

# Baseline Surveying, Inc.

Land Surveying and Construction Layout

3010 East Pike  
Zanesville, OH 43701

Email: bei@rohio.com

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

## DONA GIBSON

AUDITORS PARCEL NUMBER 62-62-39-01-11 (PART) TO BE COMBINED WITH  
PARCEL NUMBER 62-62-39-01-11-007

BEING A PART OF THE TRACT CONVEYED TO DONA GIBSON BY DEED VOLUME 1097, PAGE 620 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN THE SOUTHWEST QUARTER OF SECTION 8 AND THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 16, RANGE 14, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, SPRINGFIELD TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING STONE AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SECTION 17;

THENCE NORTH 89 DEGREES 54 MINUTES 09 SECONDS WEST 653.73 FEET (CALCULATED) TO A POINT;

THENCE SOUTH 01 DEGREES 34 MINUTES 58 SECONDS WEST 809.66 FEET (CALCULATED) TO AN EXISTING IRON PIN (5/8 INCH REBAR) AT THE NORTHEAST CORNER OF A 20.05 ACRE TRACT CONVEYED TO C. OTTO AND SALLY A. LUBURGH BY DEED RECORDED IN OFFICIAL RECORD VOLUME 2224, PAGE 546 OF THE MUSKINGUM COUNTY DEED RECORDS;

THENCE WITH THE NORTH LINE OF THE SAID TRACT, NORTH 88 DEGREES 41 MINUTES 10 SECONDS WEST, PASSING AN EXISTING IRON PIN (5/8 INCH REBAR) AT 820.31 FEET, A TOTAL DISTANCE OF 1147.49 FEET (DEED) TO AN EXISTING IRON PIN (5/8 INCH REBAR) AT THE NORTHEAST CORNER OF THE SAID TRACT, SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE SOUTH 01 DEGREES 46 MINUTES 00 SECONDS WEST 96.65 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);

THENCE SOUTH 87 DEGREES 49 MINUTES 40 SECONDS WEST 744.64 FEET WITH THE NORTH LINE OF TRACTS CONVEYED TO JO ANNE HINKLE BY OFFICIAL RECORD VOLUME 2405, PAGE 270, TO A POINT IN COUNTY ROAD 142 (MEADOW FARM CHURCH ROAD) ON THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 17, PASSING EXISTING IRON PINS AT 265.32 AND 708.52 FEET;

THENCE WITH THE SAID WEST LINE OF THE NORTHWEST QUARTER, NORTH 01 DEGREES 20 MINUTES 41 SECONDS EAST 771.58 FEET TO A POINT IN THE CENTER OF COUNTY ROAD 142 (OLD COOPERMILL ROAD) SAID POINT BEING NORTH 25 DEGREES 11 MINUTES 40 SECONDS WEST 44.76 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR);

THENCE WITH THE CENTER OF SAID COUNTY ROAD 142 THE NEXT EIGHT COURSES AND DISTANCES:

1. SOUTH 85 DEGREES 27 MINUTES 31 SECONDS EAST 95.51 FEET TO A POINT,
2. SOUTH 87 DEGREES 10 MINUTES 58 SECONDS EAST 78.98 FEET TO A POINT,
3. NORTH 87 DEGREES 13 MINUTES 54 SECONDS EAST 52.81 FEET TO A POINT,
4. NORTH 82 DEGREES 34 MINUTES 51 SECONDS EAST 68.88 FEET TO A POINT,
5. NORTH 73 DEGREES 20 MINUTES 02 SECONDS EAST 63.00 FEET TO A POINT,
6. NORTH 66 DEGREES 08 MINUTES 29 SECONDS EAST 66.46 FEET TO A POINT,
7. NORTH 61 DEGREES 05 MINUTES 45 SECONDS EAST 129.36 FEET TO A POINT;
8. NORTH 58 DEGREES 22 MINUTES 25 SECONDS EAST 125.13 FEET TO A POINT;

THENCE LEAVING THE SAID ROAD AND WITH THE WEST LINE OF A 5.006 ACRE TRACT CONVEYED TO C. OTTO LUBURGH (OFFICIAL RECORD 1818, PAGE 17) THE NEXT TWO COURSES AND DISTANCES:

1. SOUTH 15 DEGREES 59 MINUTES 37 SECONDS EAST 230.67 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR), PASSING AN EXISTING IRON PIN (5/8 INCH REBAR) AT 21.03 FEET;
2. SOUTH 02 DEGREES 48 MINUTES 37 SECONDS EAST 598.62 FEET TO THE PLACE OF BEGINNING.

5621 DONA GIBSON HOUSE TRACT

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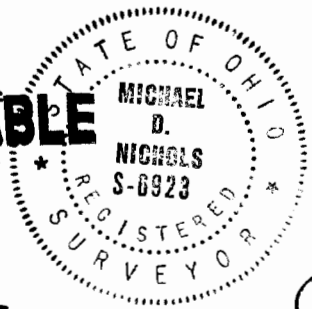
**CONTAINING 13.232 MORE OR LESS ACRES, SUBJECT TO ALL LEGAL RIGHT-OF-WAY OF COUNTY ROAD 142 (OLD COOPERMILL ROAD AND MEADOW FARM CHURCH ROAD) AND ALL OTHER APPLICABLE EASEMENTS.**

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

**BEARINGS ARE BASED ON THE PLAT OF MEADOW FARM ACRES AND THE PREVIOUS SURVEY OF 41.970 MORE OR LESS ACRES AS RECORDED IN DEED BOOK VOLUME 1015, PAGE 282.**

**I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 28TH DAY OF FEBRUARY 2013, FROM SURVEYS COMPLETED BY ME ON AUGUST 31, 1994, MARCH 8, 1995, JUNE 12, 2001 AND OCTOBER 2, 2003.**

**OFFICE COPY**  
**NOT RECORDABLE**  
MICHAEL D. NICHOLS  
REGISTERED SURVEYOR #6923



DESCRIPTION APPROVED  
By: *[Signature]* 3/22/2013

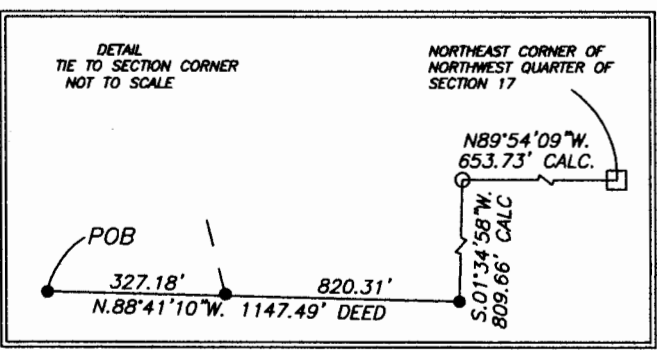
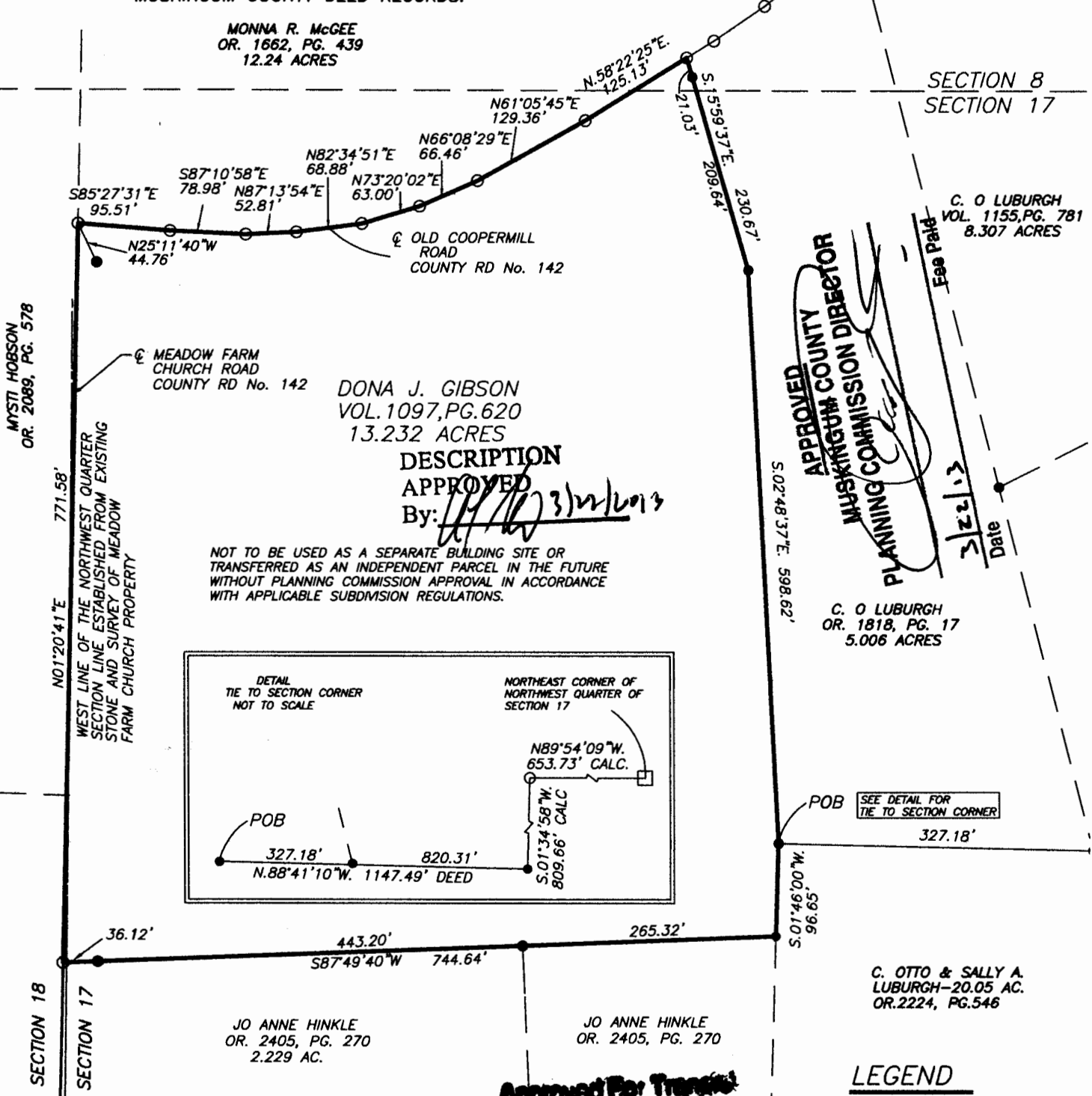
**APPROVED**  
**MUSKINGUM COUNTY**  
**PLANNING COMMISSION DIRECTOR**  
*[Signature]*  
Date: 3/22/13 Fee Paid: -

# SURVEY FOR DONA GIBSON

AUDITORS PARCEL NUMBER 62-62-39-01-11-000 (PART) TO BE COMBINED WITH  
AUDITORS PARCEL NUMBER 62-62-39-01-11-007

BEING A PART THE TRACT CONVEYED TO DONA GIBSON BY DEED VOLUME 1097, PAGE 620 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN THE SOUTHWEST QUARTER OF SECTION 8 AND THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 16, RANGE 14, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, SPRINGFIELD TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE PLAT OF MEADOW FARM ACRES AND THE PREVIOUS SURVEY OF 41.97 ACRES DESCRIBED IN DEED BOOK VOLUME 1015, PAGE 282 OF THE MUSKINGUM COUNTY DEED RECORDS.



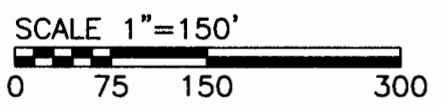
**RESEARCH**

DEED VOL. 595, PG. 104  
DEED VOL. 746, PG. 272  
DEED VOL. 1015, PG. 282  
PREVIOUS SURVEY OF A 41.97 AC. TRACT COMPLETED NOV. 18, 1986 BY W.J. BIEDENBACH PS5718  
PREVIOUS SURVEY OF A 9.072± AC. TRACT COMPLETED JUNE 12, 2001 BY M.D. NICHOLS PS6923  
PREVIOUS SURVEY OF A 0.21 AC. TRACT COMPLETED JUNE 15, 1993 BY C.R. HARKNESS PS 6885  
PLAT OF MEADOW FARM ACRES  
MUSKINGUM COUNTY TAX/GIS MAPS

**Approved For Transfer**  
**On-Lot Sewage (A.K.)**  
Date 3/14/13  
*[Signature]*  
Zanesville - Muskingum Co  
Health Department

**LEGEND**

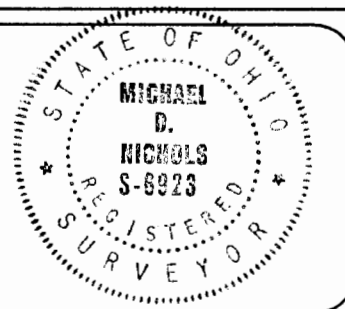
- EXISTING IRON PIN
- ⊙ IRON PIN SET (5/8" REBAR W/CAP)
- ANGLE POINTS
- EXISTING STONE



I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 28th DAY OF FEBRUARY, 2013, FROM FIELD SURVEYS COMPLETED BY ME ON AUGUST 31, 1994, MAY 13, 1995, JUNE 12, 2001, AND OCTOBER 22, 2011.

**OFFICE COPY NOT RECORDABLE**

*[Signature]*  
M.D. NICHOLS  
REGISTERED SURVEYOR #6923



THIS PROPERTY IS SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS, OR RESTRICTIONS, WHETHER RECORDED OR IMPLIED. THIS PLAT IS INTENDED FOR THE LEGAL TRANSFER OF THE PROPERTY SHOWN AND DOES NOT INTEND TO SHOW ANY OR ALL OF THE EASEMENTS, RIGHT OF WAYS, RESTRICTIONS OR ENCROACHMENTS UNLESS OTHERWISE INDICATED.

**BASELINE SURVEYING, INC.**  
3010 EAST PKE, ZANESVILLE, OHIO 43701  
phone: 740-453-4850, fax: 740-450-1000, email: BEI@rotio.com

DRAWN BY: JWL	DATE: 12-12-12	SCALE: 1"=40'
CHECKED BY: MDN	JOB NO: 5621	DRAWING NO: Z:\3790\3790.dwg