

thence, with said Sidwell Materials Inc. 10.340 acres tract, the following 2 courses:

1. South 02°40'51" West a distance of 129.07 feet to a 5/8" iron pin found capped "Harkness 6885";
2. thence South 87°15'48" East a distance of 576.72 feet to a 5/8" iron pin set;

thence, leaving said 10.340 acres Sidwell Materials tract, South 02°37'31" West a distance of 813.08 feet to the **POINT OF BEGINNING**;

containing 20.000 acres, more or less, being part of Parcel No. 47-46-02-04-000.

Subject to all legal right-of-ways, easements, restrictions, reservations, and zoning regulations of record.

Subject to the right-of-way of Township Road No. 265 (Crock Road).

Subject to the 100-year Flood Plain restrictions, if applicable.

All iron pins set are 5/8" x 30" rebar capped and labeled "Biedenbach Surveying, LLC. PS 7881".

The bearings in this description are for angle calculations only and are based on the northern portion of east line of the northeast quarter of Section 16 used as a grid bearing of North 02°54'53" East.

A plat of the above-described survey has been submitted for file at the County Engineer's Office.

The above description prepared by Gregory A. Biedenbach, Ohio Registered Surveyor No. 7881, based on information obtained from an actual field survey of June 10, 2021. Said survey being subject to any facts that may be disclosed in a full and accurate title search.

Prior Deed: Volume 2991, Page 706.

*June 10, 2021* *Gregory A. Biedenbach*  
Date Gregory A. Biedenbach  
Ohio Registered Surveyor  
No. 7881.



Cc: Survey File: GB-3752F

DESCRIPTION  
APPROVED  
By: *64 7/13/21*

*7/13/21*  
APPROVED  
MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR