

25-05-05-19-002

4666 COTTAGE HILL RD

Cambridge Road
Coshocton, Ohio 43812



LANDMARK SURVEYS

EARL R. DONAKER, P.S.

(614) 623-0993
1-800-842-3264

FRED & LOVINA HERSHBERGER

62.000 Ac. +/-

Being 62.000 acres, more or less, part of parcel number: 25-05-05-19, in the southeast quarter of section 5, in the second quarter of township 1 north, range 9 west, United States Military Lands, and in the township of Hopewell, in the county of Muskingum, in the state of Ohio and more particularly described as follows:

Commencing at a 3/4" rebar found at the northeast corner of the southeast quarter of section 5;

thence, with the section line, S.03°16'01"E. 570.46' to a point, , said point being the TRUE POINT OF BEGINNING;

thence, continuing with the section line the following 4 courses:

1. thence, continuing S.03°16'01"E. 749.08' to a 5/8" steel pin set;
2. thence, S.02°24'11"E. 527.59' to a 3/4" rebar found;
3. thence, S.01°38'32"E. 540.56' to a 5/8" steel pin set;
4. thence, continuing S.01°38'32"E. 103.47' to a 5/8" steel pin set;

thence, through the property of Fred & Lovina Hershberger, 1047/74, the following 15 courses:

1. thence, S.86°21'52"W. 115.09' to a 5/8" steel pin set;
2. thence, N.47°04'14"W. 198.39' to a 5/8" steel pin set;
3. thence, N.68°19'15"W. 138.72' to a 5/8" steel pin set;
4. thence, N.78°49'45"W. 196.40' to a 5/8" steel pin set;
5. thence, N.11°27'18"E. 81.19' to a 5/8" steel pin set;
6. thence, S.87°32'56"W. 739.33' to a 5/8" steel pin set;
7. thence, N.02°48'35"W. 173.88' to a 5/8" steel pin set;
8. thence, N.32°00'07"W. 168.28' to a 5/8" steel pin set;
9. thence, N.41°06'19"W. 107.26' to a 5/8" steel pin set;
10. thence, N.27°42'08"W. 82.35' to a 5/8" steel pin set;
11. thence, N.17°27'39"W. 88.73' to a 5/8" steel pin set;
12. thence, N.25°30'06"W. 1069.15 to a point;
13. thence, N.06°03'47"W. 75.71' to a point;
14. thence, N.88°15'08"E. 50.14' to a point;
15. thence, N.88°15'08"E. 1873.14' to the TRUE POINT OF BEGINNING,

containing 62.000 acres, more or less, and is subject to all easements, rights-of-way, or restrictions, whether recorded or implied.

Also granting to the grantee and reserving to the grantor a non-exclusive 50' easement for the purpose of ingress, egress, and regress to and from Cottage Hill Road, C.R. 8, to the above described property, said easement being further described as follows;

Being a non-exclusive 50' easement running through parcel numbers: 25-05-05-19, 25-05-05-18, and 25-05-05-26, in the northeast and in the southeast quarter of section 5, in the second quarter of township 1 north, range 9 west, United States Military Lands, and in the township of Hopewell, in the

continued

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY JL Hambl
6-13-91

727 Cambridge Road
Coshocton, Ohio 43812



LANDMARK SURVEYS

EARL R. DONAKER, P.S.

continued

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county of Muskingum, in the state of Ohio and more particularly described as follows:

Beginning at a 3/4" water pipe found at the center of section 5, said 3/4" water pipe found being the TRUE POINT OF BEGINNING of the 50' easement herein described;

thence, with the north & south quarterline the following 2 courses:

1. thence, N.01°20'14"W. 374.26' to a 5/8" steel pin set;
2. thence, continuing N.01°20'14"W. 20.00' to a point in Cottage Hill Road, C.R. 8;

thence, with Cottage Hill Road, C.R. 8, N.49°19'58"E. 64.64' to a point;

thence, through the property of Fred & Lovina Hershberger, 1047/74, & 1049/239, the following 20 courses:

1. thence, S.01°20'14"E. 434.40' to a 5/8" steel pin set;
2. thence, S.03°13'12"E. 37.68' to a point;
3. thence, S.26°33'11"E. 76.42' to a point;
4. thence, S.44°10'22"E. 124.64' to a point;
5. thence, S.53°32'43"E. 185.97' to a 5/8" steel pin set;
6. thence, S.62°05'04"E. 245.80' to a point;
7. thence, S.68°18'18"E. 69.06' to a point;
8. thence, S.75°09'39"E. 118.94' to a 5/8" steel pin set;
9. thence, continuing S.75°09'39"E. 85.56' to a point;
10. thence, S.06°03'47"E. 44.08' to a point;
11. thence, S.88°15'08"W. 50.14' to a point;
12. thence, N.06°03'47"W. 5.88' to a point;
13. thence, N.75°09'39"W. 35.62' to a 5/8" steel pin set;
14. thence, continuing N.75°09'39"W. 137.44' to a point;
15. thence, N.68°18'18"W. 74.78' to a point;
16. thence, N.62°05'04"W. 252.25' to a 5/8" steel pin set;
17. thence, N.53°32'43"W. 193.80' to a point;
18. thence, N.44°10'22"W. 136.49' to a point;
19. thence, N.26°33'11"W. 94.49' to a point;
20. thence, N.03°13'12"W. 48.83' to the TRUE POINT OF BEGINNING of the 50' easement.

Bearings are based on Deed Book 1047, page 74. All 5/8" steel pins set are 30" long. Prior deed: 1047/74 & 1049/239.

Pertinent documents: tax maps: Deeds: 1043/621, 1012/250, 752/263, 1019/77, 574/735, 786/37, 1001/410, 971/72, 753/105, 906/176, 492/150, 1033/265, 834/308, 1030/424, 1041/73, 590/54, 1028/568, 1028/565, 805/38, 848/229, 680/76, 1047/74, 1049/239; Surveys by: Jerry Lee Gamble, John R. Marshall, L. Peter Dinan, Wade B. Morgan, R.L. Daniels, Robert G. Watts, Hitchens Engineering & Surveying, Karl C. Mawhorter, Raymond M. Roberts, Landmark Surveys.

Description and plat by Landmark Surveys, Earl R. Donaker, Professional Surveyor, #7142, from a survey of the premises in the month of May, in the year of our Lord one thousand nine hundred and ninety-one.

**OFFICE COPY
NOT RECORDABLE**

PROPERTY IS SUBJECT TO
EASEMENTS, RIGHTS-OF-WAY,
RESTRICTIONS, WHETHER
CORDED OR IMPLIED.

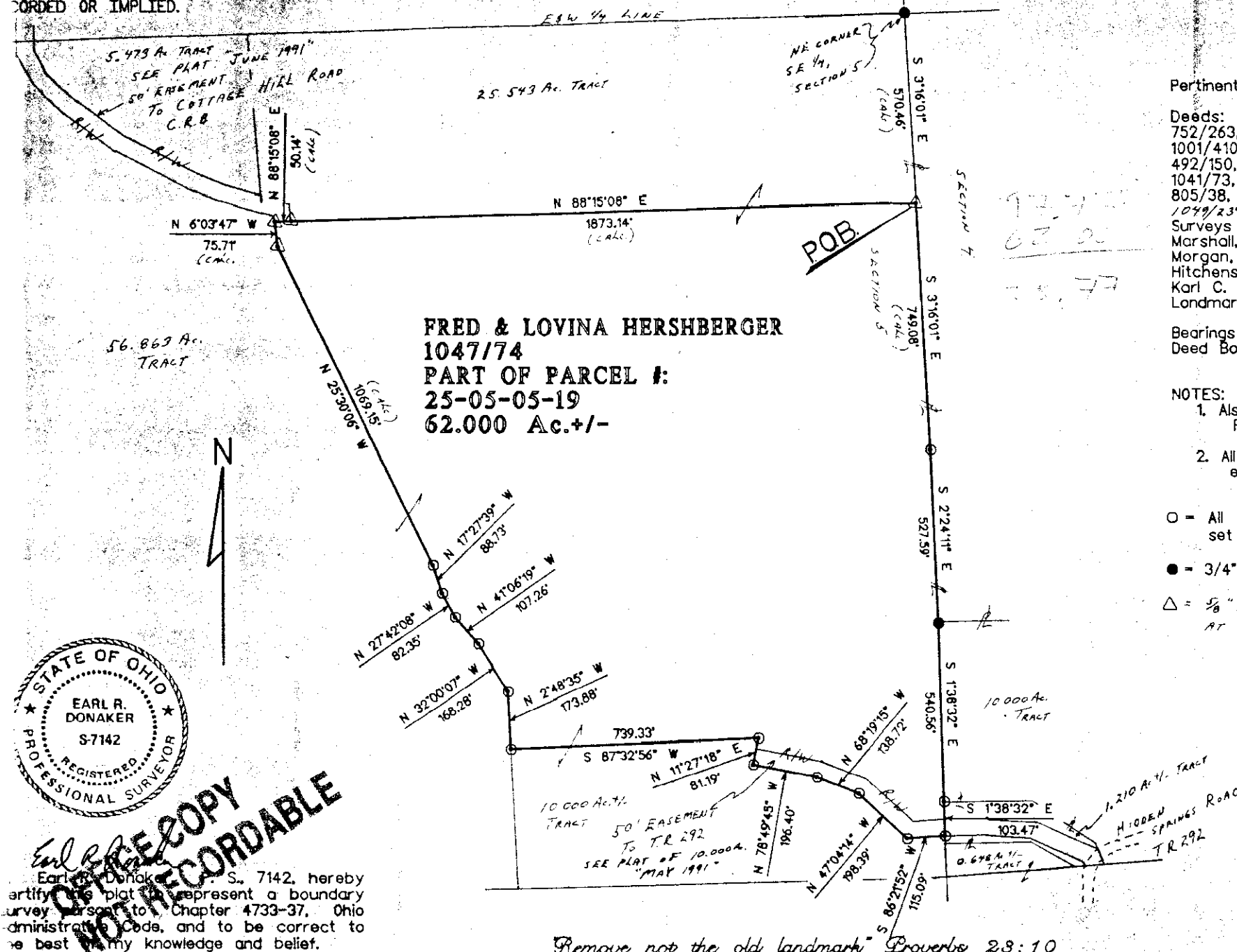
727 Cambridge Road
Coshocton, Ohio 43812

LANDMARK SURVEYS

EARL R. DONAKER, P. S.

tel: (614) 623-0993
1-800-842-3264

0 150 300 450 600
SCALE: 1"=300'
ORIGINAL PLAT 11X17



Pertinent documents: tax maps:

Deeds: 1043/621, 1012/250,
752/263, 1019/77, 574/735, 786/37,
1001/410, 971/72, 753/105, 906/176,
492/150, 1033/265, 834/308, 1030/424,
1041/73, 590/54, 1028/568, 1028/565,
805/38, 848/229, 680/76, 1047/74;
1049/239;

Surveys by: Jerry Lee Gamble, John R.
Marshall, L. Peter Dinan, Wade B.
Morgan, R.L. Daniels, Robert G. Watts,
Hitchens Engineering & Surveying,
Karl C. Mawhorter, Raymond M. Roberts,
Landmark Surveys.

Bearings are based on
Deed Book 1047, page 74.

NOTES:

- Also see a plat of 154.627 Ac. +/-
February, 1991. Thelma S. Neibarger
- All bearings & distances are measured
except as marked otherwise.

○ - All 5/8" steel pins
set are 30" long.

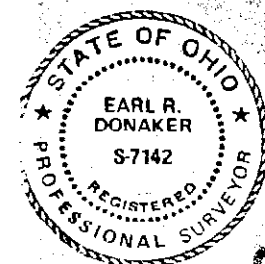
● - 3/4" rebar found

△ = 5/8" STEEL PINS TO BE SET
AT LATER DATE

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY *J. L. Gamble*
6-13-91

| |
|-------------------------------|
| FRED & LOVINA HERSHBERGER |
| DEED BOOK: 1047/74 |
| SECTION: SE 1/4, 5 |
| 2 QUARTER, T. 1 N., R. 9 W., |
| UNITED STATES MILITARY LANDS, |
| TOWNSHIP: HOPEWELL |
| COUNTY: MUSKINGUM, OHIO |
| Date: JUNE, 1991 |



Earl R. Donaker, P. S., 7142, hereby
certify this plat to represent a boundary
survey pursuant to Chapter 4733-37, Ohio
Administrative Code, and to be correct to
the best of my knowledge and belief.

Remove not the old landmark - Proverbs 23:10

THIS PROPERTY IS SUBJECT TO
ALL EASEMENTS, RIGHTS-OF-WAY,
OR RESTRICTIONS, WHETHER
RECORDED OR IMPLIED.

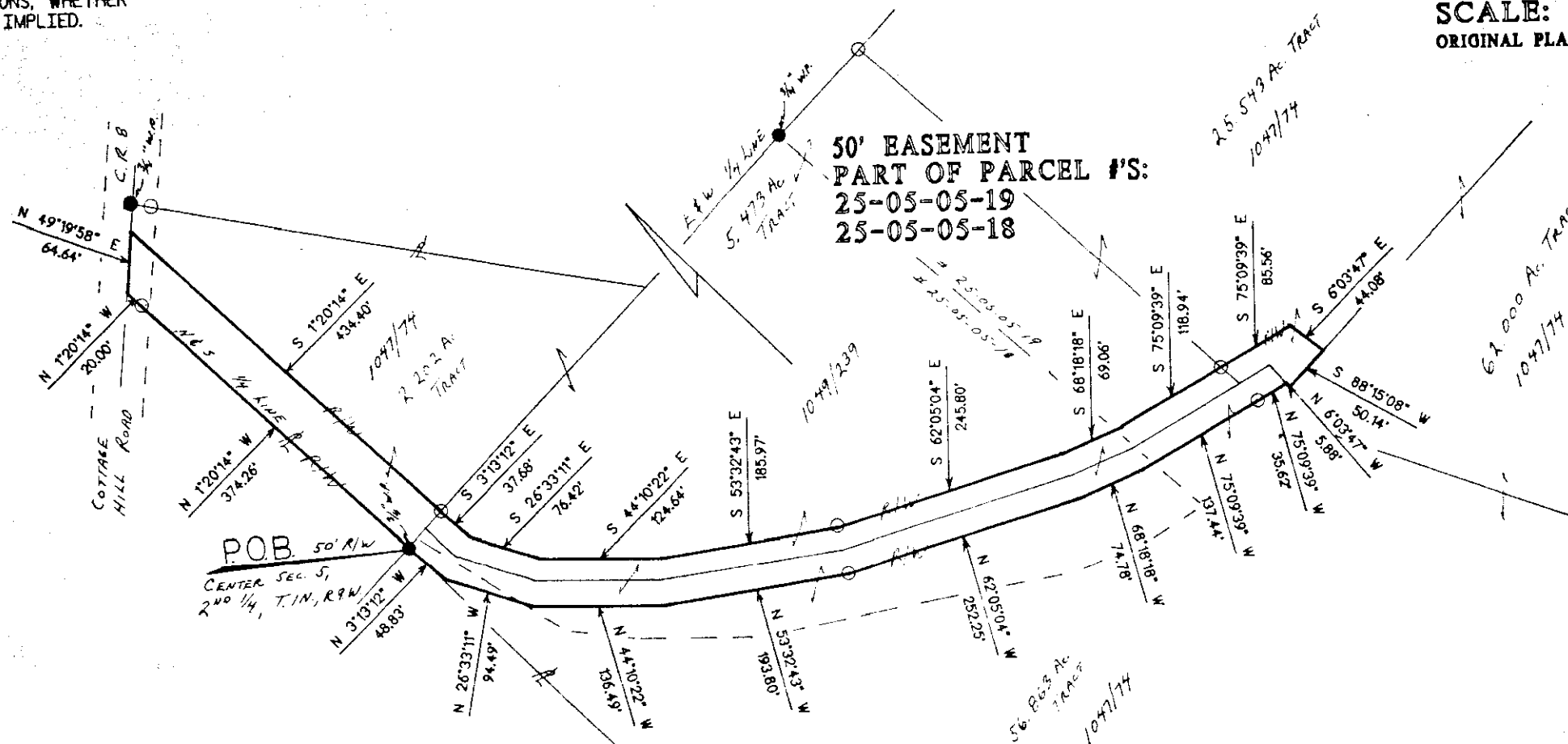
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LANDMARK SURVEYS

EARL R. DONAKER, P. S.

tel: (614) 623-0993
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0 60 120 180 240
SCALE: 1"=120'
ORIGINAL PLAT 11X17

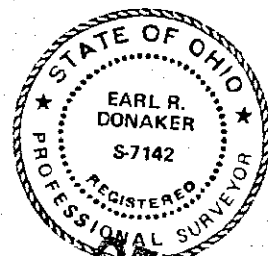


NOTES:

- See plats of:
154.627 Ac.+/-, 2.202 Ac.+/-, February, 1991, Thelma S. Neibarger
5.473 Ac.+/-, 56.863 Ac.+/-, April, 1991
62.000 Ac.+/-, 25.543 Ac.+/- June, 1991, Fred & Lovina Hershberger

○ = All 5/8" steel pins
set are 30" long.

● = pins found



I, Earl R. Donaker, P. S. 7142, hereby
certify this plat to represent a boundary
survey pursuant to Chapter 1733-37, Ohio
Administrative Code, and to the best of my knowledge and belief.

| |
|-------------------------------|
| FRED & LOVINA HERSHBERGER |
| DEED BOOK: 1047/74 & 1049/239 |
| SECTION: 5 |
| 2 QUARTER, T. 1 N., R. 9 W., |
| UNITED STATES MILITARY LANDS, |
| TOWNSHIP: HOPEWELL |
| COUNTY: MUSKINGUM, OHIO |
| Date: JUNE, 1991 |

Remove not the old landmark" Proverbs 28:10