

**PERRY ASSOCIATES, INC.****CONSULTING ENGINEERS & SURVEYORS****P.O. BOX 429 THORNVILLE, OHIO 43076****PH: 800-648-8151 FAX 800-648-8150****Deed Description 1.619 Acres**

Being a survey of a portion of a 1.38 acre parcel (Parcel 1 Auditors P.P.N. 73-73-21-02-02-000), and a portion of a 50 acre parcel (Parcel 2), conveyed to Donna J. Eppley as described and recorded in Deed Volume 1046 page 164 in the Muskingum County Records and being more particularly described as follows:

Situate in the State of Ohio, County of Muskingum, Township of Wayne and being a part of the Southeast and Southwest Quarters Section 8, Twp 12N, Rng 13W Ohio River Survey and being further described as follows:

Commencing, for reference at an iron pin found marking the Northwest corner of the Southeast Quarter of Section 8, Thence, along the half Section line of Section 8 S 00° 54' 15" W 133.56 feet to an axle found marking the Southwest corner of a 1.55 acre parcel conveyed to Timothy and Karna Swingle, Deed Volume 867 page 263, the Northernmost corner of the 1.38 acre parcel conveyed to Eppley of which this survey is a part, and **PRINCIPAL PLACE of BEGINNING** of the 1.619 acre parcel herein to be described;

Thence, continuing along the half Section line, the East line of the 1.38 acre parcel and the West line of the 50 acre parcel S 00° 54' 15" W 121.39 feet to an iron pin set;

Thence, with what represent new lines through the 50 acre parcel the following Six (6) courses and distances:

- 1) S 50° 50' 39" E 76.71 feet to an iron pin set;
- 2) S 17° 59' 19" E 54.42 feet to an iron pin set;
- 3) S 21° 44' 45" W 133.87 feet to an iron pin set;
- 4) S 85° 00' 55" E 26.00 feet to an iron pin set;
- 5) S 33° 39' 59" W 66.18 feet to an iron pin set;

6) S 83° 03' 30" W 50.96 feet to a railroad spike set in the centerline of Wayne Ridge Road (Co. Rd. 73), said point being on the North line of a parcel conveyed to Robert and Mary Staker, Deed Volume 510 page 495, passing an iron pin set on the half Section line at a distance of 20.54 feet;

Thence, along the North line of the Staker parcel, along the centerline of Wayne Ridge Road the same being the West line of the 1.38 acre parcel conveyed to Eppley the following Three (3) courses and distances:

- 1) N 57° 44' 11" W 24.60 feet to an iron pin set;
- 2) with a curve to the right having a Radius of 299.00 feet, and a Chord Bearing N 40° 52' 21" W 173.48 feet to a railroad spike set;
- 3) N 24° 00' 30" W 137.62 feet to a railroad spike set marking the Southwest corner of the Swingle parcel the Northwest corner of the 1.38 acre parcel conveyed to Eppley and the 1.619 acre parcel herein to be described;

Thence, leaving the centerline of Wayne Ridge Road along the South line of Swingle and the North line of the 1.38 acre parcel conveyed to Eppley N 58° 26' 19" E passing an axle found at 37.77 a total distance of 266.31 feet to the **PRINCIPAL PLACE of BEGINNING**.

Said parcel as surveyed contains 1.619 acres more or less of which 1.298 acres lie within the Southwest Quarter of Section 8 and 0.321 acres lie within the Southeast Quarter of Section 8, subject to all legal easements, right of ways and road right of ways of record.

Bearings of the above description are based on the half Section line between the Southeast and Southwest Quarters of Section 8 as being S 00° 54' 15" W and are used to denote angles only.

Note: all Deed Volumes and Official Records and pages referenced to above are found in the office of the Recorder, Muskingum County, Ohio.

All iron pins set are 5/8" O.D. iron reinforcing bars 30" long with identification caps labeled Dennis P. Hagan #6917.

The above description is based on an actual field survey done by or under the direct supervision of Dennis P. Hagan, Ohio Registered Surveyor #6917.

Dated 8/17/00



009112900

**OFFICE COPY  
NOT RECORDABLE**  
Dennis P. Hagan B.E. P.S.  
Ohio Registered Surveyor #6917

**DESCRIPTION APPROVED  
FOR ANNOTATION  
BY K. Thompson 8-17-00**

PERRY ASSOCIATES, INC.

**CONSULTING ENGINEERS AND SURVEYORS**

P.O. BOX 429 THORNVILLE, OHIO 43076

**OHIO PHONE: 1-800-648-8151 FAX NO. 1-800-648-8150**

## PROPERTY LOCATION

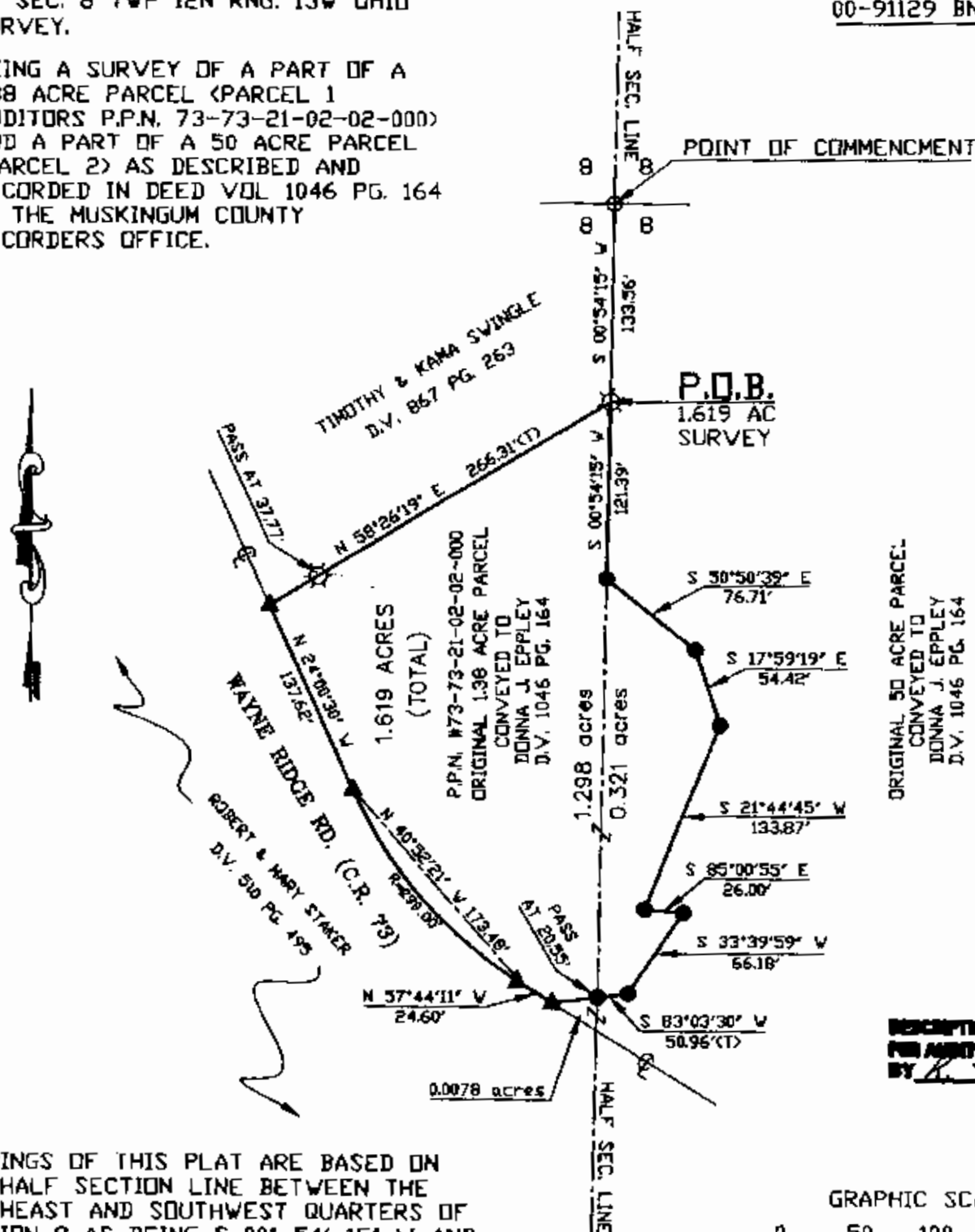
SITUATED IN THE STATE OF OHIO,  
COUNTY OF MUSKINGUM, TOWNSHIP OF  
WAYNE. BEING A PART OF THE S.E.  
QTR. AND A PART OF THE S.W. QTR.  
OF SEC. 8 TWP 12N RNG. 13W OHIO  
SURVEY.

BEING A SURVEY OF A PART OF A  
1.38 ACRE PARCEL (PARCEL 1  
AUDITORS P.P.N. 73-73-21-02-000)  
AND A PART OF A 50 ACRE PARCEL  
(PARCEL 2) AS DESCRIBED AND  
RECORDED IN DEED VOL 1046 PG. 164  
IN THE MUSKINGUM COUNTY  
RECORDERS OFFICE.

PREPARED FOR:

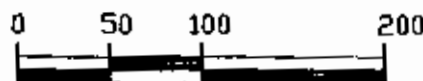
DOUG STAKER &  
COFFMAN LAW OFFICE

FILE NUMBER  
00-91129 BNDRY2000



BEARINGS OF THIS PLAT ARE BASED ON THE HALF SECTION LINE BETWEEN THE SOUTHEAST AND SOUTHWEST QUARTERS OF SECTION 8 AS BEING S 00° 54' 15" W AND ARE USED TO DENOTE ANGLES ONLY.

GRAPHIC SCALE



1 INCH = 100 FEET

## LEGEND

- |     |                      |
|-----|----------------------|
| O   | IRON PIN FOUND       |
| ●   | IRON PIN SET         |
| △   | RAILROAD SPIKE FOUND |
| ▲   | RAIL SPIKE SET       |
| ☆   | AXLE FOUND           |
| (T) | TOTAL DIMENSION      |
| ℄   | CENTERLINE           |
| ℄   | PROPERTY LINE        |
| □   | STONE FOUND          |

NOTE: ALL PINS SET ARE 5/8" o.d. IRON  
REINFORCING BARS 30 INCHES LONG WITH  
YELLOW CAPS LABELED "DENNIS P. HAGAN #6917".

I HEREBY CERTIFY THAT AN ACTUAL SURVEY WAS  
MADE OF THE PROPERTY AND THAT THIS PLAT IS  
CORRECT TO THE BEST OF MY KNOWLEDGE.

DATED

DENNIS J. HANAN P.E., P.S.  
OHIO REGISTERED SURVEYOR #6917