

70-09-01-02
4855 ADAMSVILLE RD

DESCRIPTION OF A 3.270 ACRE TRACT

Situate in the State of Ohio, County of Muskingum, Township of Washington, and being part of Lot # 21, in the Fourth Quarter Township of Township 2 North, Range 7 West in the United States Military District and being all of the Larry Walls property recorded in Volume # 1554, Page 349, and all of Parcel # 70-09-01-02, of Muskingum County records and being more particularly described as follows ;

Beginning for Reference at the Southwest corner of Section # 25, Township 2 North, Range 6 West, on the Salem Township and Washington Township line between the Third Quarter Township, Township 2 North, Range 6 West and the Forth Quarter Township, Township 2 North, Range 7 West , thence along the Township line North 05 degrees 00 minutes 42 seconds East 1463.28 feet to a stone found with a "t" chiseled on the top, passing an iron pin found at 1247.62 feet ; thence North 85 degrees 00 minutes 00 seconds West 314.91 feet to a point in the centerline of the Adamsville Road (S.R. # 93) ; thence along the centerline of said road South 23 degrees 48 minutes 00 seconds East 226.30 feet to a point in said centerline and the True Place of Beginning ; thence along R.J. Gainer property (Vol.919, Pg. 263), South 26 degrees 15 minutes 48 seconds East 232.00 feet to a point in the centerline of said road ; thence leaving said road along an unplatted subdivision and C. Wheeler property (Vol. 1130 Pg. 169), M. and A. Carpenter (Vol.1734, Pg.178), F.A. and D.J. Keiffer (Vol.658, Pg. 232), D. and H. Grafton (Vol. 1660, Pg. 777), P. & P. Davis (Vol.1056, Pg. 224), R. and T. Rittberger (Vol. 1007, Pg. 127), J.E. and M.K. Bonifield (Vol. 1516, Pg.851) , and M. and D. Maurer (Vol. 1082, Pg. 240) North 84 degrees 57 minutes 15 seconds West 779.00 feet to an axle found , passing a 3/4 inch iron pipe found at 44.34 feet ; thence along said unplatted subdivision and D. Findeiss property (Vol. 1677, Pg. 956) and G.S. and B.J. Brewer property (Vol. 862, Pg. 185) North 04 degrees 49 minutes 33 seconds East 198.00 feet to an axle found ; thence along K.E. and Linda S. Madden property (Vol. 836, Pg. 343), South 84 degrees 58 minutes 23 seconds East 659.20 feet to a point in the centerline of the Adamsville Road (S.R. # 93) and the True Place of Beginning, passing an axle found at 624.12 feet.

Containing 3.270 acres , more or less, subject to all easements , restrictions , or right of ways , either written or implied. All iron pins set are # 5 rebar 30 inches long with a yellow I.D. cap labeled "BINCKLEY S - 7879" .

Bearings on this description are assumed on the Washington Township line, in the Fourth Quarter Township, Township 2 North, Range 7 West in the United States Military District as being North 05 degrees 00 minutes 42 seconds East and are for angular calculation only.

This description is based on an office survey completed by Binckley Land Surveying in June 6th, 2003.

**OFFICE COPY
NOT RECORDABLE**
Donald E. Binckley P.S. 7978 Date

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY MBB
6-11-2003

BINCKLEY LAND SURVEYING

6375 WINDSONG WAY NASHPORT, OHIO 43830
 PHONE (740) 455-3736 FAX (740) 455-8149

SITUATE IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF WASHINGTON, AND BEING A PART OF LOT # 21, IN THE FOURTH QUARTER TOWNSHIP, TOWNSHIP 2 NORTH, RANGE 7 WEST OF THE UNITED STATES MILITARY DISTRICT, AND BEING ALL OF PARCEL # 70-09-01-02, WHICH WAS LAST CONVEYED TO LARRY WALLS IN VOLUME 1554, PAGE 349 OF MUSKINGUM COUNTY RECORDS.

G.S. & B.J. BREWER
 VOL. 862 PG. 185

D. FINDEISS
 VOL. 1677 PG. 856

KEVIN E. McKENNA & LINDA S. MADDEN
 VOL. 836 PG. 343

LARRY WALLS
 VOL. 1554 PG. 349
 PARCEL # 70-09-01-02
 + 3.270 ACRES

R.J. GAINER
 VOL. 919, PG. 263

N 4°49'33" E
 198.00'

S 84°58'23" E
 659.20'

S 23°48'00" E
 226.30'

N 85°00'00" W
 314.91'

35.08' OFFSET

☒ S.R. # 93 (ADAMSVILLE ROAD)

S 26°15'48" E
 232.00'

MILITARY LOT # 21, FOURTH QUARTER, T. 2N., R. 7W.,
 WASHINGTON TOWNSHIP

SOUTHWEST CORNER OF
 SECTION # 25, T. 2N., R. 6 W.,

N 5°00'42" E 1463.28'

SALEM TOWNSHIP
 SECTION # 25

215.66'

N 84°57'15" W
 779.00'

44.34' OFFSET

DESCRIPTION APPROVED
 FOR A LIENOR'S TRANSFER

BY *[Signature]*

6-11-2003

M.D. MAURER
 VOL. 1082 PG. 240

J.E. & M.K. BONIFIELD
 VOL. 1516 PG. 851

R.&T. RITBERGER
 VOL. 1007 PG. 127

P.&P. DAVIS
 VOL. 1058 PG. 224

D.&H. GRAFTON
 VOL. 1680 PG. 777

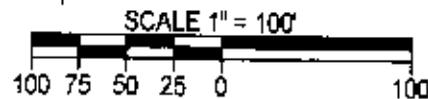
F.A. & D.J. KEIFFER
 VOL. 658 PG. 232

M. & A. CARPENTER
 VOL. 1734 PG. 178

C. WHEELER
 VOL. 1130 PG. 169

LEGEND

- POINT
- ☐ STONE FOUND
- IRON PIN FOUND
- ⊙ AXLE FOUND



I HEREBY CERTIFY THAT THIS PLAT REPRESENTS AN ACTUAL SURVEY COMPLETED BY ME ON JUNE 6TH, 2003 AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DONALD E. BINCKLEY, S.S., 1879 DATE

**OFFICE COPY
 NOT RECORDABLE**

REFERENCES: TAX MAPS, DEEDS OF RECORD, PREVIOUS SURVEYS BY BINCKLEY LAND SURVEYING DATED 6-27-2000.

BASIS OF BEARING: BEARINGS ON THIS PLAT ARE ASSUMED ON THE WASHINGTON TOWNSHIP LINE AS BEING N 05°00'42" E AND ARE FOR ANGULAR CALCULATION ONLY.