

Situated in the State of Ohio, County of Muskingum, Township of Clay:

Being part of the Southwest Quarter of Section #13 and part of the Southeast Quarter of Section #14, of Township #14, Range #14, of the Congress Lands East of the Scioto River, **being part of** the J Robert Bromley property described in Deed Book Volume 1051, Page 363 of said county's deed records, known as Muskingum County **Auditor's Parcel Numbers 13-70-13-07-000 and 13-60-14-43-000**, and more particularly described as follows;

Commencing at an iron pin (found capped #5718) at the common corner for Sections #13, #14, #23 & #24 of said Township and Range, also being on the line between Muskingum & Morgan Counties; **THENCE North 03 degrees 25 minutes 20 seconds East 119.38 feet** into Clay Township, Muskingum County and along the common line for Sections #13 & #14 to an unmarked point in the center line of East Athens Road (County Road #87), said road being the common line for said Bromley property and for the F & P Conkle property recorded in Deed Book Volume 1112, Page 57; **THENCE North 13 degrees 50 minutes 40 seconds West 40.66 feet** into Section #14 and along said road and common line for said Bromley and Conkle properties to an unmarked point; **THENCE North 12 degrees 20 minutes 00 seconds West 188.29 feet** continuing along said road and common line for said Bromley and Conkle properties to the place of beginning for the property herein intended to be described;

- #1- THENCE North 12 degrees 20 minutes 00 seconds West 320.03 feet** continuing along said road and common line for said Bromley & Conkle properties and for the G & L Head property recorded in Deed Book Volume 1106, Page 232 and the R & E Ebert property recorded in Deed Book Volume 1148, Page 561 to an unmarked point;
- #2- THENCE North 71 degrees 06 minutes 30 seconds East 700.39 feet** leaving said road and through said Bromley property to an iron pin (set), passing an iron pin (set) at 25.00 feet and crossing into Section #13 at 162.30 feet;
- #3- THENCE South 12 degrees 29 minutes 40 seconds East 330.03 feet** continuing through said Bromley property to an iron pin (set);
- #4- THENCE South 71 degrees 55 minutes 40 seconds West 700.25 feet** continuing through said Bromley property to the place of beginning, crossing into Section #14 at 632.31 feet and passing an iron pin (set) at 680.25 feet containing 4.354 acres from Section #13 and 0.842 acres from Section #14 for a **total of 5.20 acres**.

The bearings within this description are based on State Plane Coordinate Grid derived from a Solar Observation (Local Hour Angle Method). Iron pins (set) are 5/8" rebar with identification caps (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on March 2, 2001, in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe all or any easements of record, nor encroachments unless otherwise indicated.

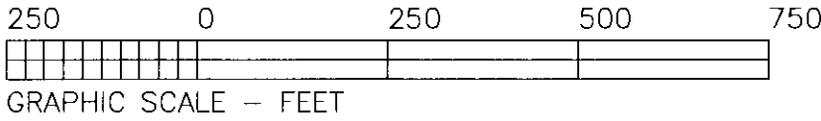
OFFICE COPY
Charles R. Harkness PLS #6885

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY *[Signature]*

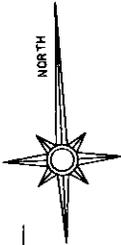
4-18-2003

13-60-14-43
13-70-13-07-008



LEGEND

- PIN (SET) 5/8" REBAR CAPPED (C R HARKNESS PLS#6885)
- PIN (FOUND) CAPPED #5718
- △ POINT (UNMARKED)
- ⊠ STONE (FOUND)
- ⊙ PIPE (FOUND)
- ⊗ CONCRETE MONUMENT (FOUND)



The bearings on this plat are based on State Plane Coordinate Grid as derived from a Solar Observation (Local Hour Angle Method).

Center
Sec #14

NE Qtr Sec #14 NW Qtr Sec #13
SE Qtr Sec #14 SW Qtr Sec #13

Situated in the State of Ohio, County of Muskingum, Township of Clay:

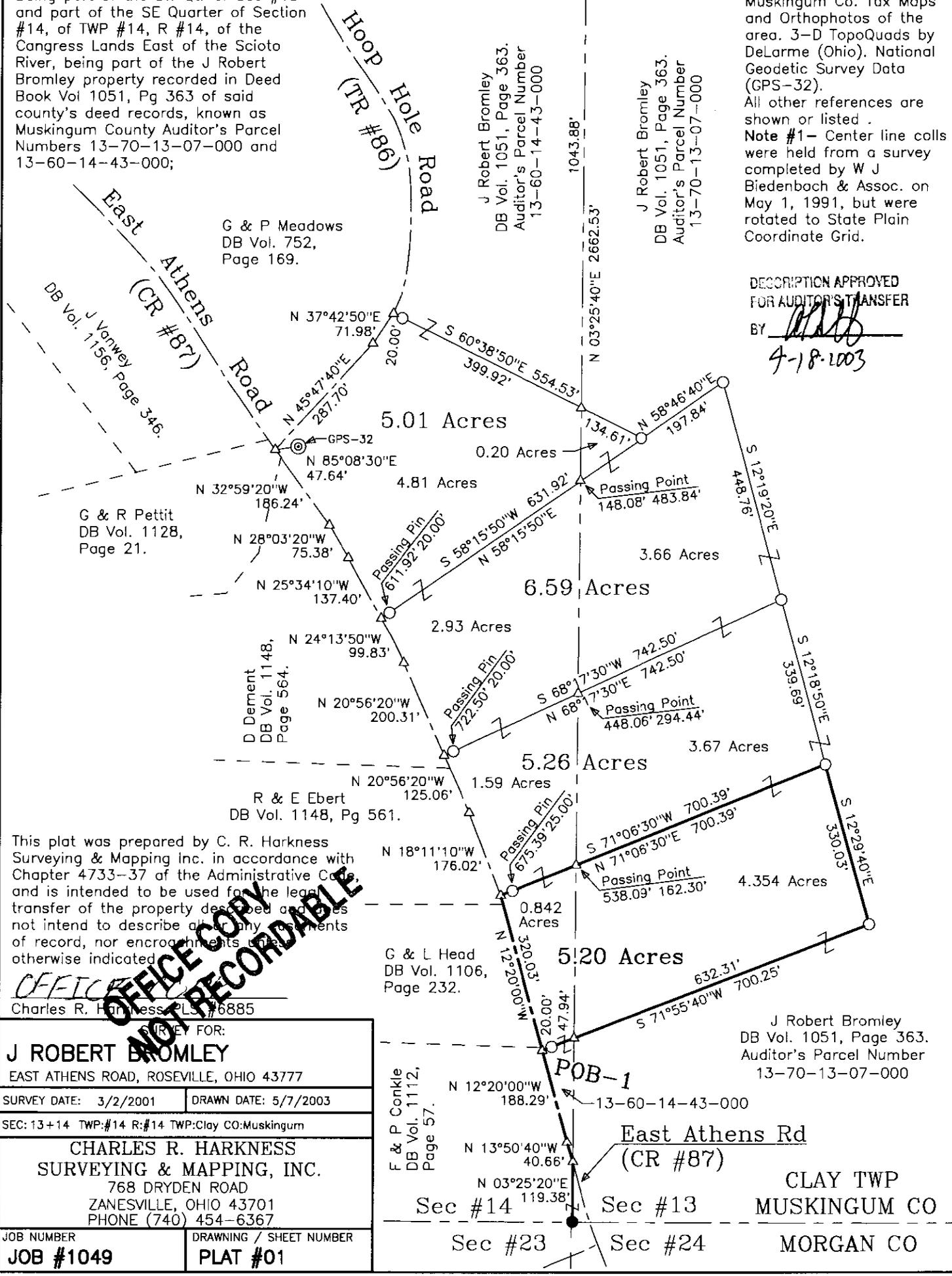
Being part of the SW Qtr of Sec #13 and part of the SE Quarter of Section #14, of TWP #14, R #14, of the Congress Lands East of the Scioto River, being part of the J Robert Bromley property recorded in Deed Book Vol 1051, Pg 363 of said county's deed records, known as Muskingum County Auditor's Parcel Numbers 13-70-13-07-000 and 13-60-14-43-000;

SURVEYOR'S NOTES & REFERENCES:

Muskingum Co. Tax Maps and Orthophotos of the area. 3-D TopoQuads by DeLarme (Ohio). National Geodetic Survey Data (GPS-32). All other references are shown or listed.
Note #1 - Center line colls were held from a survey completed by W J Biedenbach & Assoc. on May 1, 1991, but were rotated to State Plain Coordinate Grid.

DESCRIPTION APPROVED FOR AUDITOR'S TRANSFER

BY *[Signature]*
4-18-2003



G & P Meadows
DB Vol. 752,
Page 169.

J Robert Bromley
DB Vol. 1051, Page 363.
Auditor's Parcel Number
13-60-14-43-000

J Robert Bromley
DB Vol. 1051, Page 363.
Auditor's Parcel Number
13-70-13-07-000

J Vanwey
DB Vol. 1156, Page 346.

G & R Pettit
DB Vol. 1128,
Page 21.

D Dement
DB Vol. 1148,
Page 564.

R & E Ebert
DB Vol. 1148, Pg 561.

G & L Head
DB Vol. 1106,
Page 232.

F & P Conkle
DB Vol. 1112,
Page 57.

J Robert Bromley
DB Vol. 1051, Page 363.
Auditor's Parcel Number
13-70-13-07-000

This plat was prepared by C. R. Harkness Surveying & Mapping Inc. in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe all encumbrances of record, nor encroachments unless otherwise indicated.

OFFICE COPY NOT RECORDABLE

SURVEY FOR: J ROBERT BROMLEY EAST ATHENS ROAD, ROSEVILLE, OHIO 43777	
SURVEY DATE: 3/2/2001	DRAWN DATE: 5/7/2003
SEC: 13+14 TWP: #14 R: #14 TWP: Clay CO: Muskingum	
CHARLES R. HARKNESS SURVEYING & MAPPING, INC. 768 DRYDEN ROAD ZANESVILLE, OHIO 43701 PHONE (740) 454-6367	
JOB NUMBER JOB #1049	DRAWING / SHEET NUMBER PLAT #01

W. J. BIEDENBACH AND ASSOCIATES, SURVEYING AND MAPPING
3120 LISA LANE, ZANESVILLE, OHIO 43701-4850

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DESCRIPTION FOR CONVEYANCE

MUSKINGUM CO AUD PARCEL NUMBER 13-13-70-13-07-000 (ALL) ✓
MUSKINGUM CO AUD PARCEL NUMBER 13-13-70-13-08-000 (ALL)
MUSKINGUM CO AUD PARCEL NUMBER 13-13-70-13-09-000 (ALL)
MUSKINGUM CO AUD PARCEL NUMBER 13-13-70-14-43-000 (ALL) ✓

BEING A PART OF THE SOUTHWEST QUARTER OF SECTION 13 AND A PART OF THE SOUTHEAST QUARTER OF SECTION 14, CLAY TOWNSHIP, MUSKINGUM COUNTY, AND BEING SUBDIVISION 13 IN THE NORTHWEST QUARTER OF SECTION 24, AND SUBDIVISION 1 AND 9 IN THE NORTHEAST QUARTER OF SECTION 23, YORK TOWNSHIP, MORGAN COUNTY, TOWNSHIP 14, RANGE 14 OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, IN THE STATE OF OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN SET AT THE SOUTHWEST CORNER OF THE SAID SOUTHWEST QUARTER OF SECTION 13 ON THE MUSKINGUM AND MORGAN COUNTY LINE, SAID IRON PIN BEING SOUTH 89 DEGREES 16 MINUTES 41 SECONDS EAST 2628.37 FEET FROM AN EXISTING AXLE AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 14; THENCE ALONG THE SAID COUNTY LINE SOUTH 89 DEGREES 16 MINUTES 41 SECONDS EAST 37.08 FEET TO A POINT IN THE CENTER OF COUNTY ROAD NUMBER 87; THENCE LEAVING THE SAID COUNTY LINE AND WITH THE SAID CENTER OF COUNTY ROAD 87 THE NEXT EIGHT COURSES AND DISTANCES:

- 1) NORTH 16 DEGREES 24 MINUTES 36 SECONDS WEST 165.55 FEET TO A POINT,
- 2) NORTH 14 DEGREES 53 MINUTES 55 SECONDS WEST 508.32 FEET TO A POINT,
- 3) NORTH 20 DEGREES 45 MINUTES 02 SECONDS WEST 176.02 FEET TO A POINT,
- 4) NORTH 23 DEGREES 39 MINUTES 18 SECONDS WEST 325.37 FEET TO A POINT,
- 5) NORTH 26 DEGREES 47 MINUTES 40 SECONDS WEST 99.83 FEET TO A POINT,
- 6) NORTH 28 DEGREES 08 MINUTES 01 SECONDS WEST 137.40 FEET TO A POINT,
- 7) NORTH 30 DEGREES 37 MINUTES 15 SECONDS WEST 75.38 FEET TO A POINT,
- 8) NORTH 35 DEGREES 33 MINUTES 19 SECONDS WEST 186.24 FEET TO A POINT, SAID POINT BEING THE INTERSECTION OF THE SAID CENTER OF COUNTY ROAD 87 AND THE CENTER OF TOWNSHIP ROAD 98, SAID POINT ALSO BEING SOUTH 82 DEGREES 34 MINUTES 38 SECONDS WEST 47.64 FEET FROM AN EXISTING CONCRETE MONUMENT (SAID MONUMENT BEING MUSKINGUM COUNTY G.P.S. AZIMUTH MARK NUMBER 32; THENCE LEAVING THE SAID COUNTY ROAD AND WITH THE CENTER OF TOWNSHIP ROAD 98 THE NEXT FIFTEEN COURSES AND DISTANCES:

- 1) NORTH 43 DEGREES 13 MINUTES 41 SECONDS EAST 287.70 FEET TO A POINT,
- 2) NORTH 35 DEGREES 18 MINUTES 52 SECONDS EAST 71.98 FEET TO A POINT,
- 3) NORTH 23 DEGREES 50 MINUTES 45 SECONDS EAST 43.04 FEET TO A POINT,
- 4) NORTH 11 DEGREES 00 MINUTES 53 SECONDS EAST 67.44 FEET TO A POINT,
- 5) NORTH 03 DEGREES 27 MINUTES 07 SECONDS EAST 100.42 FEET TO A POINT,
- 6) NORTH 02 DEGREES 33 MINUTES 07 SECONDS WEST 89.19 FEET TO A POINT,
- 7) NORTH 13 DEGREES 42 MINUTES 26 SECONDS WEST 47.06 FEET TO A POINT,
- 8) NORTH 20 DEGREES 53 MINUTES 19 SECONDS WEST 48.90 FEET TO A POINT,
- 9) NORTH 31 DEGREES 08 MINUTES 50 SECONDS WEST 82.80 FEET TO A POINT,
- 10) NORTH 34 DEGREES 39 MINUTES 41 SECONDS WEST 100.09 FEET TO A POINT,
- 11) NORTH 30 DEGREES 06 MINUTES 11 SECONDS WEST 97.12 FEET TO A POINT,
- 12) NORTH 23 DEGREES 22 MINUTES 46 SECONDS WEST 77.55 FEET TO A POINT,
- 13) NORTH 17 DEGREES 07 MINUTES 15 SECONDS WEST 50.94 FEET TO A POINT,
- 14) NORTH 13 DEGREES 13 MINUTES 48 SECONDS WEST 48.62 FEET TO A POINT,
- 15) NORTH 08 DEGREES 24 MINUTES 32 SECONDS WEST 68.32 FEET TO A POINT;

THENCE LEAVING THE SAID TOWNSHIP ROAD SOUTH 89 DEGREES 40 MINUTES 05 SECONDS EAST 601.95 FEET TO AN EXISTING STONE AT THE NORTHWEST CORNER OF

W. J. BIEDENBACH AND ASSOCIATES, SURVEYING AND MAPPING
3120 LISA LANE, ZANESVILLE, OHIO 43701-4530 (614) 453-4850

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THE SOUTHWEST QUARTER OF SECTION 13, PASSING AN EXISTING IRON PIN (1/2 INCH ID PIPE) AT 11.00 FEET; THENCE WITH THE NORTH LINE OF THE SAID SOUTHWEST QUARTER SOUTH 89 DEGREES 21 MINUTES 50 SECONDS EAST 2467.10 FEET TO AN EXISTING STONE; THENCE LEAVING THE SAID NORTH LINE AND WITH THE WEST LINE OF A TRACT CONVEYED TO G. STEVENS BY DEED RECORDED IN VOLUME 684, PAGE 113 OF THE MUSKINGUM COUNTY DEED RECORDS, SOUTH 07 DEGREES 47 MINUTES 06 SECONDS WEST 2686.75 FEET TO AN IRON PIN SET ON THE SOUTH LINE OF MUSKINGUM COUNTY; THENCE WITH THE SAID COUNTY LINE NORTH 89 DEGREES 16 MINUTES 41 SECONDS WEST 785.73 FEET TO AN IRON PIN SET; THENCE LEAVING THE SAID COUNTY LINE AND WITH THE WESTERLY LINE OF A TRACT CONVEYED TO RITA MC NEIL BY A DEED RECORDED IN VOLUME 178, PAGE 146 OF THE MORGAN COUNTY DEED RECORDS, SOUTH 62 DEGREES 44 MINUTES 47 SECONDS WEST 734.80 FEET TO A POINT IN THE CENTER OF COUNTY ROAD 84, PASSING AN EXISTING STONE AT 701.15 FEET; THENCE WITH THE SAID CENTER OF COUNTY ROAD 84 AND THE ABOVE MENTIONED WESTERLY LINE OF MC NEIL THE NEXT ELEVEN COURSES AND DISTANCES:

- 1) SOUTH 53 DEGREES 44 MINUTES 57 SECONDS EAST 48.66 FEET TO A POINT,
- 2) SOUTH 38 DEGREES 25 MINUTES 48 SECONDS EAST 48.04 FEET TO A POINT,
- 3) SOUTH 26 DEGREES 29 MINUTES 02 SECONDS EAST 67.66 FEET TO A POINT,
- 4) SOUTH 16 DEGREES 10 MINUTES 39 SECONDS EAST 52.08 FEET TO A POINT,
- 5) SOUTH 07 DEGREES 46 MINUTES 37 SECONDS EAST 101.88 FEET TO A POINT,
- 6) SOUTH 00 DEGREES 58 MINUTES 28 SECONDS EAST 125.15 FEET TO A POINT,
- 7) SOUTH 08 DEGREES 48 MINUTES 50 SECONDS WEST 72.52 FEET TO A POINT,
- 8) SOUTH 16 DEGREES 57 MINUTES 00 SECONDS WEST 70.88 FEET TO A POINT,
- 9) SOUTH 21 DEGREES 23 MINUTES 43 SECONDS WEST 155.53 FEET TO A POINT,
- 10) SOUTH 21 DEGREES 04 MINUTES 16 SECONDS WEST 208.07 FEET TO A POINT,
- 11) SOUTH 15 DEGREES 54 MINUTES 04 SECONDS WEST 88.76 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 24; THENCE LEAVING THE SAID COUNTY ROAD AND WITH THE SAID, SOUTH LINE NORTH 89 DEGREES 01 MINUTES 04 SECONDS WEST 665.96 FEET TO AN EXISTING STONE, ON THE WEST LINE OF THE ABOVE MENTIONED NORTHWEST QUARTER, PASSING AN IRON PIN SET AT 25.00 FEET; THENCE WITH THE SAID WEST LINE OF THE NORTHWEST QUARTER SOUTH 00 DEGREES 51 MINUTES 40 SECONDS WEST 1313.63 FEET TO AN IRON PIN SET ON THE SOUTH LINE OF THE NORTHEAST QUARTER OF SECTION 23; THENCE WITH THE SAID SOUTH LINE NORTH 89 DEGREES 39 MINUTES 15 SECONDS WEST 980.41 FEET TO AN EXISTING CONCRETE MONUMENT AT THE SOUTHEAST CORNER OF A TRACT CONVEYED TO THE VILLAGE OF CROOKSVILLE, BY DEED RECORDED IN VOLUME 77, PAGE 436 OF THE MORGAN COUNTY DEED RECORDS; THENCE WITH THE EASTERLY LINE OF THE TRACTS CONVEYED TO THE SAID VILLAGE OF CROOKSVILLE (DEEDS RECORDED IN VOLUME 77, PAGE 436 AND VOLUME 87, PAGE 314 OF THE MORGAN COUNTY DEED RECORDS) THE NEXT NINE COURSES AND DISTANCES:

- 1) NORTH 19 DEGREES 16 MINUTES 41 SECONDS WEST 288.87 FEET TO AN EXISTING CONCRETE MONUMENT,
- 2) NORTH 00 DEGREES 40 MINUTES 08 SECONDS EAST 486.71 FEET TO AN EXISTING CONCRETE MONUMENT,
- 3) SOUTH 84 DEGREES 49 MINUTES 51 SECONDS EAST 93.85 FEET TO AN EXISTING CONCRETE MONUMENT,
- 4) NORTH 10 DEGREES 48 MINUTES 21 SECONDS EAST 392.41 FEET TO A POINT,
- 5) NORTH 30 DEGREES 45 MINUTES 14 SECONDS EAST 323.61 FEET TO AN EXISTING CONCRETE MONUMENT,
- 6) NORTH 35 DEGREES 40 MINUTES 13 SECONDS EAST 278.80 FEET TO A POINT,
- 7) NORTH 70 DEGREES 00 MINUTES 14 SECONDS EAST 153.30 FEET TO A POINT,
- 8) NORTH 16 DEGREES 56 MINUTES 14 SECONDS EAST 249.80 FEET TO AN IRON PIN SET,

W. J. BIEDENBACH AND ASSOCIATES, SURVEYING AND MAPPING
3120 LISA LANE, ZANESVILLE, OHIO 43701 (614)453-4850

9) NORTH 87 DEGREES 33 MINUTES 46 SECONDS WEST 183.20 FEET TO A POINT IN COUNTY ROAD 84, PASSING AN IRON PIN SET AT 171.20 FEET; THENCE WITH THE SAID COUNTY ROAD 84 NORTH 40 DEGREES 38 MINUTES 21 SECONDS EAST 891.48 FEET TO THE PLACE OF BEGINNING.

CONTAINING 229.549 MORE OR LESS ACRES TOTAL MUSKINGUM COUNTY-
SECTION 13-140.945 MORE OR LESS ACRES
SECTION 14-19865 MORE OR LESS ACRES
MORGAN COUNTY-SUBDIVISION-ONE-12.804 MORE OR LESS ACRES
MORGAN COUNTY-SUBDIVISION-NINE-30.385 MORE OR LESS ACRES
MORGAN COUNTY-SUBDIVISION-THIRTEEN-25.550 MORE OR LESS ACRES

SUBJECT TO ALL LEGAL ROAD RIGHT-OF-WAY AND ALL APPLICABLE EASEMENTS.

ALL IRON PIN SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC ID CAPS.

BEARINGS ARE BASED ON THE ASSUMED BEARING OF NORTH 89 DEGREES 16 MINUTES 41 SECONDS WEST ASSIGNED TO THE MUSKINGUM MORGAN COUNTY LINE.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED AND MADE, THIS 6TH DAY OF MAY 1991.

W. J. BIEDENBACH
REGISTERED SURVEYOR #5718

D3314-3S.BUCK

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY J L Nambel
5-08-91

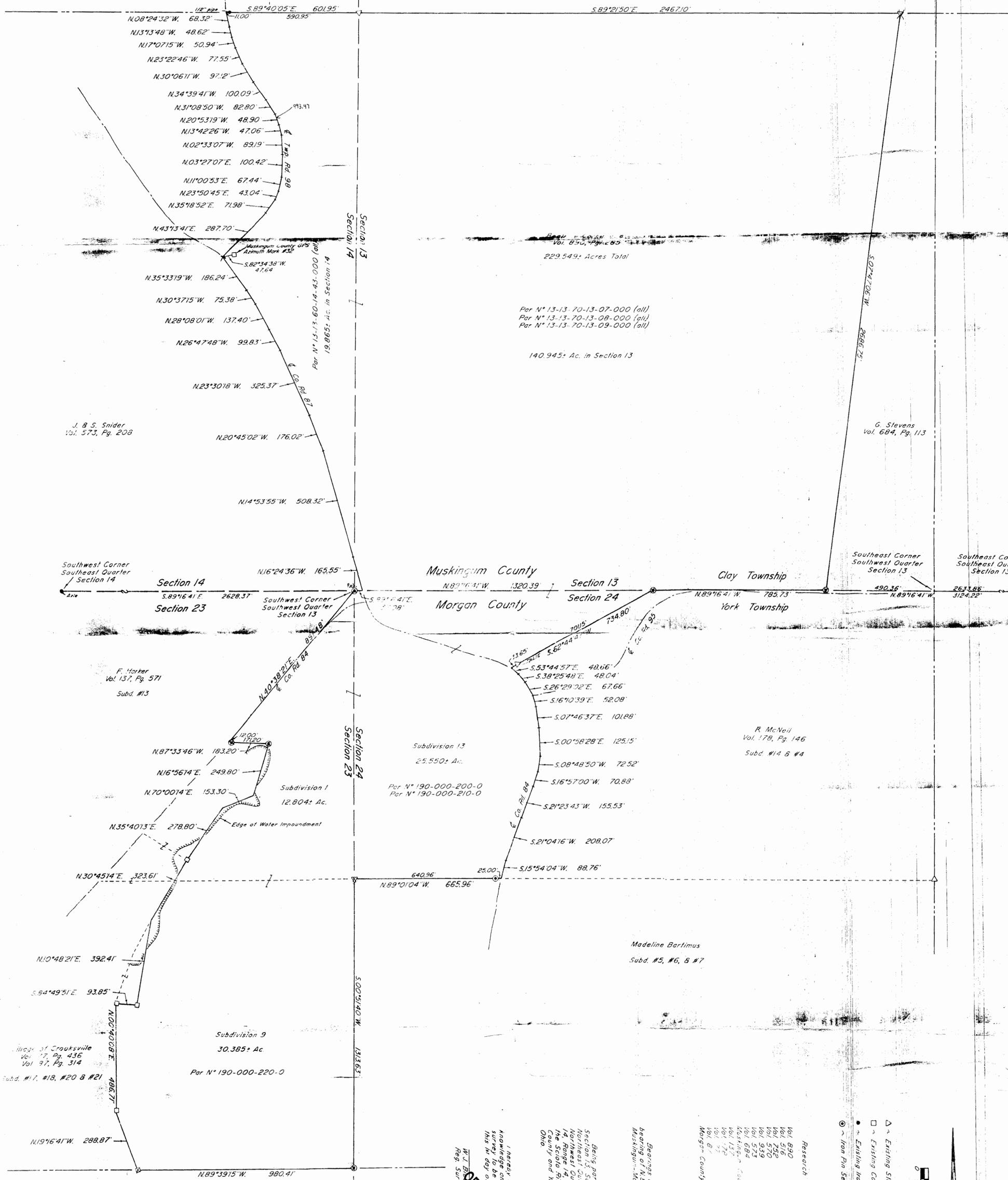
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E. Smith
Vol. 570, Pg. 500

G. B. Meadows
Vol. 752, Pg. 169

E. B. C. Newman
Vol. 516, Pg. 558

C. Heiney
Vol. 939, Pg. 301



229.549± Acres Total
Par N° 13-13-70-13-07-000 (all)
Par N° 13-13-70-13-08-000 (all)
Par N° 13-13-70-13-09-000 (all)

140.945± Ac. in Section 13

Muskingum County
Morgan County

Clay Township
York Township

Subdivision 13
25.550± Ac.
Par N° 190-000-200-0
Par N° 190-000-210-0

Subdivision 1
12.804± Ac.
Edge of Water Impoundment

Subdivision 9
30.385± Ac.
Par N° 190-000-220-0

R. McNeil
Vol. 178, Pg. 146
Subd. #14 & #4

Madeline Bartimus
Subd. #5, #6, & #7

Bernard & Marlene Anderson

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NOT RECORDABLE**
I hereby certify my knowledge and belief that this is a true and correct copy of the original as filed in my office.
W. J. B. [Signature]
Reg. Sur. No. 15718

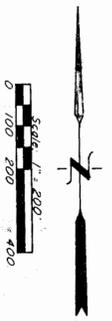
Bearings are based on an assumed bearing of N 89°16'41\"/>

Research

101,890	Pg. 285
101,516	Pg. 558
101,752	Pg. 169
101,570	Pg. 500
101,939	Pg. 301
101,573	Pg. 408
101,684	Pg. 408
101,722	Pg. 571
101,75	Pg. 45
101,436	Pg. 436
101,81	Pg. 314

Morgan County Tax Map

- △ Existing Stone
- Existing Concrete Monument
- Existing Iron Pin (as noted)
- Iron Pin Set (1/2" x 30" rod w/ plastic id. cap)



DESCRIPTION APPROVED FOR AUDITOR'S TRANSFER
BY *W. J. B. Bartimus*
5-18-91

W. J. BIERENBACH & ASSOC.
SURVEYING & MAPPING
ZANESVILLE, OHIO
(614) 433-4800

DRAWN BY: SDD Date: 5.01.91
SCALE: 1" = 200' Checked by: JB
JOB NO.: 4314