

02-50-18-18-002

**Ohio Franklin Realty, LLC
Official Record 2568-616
Exhibit A-1
Tract 34, Parcel Two
(OPC Parcel ID 159-100)**

**2018 Auction: Tract 1
+/- 15.567 ac.**

Situated in the State of Ohio, County of Muskingum, Township of Adams, and being a part of the Southeast Quarter of Section 18, Township 3, Range 6, United States Military Lands, and being a part of lands now owned by Ohio Franklin Realty, LLC as described in Muskingum County Official Record 2568, Page 616, Exhibit A-1, Tract 34, Parcel Two, and being more particularly described as follows:

Beginning at the southeast corner of said Section 18, from which an iron pin found bears South 01 degrees 50 minutes 37 seconds West a distance of 30.00 feet;

thence along the south line of Section 18, North 88 degrees 08 minutes 55 seconds West 862.61 feet to a point;

thence through said Ohio Franklin Realty, LLC the following two courses:

- 1) North 02 degrees 07 minutes 53 seconds East 786.87 feet to an iron pin set, passing an iron pin set at 15.00 feet;
- 2) South 87 degrees 48 minutes 52 seconds East 866.50 feet to an iron pin set, passing an iron pin set at 433.25 feet;

thence along the west line of lands now owned by Mary C. Bissonnette (OR 1567-318), South 02 degrees 25 minutes 02 seconds West 781.84 feet to the place of beginning, passing an iron pin found at 751.84 feet, containing 15.567 acres, more or less, subject to all easements and right of ways, written or implied.

Iron pins set are 5/8 inch rebar, 30 inches long, with plastic identification caps.

Bearings are based on the Ohio State Plane Coordinate System, NAD 83, South Zone, Grid South as per GPS observations made on November 7, 2017.

This description is written based on a field survey completed May 29, 2018 by Timothy H. Linn, PS, Reg. No. 7113.

**OFFICE COPY
NOT RECORDABLE**
Timothy H. Linn, PS
Reg. No. 7113

Parcel Number:
Part of: 02-50-18-18-000 +/- 15.567 acres

**APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR**
10/15/18
Date Fee Paid



**DESCRIPTION
APPROVED**
By: 10/12/2018

OHIO FRANKLIN REALTY, LLC
OR 2568-616
EXHIBIT A-1
TRACT 34, PARCEL TWO
±162.741 ac.
Part of: 02-50-18-18-000
159-100

OHIO FRANKLIN REALTY, LLC
OR 2568-616
EXHIBIT A-1
TRACT 34, PARCEL TWO
Part of: 02-50-18-18-000
159-100

OHIO FRANKLIN REALTY, LLC
OR 2568-616
EXHIBIT A-1
TRACT 34, PARCEL TWO
±15.567 ac.
Part of: 02-50-18-18-000
159-100

MARY C. BISSONNETTE
OR 1567-318

FAIRVIEW CHURCH ROAD

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date

Fee Paid

SITUATED IN

State of Ohio, County of Muskingum,
Township of Adams, being a part of the
Southeast Quarter of Section 18, T-3,
R-6, United States Military Lands.

BASIS OF BEARING

Bearings are based on the Ohio State
Plane Coordinate System, NAD83, South
Zone, Grid South, as per GPS
observations made 11/07/17.

PARCEL NO.

Part of: 02-50-18-18-000 ± 15.567 ac.

LEGEND

- Iron Pin Set, 5/8" rebar
- Iron Pin Found, 5/8" rebar
- P.O.B. Place of Beginning
- 159-100 OPC Parcel ID

REFERENCES

As shown on Plat.

PLACE OF BEGINNING:
THE SOUTHEAST CORNER OF SECTION 18,
T-3, R-6, UNITED STATES MILITARY LANDS.



OFFICE COPY
NOT RECORDABLE

DESCRIPTION
APPROVED

By: *[Signature]* 10/2/18



OHIO FRANKLIN REALTY, LLC
CONESVILLE COAL LANDS
2018 AUCTION: TRACT 1



Linn Engineering, Inc. 740-452-7434
Civil Engineering Consultants
P.O. Box 2086 Zanesville, Ohio 43702-2086