

Ambridge Road  
Hopewell, Ohio 43812



**LANDMARK SURVEYS**  
EARL R. DONAKER, P.S.

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

FRED BATES

5.020 Ac. +/-

Being 5.020 acres, more or less, part of parcel number 25-77-18-01-000, in the northwest quarter of section 18, in the second quarter of township 18 north, range 15 west, Congress 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 stone found at the northwest corner of the northwest quarter of section 18;

thence, with the section line S.86°19'16"E. 2212.34' to a 5/8" steel pin set, said 5/8" steel pin set being the TRUE POINT OF BEGINNING;

thence, continuing with the section line the following 2 courses:

1. thence, continuing S.86°19'16"E. 323.02' to a 5/8" steel pin found;
2. thence, continuing S.86°19'16"E. 20.00' to a point in C.R. 30;

thence, with C.R. 30, S.02°22'49"W. 635.29' to a point;

thence, through the property of Fred Bates, 1043/568, the following 5 courses:

1. thence, N.74°07'09"W. 50.00' to a 5/8" steel pin set;
2. thence, S.02°22'49"W. 25.00' to a 5/8" steel pin set;
3. thence, N.74°07'09"W. 125.01' to a 5/8" steel pin set;
4. thence, S.82°18'35"W. 175.46' to a 5/8" steel pin set;
5. thence, N.02°22'49"E. 657.89' to the TRUE POINT OF BEGINNING, containing 5.020 acres, more or less, including public road right-of-way 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 ingress, egress, and regress to and from C.R. 30, to the above described 5.020 acres, said 50' easement being more particularly described as follows:

Being a non-exclusive 50' easement in the northwest quarter of section 18, in the second quarter of township 18 north, range 15 west, Congress 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 stone found at the northwest corner of the northwest quarter of section 18;

thence, with the section line S.86°19'16"E. 2212.34' to a 5/8" steel pin set;

thence, continuing with the section line the following 2 courses:

1. thence, continuing S.86°19'16"E. 323.02' to a 5/8" steel pin found;
2. thence, continuing S.86°19'16"E. 20.00' to a point in C.R. 30;

continued

727 Cambridge Road  
Coshocton, Ohio 43812



# LANDMARK SURVEYS

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continued

thence, with C.R. 30, S.02°22'49"W. 635.29' to a point;

thence, through the property of Fred Bates, 1043/568, the following 2 courses:

1. thence, N.74°07'09"W. 50.00' to a 5/8" steel pin set;
2. thence, S.02°22'49"W. 25.00' to a 5/8" steel pin set, said 5/8" steel pin set being the TRUE POINT OF BEGINNING of the 50' easement;

thence, through the property of Fred Bates, 1043/568, S.74°07'09"E. 50.00' to a point in C.R. 30;

thence, with C.R. 30 S.02°22'49"W. 51.42' to a point;

thence, through the property of Fred Bates, 1043/568, the following 5 courses:

1. thence, N.74°07'09"W. 176.58' to a point;
2. thence, S.82°18'35"W. 173.91' to a point;
3. thence, N.02°22'49"E. 50.78' to a 5/8" steel pin set;
4. thence, N.82°18'35"E. 175.46' to a 5/8" steel pin set;
5. thence, S.74°07'09"E. 125.01' to the TRUE POINT OF BEGINNING of the 50' easement.

Bearings are based on Deed Book 1043, page 568.  
All 5/8" steel pins set are 30" long.

Prior deed: 1043/568.

Pertinent documents: tax map; deeds: 1043/568, 839/346; surveys by: R.L. Daniels.

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

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY J. L. Namb

6-24-91

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NOT RECORDABLE**

