



## Linn Engineering, Inc.

*Civil Engineering Consultants*

740-452-7434 • FAX 740-452-5198

534 Market Street • P.O. Box 2086 • Zanesville, Ohio 43702-2086

70-15-03-02  
2505 CULBERTSON RD

### J. TODD SANDS (DR 1161-744)

Situated in the State of Ohio, County of Muskingum, Township of Washington, bounded and described as follows:

Being a part of the Southeast Quarter of Section 3, Township 1 North, Range 7 West, United States Military Lands, and being more particularly described as follows:

Beginning for reference at an iron pin found at the southwest corner of the Southeast Quarter of Fractional Section 3;

THENCE along the west line of lands now owned by S.F. and C.R. Peterson (DR 955-248) North 02 degrees 21 minutes 59 seconds East for a distance of 203.66 feet to a point on the centerline of Culbertston Road (Twp. Rd. 190) and the principal place of beginning;

THENCE along the east line of lands now owned by J. and M. Michel (DR 983-202), S. Troit (DR 1141-735) and J. and L. Smith (DR 1151-793) North 02 degrees 21 minutes 59 seconds East for a distance of 2470.30 feet to an iron pin found, passing an iron pin set 30.00 feet and an iron pin found at 491.01, from which an iron pin found bears South 87 degrees 48 minutes 14 seconds East 10.21 feet;

THENCE along the south line of lands now owned by J. Everett (DR 550- ) South 86 degrees 56 minutes 12 seconds East for a distance of 2633.92 feet to an iron pin found;

THENCE South 02 degrees 35 minutes 33 seconds West for a distance of 419.70 feet to an iron pin found on the northeast corner of lands now owned by R.D. Wells (DR 112-195);

THENCE along said Wells' north line North 87 degrees 18 minutes 44 seconds West for a distance of 1314.12 feet to an iron pin found;

THENCE South 02 degrees 28 minutes 58 seconds West for a distance of 129.20 feet to the northeast corner of lands now owned by P.D.H Farms (DR 548-675);

THENCE along the north line of said P.D.H. Farms' lands North 87 degrees 52 minutes 49 seconds West for a distance of 594.00 feet to said P.D.H. Farms' northwest corner;

THENCE along the west line of said P.D.H. Farms' lands South 02 degrees 28 minutes 58 seconds West for a distance of 99.00 feet to a point on the south line of Fractional Section 3;

THENCE along said south line of Fractional Section 3 North 87 degrees 52 minutes 49 seconds

West for a distance of 467.77 feet to an iron pin found on said S.F. and C.R. Peterson's north line;

THENCE along said Peterson's north line the following six courses:

- 1) North 65 degrees 12 minutes 20 seconds West for a distance of 104.30 feet to a point;
- 2) North 57 degrees 50 minutes 23 seconds West for a distance of 52.64 feet to a point;
- 3) North 52 degrees 53 minutes 20 seconds West for a distance of 53.13 feet to a point;
- 4) North 37 degrees 49 minutes 59 seconds West for a distance of 53.66 feet to a point;
- 5) North 22 degrees 26 minutes 37 seconds West for a distance of 48.99 feet to a point;
- 6) North 17 degrees 20 minutes 57 seconds West for a distance of 26.71 feet to the principal place of beginning.

containing 118.73 acres, more or less, subject to all applicable right of ways and easements, written or implied.

Iron pins set are 5/8 inch diameter by 30 inch long rebar with plastic identification caps.

Bearings on based on NAD 83 State Plane Coordinate System, South Zone, State of Ohio as per previous survey of State of Ohio lands.

This description is written based on a survey completed January 12, 2000 by Jack D. Newcome, Reg. No. 7321.

**OFFICE COPY  
NOT RECORDABLE**

\_\_\_\_\_  
Jack D. Newcome  
Reg. No. 7321

01/21/00  
Date

**PARCEL NO:**

All of: 70-70-15-03-03-000 ( $\pm$ 118.73 ac.)

DESCRIPTION APPROVED  
FOR AUDITING & INDEXING  
BY [Signature]

1-26-2000

State of Ohio  
DR 1130-779

J. Everett  
DR 550-25

### SITUATED IN

The State of Ohio, County of Muskingum, Township of Washington, and being a part of the Southeast Quarter of Section 3, T1N, R7W, U.S.M.L.

J. & L. Smith  
DR 1151-783

J. Todd Sands  
DR 1161-744  
±118.73 Ac.

### BASIS OF BEARING

Bearings are based on NAD83, State Plane Coordinate System, South Zone, State of Ohio as per previous survey of the State of Ohio lands.

### LEGEND

- ⊙ Iron Pin Set, 5/8" rebar  
30" long, w/ Plastic ID Cap
- ⊠ Monument Found
- Pipe Found
- Iron Pin Found
- Fence Line

### REFERENCES

- DR 955-247
- DR 550-25
- DR 521-446
- DR 642-195
- DR 548-675

### PARCEL NO.

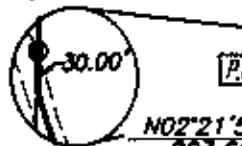
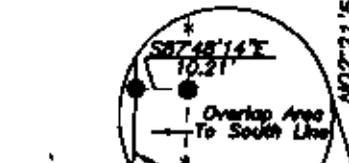
All of: 70-70-(5-03-03-000 (± 118.73 Ac.))

**OFFICE COPY  
NOT RECORDABLE**

Project No: 70-15 SANDS

Date

**Linn Engineering, Inc.** 740-458-7434  
 Civil Engineering Consultants  
 P.O. Box 2086 Zanesville, Ohio 43702-9086



( IN FEET )  
1 inch = 600 ft

DESCRIPTION OF  
 FOR RECORDING  
 BY *[Signature]*  
 1-26-2000

S. Inall  
DR 1141-735

Lot 9

Lot 8

J. & M. Michel  
DR 983-202

S. F. & C. R.  
Peterson  
DR 955-248

Southwest Corner of the  
Southeast Quarter of  
Fractional Section 3.

Boteman Pat.  
Twp. Rd. 112

J. & M. Michel  
DR 1015-95

B. & D. Inall  
DR 999-488

P.D.H. Farms Inc.  
DR 548-675

Z.M.C.P.A.  
DR 1142-430

Culbertson Road  
Twp. Rd. 190

N87°18'44"W  
1314.12'

R.D. Wells  
DR 642-195

L. & S. Mellett  
DR 1136-53

S86°56'12"E  
2633.92'

N02°21'59"E  
2470.30'

1879.29'

N61°11'51"E  
4611.20'

N17°20'57"W  
28.71'

N22°26'37"W  
48.99'

N37°49'59"W  
53.66'

N52°53'20"W  
53.13'

N57°50'23"W  
52.64'

N87°52'49"W  
467.77'

N02°21'59"E  
203.66'

N65°12'20"W  
104.30'

N87°52'19"W  
594.00'

S02°28'58"W  
99.00'

S02°28'58"W  
1229.20'