

Know all Men by these Presents

70-60-01-21-001
3325 Cobbs Rd

That VALERIA M. AKENS and ROBERT L. AKENS, her husband,

of Muskingum County, State of Ohio, for valuable consideration paid, grant with general warranty covenants, to

KEITH D. CAW and TERESA G. CAW
whose tax mailing address is 1685 Wheeling Avenue
Zanesville, Ohio 43701

the following real property:

Being a part of the 2.108 more or less acre tract conveyed to R. and V. Akens by Deed recorded in Volume 979, Page 401 of the Muskingum County Deed Records, situated in the 4th Quarter of Township 1, Range 7, of the United States Military Lands, Washington Township, Muskingum County Ohio and being further described as follows:

Commencing at the northeast corner of the southeast quarter of the northwest quarter of the said Fourth Quarter of Township 1, which bears west 40 feet from the northwest corner of Lot Number 1 of Rolling Hills Subdivision as recorded in Plat Book 9, Page 19 of the Muskingum County Plat Records; thence south 01 degree 38 minutes 00 seconds West 401.00 feet (deed) along the west line of Township Road 851 to a point at the northeast corner of Robert D. and Julia E. Dunlop Property as recorded in Volume 426, Page 427 of County Deed Records; thence south 88 degrees 09 minutes 48 seconds west 358.00 feet (deed) to a point at the northwest corner of a one acre tract now or previously owned by said Robert D. and Julia E. Dunlop; thence South 86 degrees 51 minutes 35 seconds west 195.08 feet along the north line of a 1.187 more or less acre tract conveyed to G. and C. Smock by deed recorded in Volume 709, Page 282 of the County Records to an existing iron pin (5/8 inch rebar) at the northwest corner of said Smock tract, said point being the place of beginning of the tract herein intended to be described; thence south 05 degree 39 minutes 12 seconds east 266.16 feet along the west line of the said 1.187 more or less acre tract to an iron pin set at the southwest corner of said tract; thence south 86 degrees 27 minutes 08 seconds west 150.00 feet along the south line of the above mentioned R. Akens 2.106 more or less acre tract to an iron pin set; thence north 04 degrees 09 minutes 45 seconds west 287.01 feet to an iron pin set on the north line of the said 2.106 more or less acre tract; thence north 88 degrees 51 minutes 35 seconds east 143.09 feet along the said north line to the place of beginning.

Containing 0.896 more or less acres. Subject to all applicable easements and rights-of-way.

Part of Parcel # 71-70-60-01-21-000
All iron pins set are 5/8 inch x 30 inch rebar with plastic identification caps.

Bearings are based on the previous survey of the 2.106 more or less acre tract conveyed to R. Akens by Deed recorded in Volume 979, Page 401.

This description written from a survey by W. J. Biedenbach, Registered Surveyor #5718, on the 24th day of March, 1982.

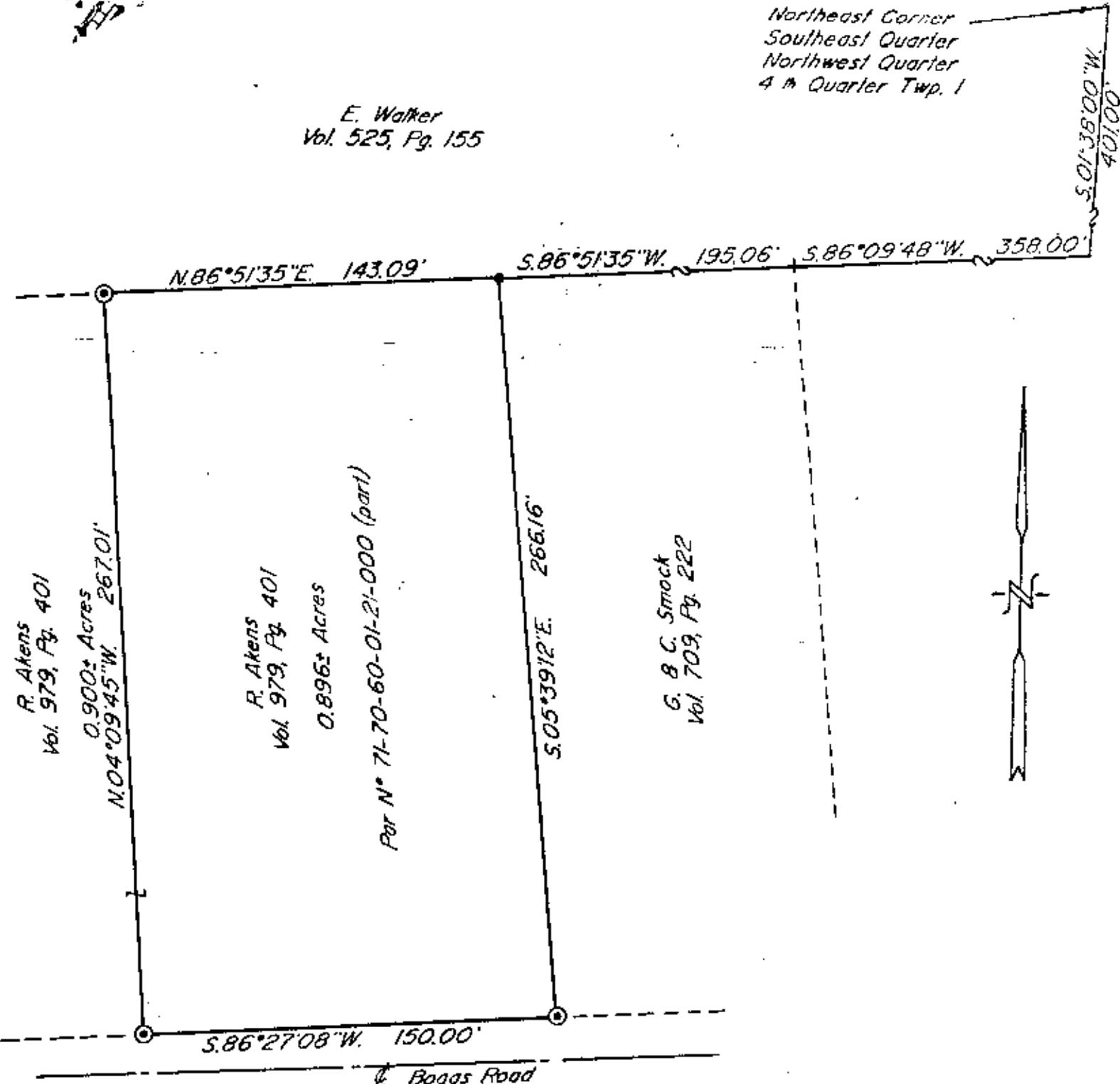
DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY W. J. Biedenbach
4-13-92

OFFICE COPY
NOT RECORDABLE

E. Walker
Vol. 525, Pg. 155

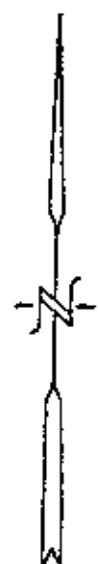
Northeast Corner
Southeast Quarter
Northwest Quarter
4th Quarter Twp. 1



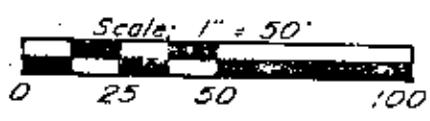
R. Atkins
Vol. 979, Pg. 401
0.900± Acres
N.04°09'45\"W. 267.01'

R. Atkins
Vol. 979, Pg. 401
0.896± Acres
Part N° 71-70-60-01-21-000 (part)

G. B. C. Smock
Vol. 709, Pg. 222



Bearings are based on the previous survey of 2.106± Acres as surveyed by W.J. Biedenbach, Reg. Surveyor #5718 and dated July 8, 1975.



- Existing Iron Pin (5/8" rebar)
- ⊙ Iron Pin Set (5/8" x 30" rebar w/ plastic ld. cap)

Being a part of Quarter Township 4, Township 1, Range 7, of the United States Military Lands, Washington Township, Muskingum County, Ohio.

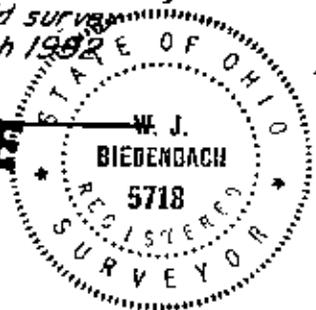
Research

- Vol. 979 Pg. 401
- Vol. 709 Pg. 222
- Vol. 525 Pg. 155
- Muskingum County Tax Map

I hereby certify to the best of my knowledge, information, and belief, the above plat and survey to be correct as prepared by me, this 20th day of March 1992, from an actual field survey completed on the 19th day of March 1992.

**OFFICE COPY
NOT RECORDABLE**

W.J. Biedenbach
Reg. Surveyor #5718



W.J. BIEDENBACH & ASSOC.
SURVEYING & MAPPING
ZANESVILLE, OHIO
(614) 453-4850

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY J. L. Namb

Drawn by: SDD	Date: 3-20-92
Scale: 1" = 50'	Checked by: <u>JD</u>
Job N°: 3445	R. Atkins