

# Baseline Surveying, Inc.

Land Surveying and Construction Layout

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## RONALD BRANSON

AUDITOR'S PARCEL NUMBER

25-30-14-12-000 (ALL - 66.297 AC.) AND 25-30-03-07-000 (ALL - 0.787 AC.)

BEING ALL OF THE FIRST AND SECOND PARCELS AS CONVEYED TO RONALD BRANSON IN O.R. VOLUME 3185, PAGE 65 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS. SITUATED IN THE NORTHWEST QUARTER OF FRACTIONAL SECTION 14, AND THE NORTHEAST QUARTER OF FRACTIONAL SECTION 15, AND IN MILITARY LOT 23 OF QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 9, OF THE UNITED STATES MILITARY LANDS, HOPEWELL TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

**BEGINNING** AT AN IRON PIN SET AT THE NORTHEAST CORNER OF MILITARY LOT 23, SAID IRON PIN SET BEING NORTH 88 DEGREES 34 MINUTES 56 SECONDS WEST 786.29 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR);

**THENCE** WITH NORTH LINE OF THE SAID MILITARY LOT 23 AND THE NORTH LINE OF PARCELS CONVEYED TO JOSHUA D. THORNTON AND KAYLA McKENZIE IN O.R. VOLUME 1750, PAGE 551, NORTH 88 DEGREES 34 MINUTES 56 SECONDS WEST 1053.49 FEET TO AN IRON PIN SET, PASSING AN EXISTING IRON PIN (5/8 INCH REBAR WITH BOWMAN CAP) AT 531.37 FEET;

**THENCE** LEAVING THE SAID NORTH LINE OF MILITARY LOT 23 AND WITH THE WEST LINE OF THE SAID THORNTON AND McKENZIE PARCEL, SOUTH 02 DEGREES 41 MINUTES 33 SECONDS WEST, PASSING AN EXISTING IRON PIN (5/8 INCH REBAR) AT 148.19 FEET, A TOTAL DISTANCE OF 193.28 FEET TO A POINT IN THE CENTER OF FLINT RIDGE ROAD (COUNTY ROAD 8), SAID POINT BEING NORTH 02 DEGREES 41 MINUTES 33 SECONDS EAST 28.81 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR, BENT);

**THENCE** WITH THE CENTER OF THE SAID ROAD AND THE NORTH LINE OF THE A PARCEL CONVEYED TO JEFFERY C. AND RUBY F. REED IN O.R. VOLUME 2349, PAGE 563, NORTH 60 DEGREES 16 MINUTES 40 SECONDS WEST 262.82 FEET TO A POINT, SAID POINT BEING NORTH 05 DEGREES 30 MINUTES 19 SECONDS EAST 20.25 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR WITH JANES CAP);

**THENCE** CONTINUING WITH THE CENTER OF THE SAID ROAD AND WITH THE NORTH LINE OF A PARCEL CONVEYED TO MELODIE OSBORN IN O.R. VOLUME 2588, PAGE 693, NORTH 59 DEGREES 34 MINUTES 09 SECONDS WEST 133.72 FEET TO A POINT, SAID POINT BEING SOUTH 87 DEGREES 48 MINUTES 49 SECONDS EAST 40.00 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR);

**THENCE** CONTINUING IN THE SAID ROAD AND WITH THE NORTHEASTERN LINE OF A PARCEL CONVEYED TO ANNA MARIE AND KYLE AUSTIN FOSTER IN O.R. VOLUME 2972, PAGE 740, NORTH 57 DEGREES 35 MINUTES 25 SECONDS WEST 632.13 FEET TO A POINT, SAID POINT BEING NORTH 49 DEGREES 01 MINUTES 42 SECONDS EAST 22.00 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR, LEANING);

**THENCE** CONTINUING IN THE SAID ROAD AND WITH THE NORTHEASTERN LINES OF A PARCEL CONVEYED TO DAVID E. THORNTON IN O.R. VOLUME 2430, PAGE 453 THE FOLLOWING TWO COURSES AND DISTANCES:

1. NORTH 54 DEGREES 12 MINUTES 36 SECONDS WEST 67.74 FEET TO A POINT;
2. NORTH 51 DEGREES 54 MINUTES 36 SECONDS WEST 164.68 FEET TO A POINT;