muskingum County, situated in the 3rd Quarter of Township two, Range seven of the United States Military Lands Washington Township, Muskingum County, Ohio and being further described as follows:

Commencing at the Northeast Corner of said Lot number 11; thence South 05 degrees 32 minutes 32 seconds West 719.10 feet along the East line of said Lot number 11 and the center of State Route 666 to a point, said point being the place of beginning of this tract; thence continuing South 05 degrees 32 minutes 32 seconds West 428.20 feet along the said East line of Lot number 11 to a point marked by an iron pin (set); thence South 05 degrees 50 minutes 49 seconds West 180.84 feet to a point marked by an iron pin (set); on the northerly line of a 80 foot strip excepted in that certain deed of Bruns Coal Company, Inc. to Pearl E. Antill and Ella M. Antill dated February 25, 1950 and recorded in Deed Book Volume 380 page 242 of the Muskingum County Deed Records; thence North 00 degrees 02 minutes 31 seconds West 772.12 feet along the said North line of the 80 foot strip to a point marked by an iron pin (set); thence with a curve to the right along the said north line of the 80 foot strip having a radius of 2700.55 feet (chord bearing North 34 degrees 26 minutes 19 seconds West 527.90 feet) an arc distance of 528.74 feet to a point marked by a railroad spike set; thence North 80 degrees 19 minutes 14 seconds East 1184.82 feet along the south line of a tract conveyed to Muskingum Mining Company in Deed Book Volume 797 page 158 (tract number 53) to a point marked by an iron pin (set); thence South 05 degrees 32 minutes 32 seconds West 270.10 feet along the said south line of the Muskingum Mining Company tract to a point marked by an iron pin (set); thence South 84 degrees 27 minutes 28 seconds East 50.73 feet along the said south line of the Muskingum Mining Company tract to a point marked by an iron pin (set); thence South 05 degrees 32 minutes 32 seconds West 101.25 feet along the said South line of the Muskingum Mining Company tract to a point marked by an iron pin (set); thence South 84 degrees 27 minutes 28 seconds East 120.22 feet along the said South line of the Muskingum Mining Company tract to the place of beginning, passing a point marked by an iron pin (set) at 100.22 feet.


Containing 14.082 more or less acres, subject to all legal road right-of-ways of State Route 666.

All iron pins (set) are 3/4 inch i.d. x 30 inches long iron pipe.

Bearings are based on the previous surveys for Maurice Mann (0.466 more or less acres) and Wayne Mann (1.000 more or less acres).

I hereby certify the above description to be correct as prepared by me, this 30th day of December 1983.

W. J. BIEDENBACH  
REG. SURVEYOR #5718  
P. Antill  
1425-12-83



70-01

Pearle Briggs  
Vol. 434 Pg. 237

Muskingum Mining Co.  
Vol. 797 Pg. 158

Pearl E & Ella M. Antill  
Vol. 380 Pg. 242

Maurice W. Mann  
Vol. 583 Pg. 275

Lot 6  
Lot 11

Northeast Corner  
of Lot #11

Bearings are  
based on the previous  
surveys for Maurice  
Mann (0.466 ± Ac.) &  
Wayne Mann (1.000 ± Ac.)

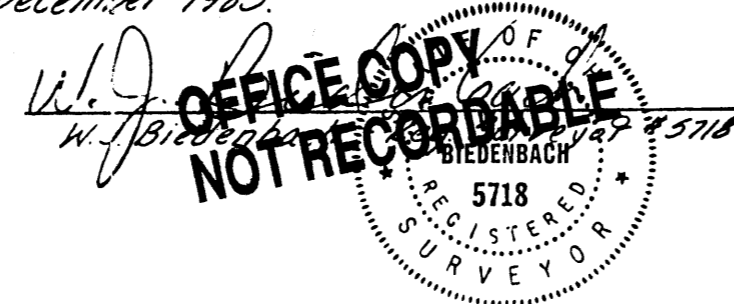
• ~ Existing Iron Pin  
• ~ Iron Pin Set (3/4" i.d. x  
30" long iron pipe)  
x ~ Railroad Spike Set

Citation of Pertinent Documents:  
Deed - Vol. 380 Pg. 242  
Deed - Vol. 706 Pg. 323  
Deed - Vol. 583 Pg. 275  
Deed - Vol. 797 Pg. 158  
Mus. Co. Tax Maps

Scale: 1" = 100'

Being a part of Lot #11 of a subdivision made by the  
executors of George Jackson and delineated in the Alterations of Lots #  
11, and 12 in Deed Book "O" Page 489 of the records of Muskingum County  
situated in the 3<sup>rd</sup> Quarter of Township 2, Range 7, of the United States  
Military Lands, Washington Township, Muskingum County, Ohio.

I hereby certify the above plat and survey to be correct  
as prepared by me this 30<sup>th</sup> day December 1983.



W. J. BIEDENBACH & ASSOC.  
Surveying & Mapping  
3120 Lisa Ln. Zanesville, Ohio 43701  
(614) 453-4850

Drawn by: MDL Date: 12-29-83

Scale: 1" = 100' Checked by: MDL