

70-88-04-10-011  
3540 EAST PIKE

DESCRIPTION FOR CONVEYANCE  
\* FED ONE  
PARCEL NUMBER 71-70-88-04-10-009(PART)

BEING A PART OF THE SOUTHEAST QUARTER OF QUARTER TOWNSHIP 4, TOWNSHIP 1, RANGE 7, OF THE UNITED STATES MILITARY LANDS, WASHINGTON TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING IRON PIN AT THE NORTHWEST CORNER OF LOT 14 OF KIMBERLY HILLS SUBDIVISION AS RECORDED IN PLAT BOOK 14, PAGE 9 OF THE MUSKINGUM COUNTY PLAT RECORDS; THENCE NORTH 01 DEGREES 56 MINUTES 43 SECONDS EAST 180.10 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR); THENCE NORTH 01 DEGREES 59 MINUTES 44 SECONDS EAST 763.12 FEET TO AN IRON PIN SET; THENCE SOUTH 68 DEGREES 59 MINUTES 08 SECONDS WEST, PASSING AN IRON PIN SET AT 341.25 FEET, A TOTAL DISTANCE OF 425.72 FEET TO A POINT, SAID POINT BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED; THENCE CONTINUING SOUTH 68 DEGREES 59 MINUTES 08 SECONDS WEST 148.21 FEET TO A POINT; THENCE NORTH 21 DEGREES 00 MINUTES 52 SECONDS WEST 118.78 FEET TO A POINT; THENCE SOUTH 68 DEGREES 59 MINUTES 08 SECONDS WEST 544.05 FEET TO A POINT; THENCE NORTH 21 DEGREES 00 MINUTES 52 SECONDS WEST 379.67 FEET TO A POINT IN THE CENTER C. S.R. 40; THENCE WITH THE SAID ROAD NORTH 68 DEGREES 59 MINUTES 08 SECONDS EAST 483.68 FEET TO A POINT IN THE SAID CENTER; THENCE LEAVING SAID ROAD AND ALONG THE WEST LINE OF A TRACT CONVEYED TO C. AND D. FRANK AS RECORDED IN DEED VOLUME 1017, PAGE 247 OF THE COUNTY RECORDS SOUTH 16 DEGREES 30 MINUTES 08 SECONDS EAST 300.93 PASSING AN EXISTING IRON PIN (5/8 INCH REBAR) AT 40.12 FEET; THENCE ALONG THE SOUTH LINE OF SAID FRANK TRACT NORTH 68 DEGREES 59 MINUTES 08 SECONDS EAST 232.26 FEET TO A POINT; THENCE LEAVING SAID TRACT SOUTH 21 DEGREES 00 MINUTES 52 SECONDS EAST 198.45 FEET TO THE PLACE OF BEGINNING.

CONTAINING 4.920 MORE OR LESS ACRES, SUBJECT TO ALL LEGAL ROAD RIGHT-OF-WAY OF U.S. ROUTE 40, AND ALL OTHER APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS.

BEARINGS ARE BASED ON THE WHEELING HEIGHTS SUBDIVISION AS RECORDED IN PLAT BOOK 14 PAGE 110 OF THE MUSKINGUM COUNTY PLAT RECORDS.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 18TH DAY OF OCTOBER 1991.

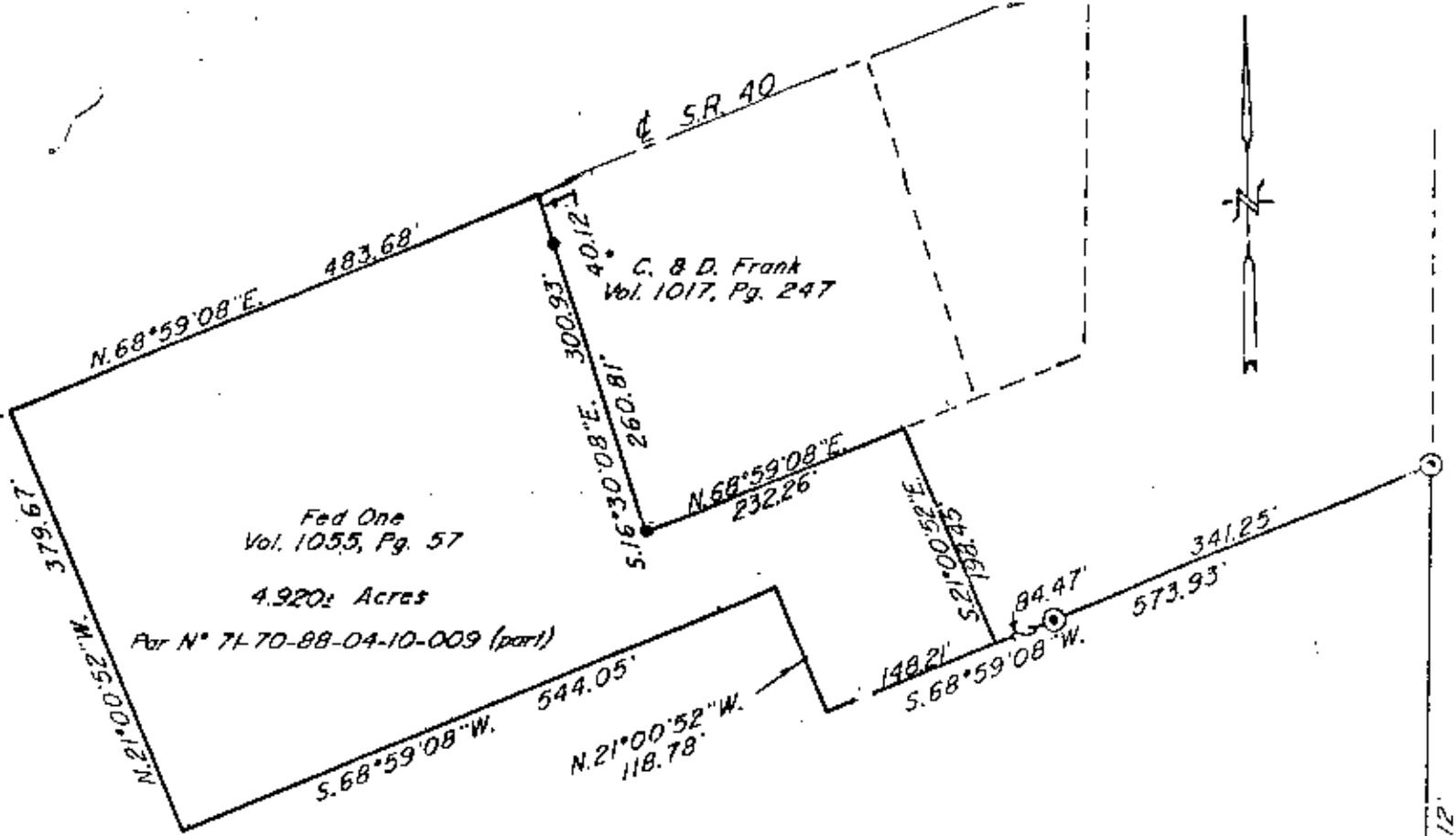
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W. J. BIEDENBACH  
REGISTERED SURVEYOR

OFFICE COPY  
NOT RECORDABLE

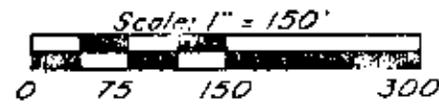
DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY J. J. Nambel  
8-27-92

D3326D-4 FED ONE



Fed One  
Vol. 1055, Pg. 57



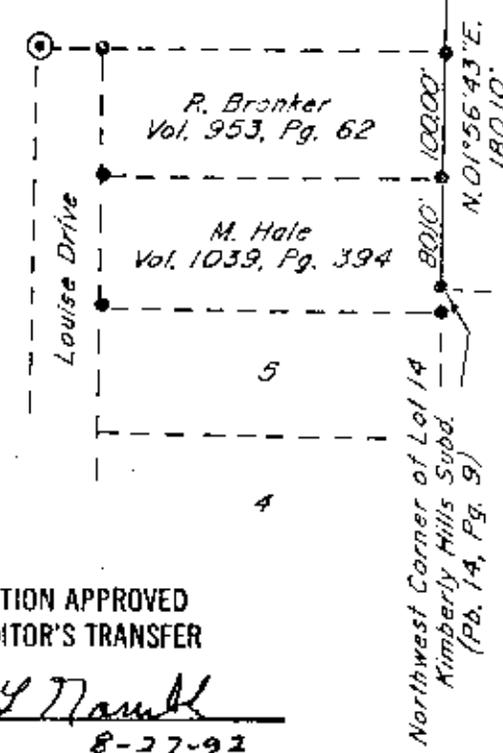
- ~ Existing Iron Pin ( $\frac{5}{8}$ " rebar)
- ⊙ ~ Iron Pin Set ( $\frac{5}{8}$ " x 30" rebar w/ plastic lid cap)

**Research**

- Vol. 1007 Pg. 133
- Vol. 1017 Pg. 247
- Vol. 859 Pg. 59
- Vol. 953 Pg. 62
- Vol. 1039 Pg. 394
- Pb. 14 Pg. 9
- Pb. 14 Pg. 110
- Muskingum County Tax Map

Bearings are based on the West Line of  
Wheeling Heights Subdivision (Pb. 14, Pg. 110).

Being a part of the Southeast Quarter of  
Quarter Township 4, Township 1, Range 7, of the  
United States Military Lands, Washington Township,  
Muskingum County, Ohio.



DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY J. Y. Nantz  
8-27-91

I hereby certify to the best of my knowledge,  
information, and belief the above plat and survey  
to be correct as prepared by me, this 18th day of  
October 1991.

**OFFICE COPY  
NOT RECORDABLE**

W.J. Biedenbach  
Reg. Surveyor #5718

W.J. BIEDENBACH & ASSOC. SURVEYING & MAPPING ZANESVILLE, OHIO (614) 453-4250	
Drawn by: SDD	Date: 10-18 91
Scale: 1" = 150'	Checked by: J
Job No: 3326	Fed One