

3975 East Pike  
Zanesville, OH 43701

51-63-01-40-013  
425 BROWNS DR

**Biedenbach Engineering**  
Surveying and Mapping

Telephone (740) 453-4850  
Fax (740) 450-1000

ROBERT L. RICE, Sr. AND GREGORY A. RICE  
AUDITORS PARCEL NUMBER 51-51-63-01-40-000 (PART)

BEING A PART OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO ROBERT L. AND GREGORY A. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN THE EAST HALF OF QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF QUARTER TOWNSHIP 3;

THENCE EAST 1732.50 FEET (BY DEED) TO AN EXISTING IRON PIN (1/2 INCH PIPE) ON THE WEST LINE OF THE ABOVE SAID RICE TRACT;

THENCE WITH THE SAID WEST LINE OF THE SAID RICE TRACT AND THE EAST LINE OF A TRACT CONVEYED TO H. AND M. BROWN (VOLUME 328, PAGE 103), NORTH 00 DEGREES 46 MINUTES 00 SECONDS WEST 1,044.57 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE CONTINUING NORTH 00 DEGREES 46 MINUTES 00 SECONDS WEST 119.01 FEET TO AN EXISTING IRON PIN (1/2 INCH PIPE) AND THE NORTHWEST CORNER OF THE SAID RICE TRACT;

THENCE LEAVING THE SAID WEST LINE OF THE SAID RICE TRACT ALONG WITH THE NORTH LINE OF THE SAID RICE TRACT NORTH 84 DEGREES 59 MINUTES 33 SECONDS EAST 238.00 FEET TO AN EXISTING IRON PIN (1/2 INCH PIPE);

THENCE LEAVING THE NORTH LINE OF SAID RICE TRACT SOUTH 04 DEGREES 31 MINUTES 39 SECONDS EAST 120.00 FEET TO AN IRON PIN SET;

THENCE SOUTH 85 DEGREES 17 MINUTES 57 SECONDS WEST 245.80 FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.663 MORE OR LESS ACRES. SUBJECT TO ALL APPLICABLE EASEMENTS.

COPIES APPROVED  
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BY [Signature]  
3-27-2001

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## ALSO THE FOLLOWING INGRESS AND EGRESS EASEMENT

BEING A PART OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO ROBERT L. RICE Sr. AND GREGORY A. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN THE EAST HALF OF QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF QUARTER TOWNSHIP 3;

THENCE EAST 1732.50 FEET (BY DEED) TO AN EXISTING IRON PIN (1/2 INCH PIPE) ON THE WEST LINE OF THE ABOVE SAID RICE TRACT;

THENCE WITH THE SAID WEST LINE OF THE SAID RICE TRACT AND THE EAST LINE OF A TRACT CONVEYED TO H. AND M. BROWN (VOLUME 328, PAGE 103), NORTH 00 DEGREES 46 MINUTES 00 SECONDS WEST 1044.57 FEET TO AN IRON PIN SET;

THENCE LEAVING THE SAID WEST LINE AND TRAVERSING INTO THE SAID RICE TRACT, NORTH 85 DEGREES 17 MINUTES 57 SECONDS EAST 245.80 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE PLACE OF BEGINNING OF THIS EASEMENT;

THENCE NORTH 04 DEGREES 31 MINUTES 39 SECONDS WEST 149.77 FEET TO A POINT;

THENCE NORTH 04 DEGREES 28 MINUTES 00 SECONDS WEST 137.93 FEET TO A POINT;

THENCE WITH THE SOUTH LINE OF BROWN'S DRIVE (TOWNSHIP ROAD 36), NORTH 85 DEGREES 08 MINUTES 21 SECONDS EAST 50.00 FEET TO AN EXISTING IRON PIN (3/4 INCH REBAR);

THENCE SOUTH 04 DEGREES 28 MINUTES 00 SECONDS EAST 137.75 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR) AT THE NORTHWEST CORNER OF THE TRACT CONVEYED TO LISA A. AND MARK A. HENDRICKSON BY DEED RECORDED IN VOLUME 1060, PAGE 171 OF THE MUSKINGUM COUNTY DEED RECORDS;

THENCE WITH THE WEST LINE OF THE SAID HENDRICKSON TRACT, SOUTH 04 DEGREES 31 MINUTES 39 SECONDS EAST 150.24 FEET TO A POINT, PASSING AN EXISTING IRON PIN (1/2 INCH PIPE) AT 29.82 FEET;

THENCE SOUTH 85 DEGREES 28 MINUTES 21 SECONDS WEST 50.00 FEET TO THE PLACE OF BEGINNING.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS5718-PS6923).

THE BEARINGS ARE BASED ON THE DEED BEARING OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO R. & G. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 13<sup>TH</sup> DAY OF FEBRUARY 2001.

OFFICE COPY  
NOT RECORDABLE  
MICHAEL J. BIEDENBACH  
REGISTERED SURVEYOR 6923

# SURVEY FOR ROBERT L RICE, Sr.

AUDITORS PARCEL NUMBER  
51-51-63-01-40-000 (PART)

BEING A PART OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO ROBERT L. RICE, Sr. AND GREGORY A. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN THE EAST HALF OF QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO.

THE BEARINGS ARE BASED ON THE DEED BEARING OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO R. & G. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS.

## RESEARCH:

VOL. 651, PG. 221  
VOL. 1060, PG. 171  
VOL. 1064, PG. 365  
PREVIOUS SURVEY OF  
22.18 ± ACRES  
MUSKINGUM CO. TAX MAP

## LEGEND

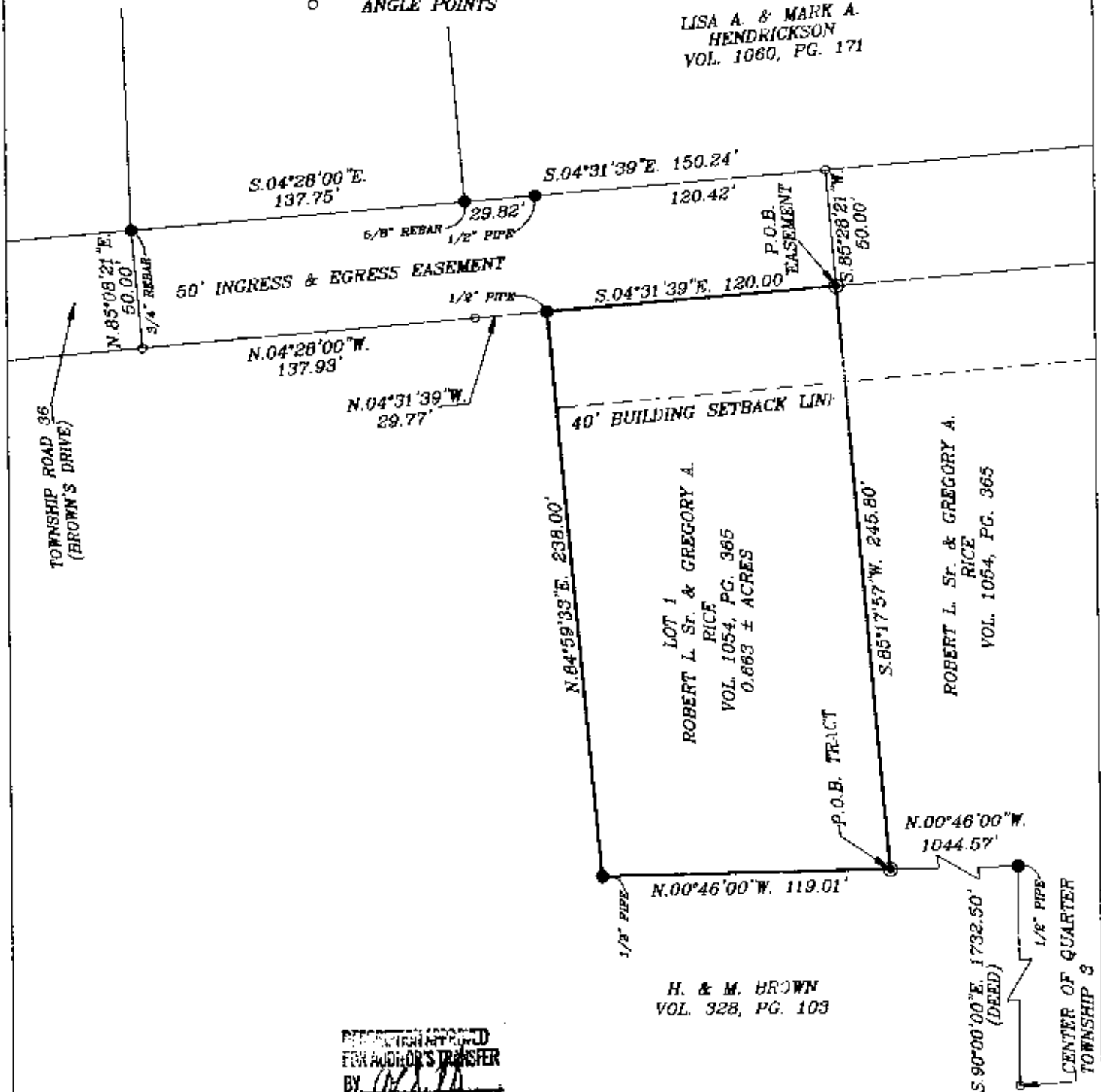
- EXISTING IRON PIN
- ⊙ IRON PIN SET  
(5/8" REBAR W/CAP)
- ANGLE POINTS



SCALE 1"=60'

0 30 60 120

LISA A. & MARK A.  
HENDRICKSON  
VOL. 1060, PG. 171



RECEIVED AND APPROVED  
FOR AUDITOR'S TRANSFER  
BY *[Signature]*

3-27-2001

I HEREBY CERTIFY TO THE BEST OF MY  
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND  
SURVEY TO BE CORRECT AS PREPARED BY ME,  
THIS 13th DAY OF FEBRUARY, 2001.

**OFFICE COPY  
NOT RECORDABLE**

MICHAEL A. NICHOLS  
REGISTERED SURVEYOR #6923

BIEDENBACH ENGINEERING, INC.  
ZANESVILLE, OHIO  
(740) 453-4850

DRAWN BY: JJB	DATE: 02-13-01
SCALE: 1"=60'	CHECKED BY: MDN
JOB NO: 4204	DRAWING NO: D:\4204\RICE_01