

73-27-02-01-001
1995 MILLER'S LANE

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Surveying and Mapping

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LARRY McCUTCHEON
VOLUME 1135, PAGE 592
AUDITORS PARCEL NUMBER 73-73- 27-02-01-000(PART)

BEING A PART OF THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 12, RANGE 13, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, WAYNE TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN COUNTY ROAD 193 (MILLER'S LANE) AT THE NORTHEAST CORNER OF THE SAID SOUTHEAST QUARTER, SAID POINT BEING SOUTH 87 DEGREES 13 MINUTES 32 SECONDS EAST 782.16 FEET FROM AN EXISTING IRON PIN AT THE SOUTHEAST CORNER OF LOT NUMBER 8 OF LIGGITT SUBDIVISION AS RECORDED IN PLAT BOOK 12, PAGE 67 OF THE MUSKINGUM COUNTY PLAT RECORDS; THENCE SOUTH 02 DEGREES 47 MINUTES 23 SECONDS WEST 433.75 FEET ALONG THE EAST LINE OF THE SAID SOUTHEAST QUARTER TO A POINT IN THE SAID ROAD, SAID POINT BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED; THENCE CONTINUING SOUTH 02 DEGREES 47 MINUTES 23 SECONDS WEST 27.46 FEET ALONG THE SAID EAST LINE, TO A POINT IN THE SAID ROAD; THENCE LEAVING THE SAID EAST LINE, SOUTH 81 DEGREES 02 MINUTES 03 SECONDS WEST 305.92 FEET TO AN IRON PIN SET, PASSING AN EXISTING IRON PIN (1/2 INCH REBAR) AT 37.25 FEET; THENCE SOUTH 81 DEGREES 36 MINUTES 27 SECONDS WEST 20.39 FEET TO AN IRON PIN SET; THENCE SOUTH 02 DEGREES 47 MINUTES 23 SECONDS WEST 135.18 FEET TO AN IRON PIN SET; THENCE SOUTH 85 DEGREES 20 MINUTES 11 SECONDS WEST 315.61 FEET TO AN IRON PIN SET; THENCE NORTH 05 DEGREES 45 MINUTES 00 SECONDS EAST 146.53 FEET TO AN IRON PIN SET; THENCE NORTH 81 DEGREES 36 MINUTES 27 SECONDS EAST 636.98 FEET TO THE PLACE OF BEGINNING, PASSING AN IRON PIN SET AT 607.68 FEET.

CONTAINING 1.317 MORE OR LESS ACRES, SUBJECT TO ALL LEGAL ROAD RIGHT-OF-WAY OF COUNTY ROAD 193 (MILLER'S LANE) AND ALL OTHER APPLICABLE EASEMENTS.

SUBJECT TO THE FOLLOWING INGRESS AND EGRESS EASEMENT

BEING A PART OF THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 12, RANGE 13, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, WAYNE TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN COUNTY ROAD 193 (MILLER'S LANE) AT THE NORTHEAST CORNER OF THE SAID SOUTHEAST QUARTER, SAID POINT BEING SOUTH 87 DEGREES 13 MINUTES 32 SECONDS EAST 782.16 FEET FROM AN EXISTING IRON PIN AT THE SOUTHEAST CORNER OF LOT NUMBER 8 OF LIGGITT SUBDIVISION AS RECORDED IN PLAT BOOK 12, PAGE 67 OF THE MUSKINGUM COUNTY PLAT RECORDS; THENCE SOUTH 02 DEGREES 47 MINUTES 23 SECONDS WEST 433.75 FEET ALONG THE EAST LINE OF THE SAID SOUTHEAST QUARTER TO A POINT IN THE SAID ROAD, SAID POINT BEING THE PLACE OF BEGINNING OF THIS EASEMENT; THENCE SOUTH 02 DEGREES 47 MINUTES 23 SECONDS WEST 27.46 FEET, ALONG THE SAID EAST LINE, TO A POINT IN THE SAID ROAD; THENCE LEAVING THE SAID EAST LINE, SOUTH 81 DEGREES 02 MINUTES 03 SECONDS WEST 305.92 FEET TO AN IRON PIN SET, PASSING AN EXISTING IRON PIN (1/2 INCH REBAR) AT 37.25 FEET; THENCE SOUTH 81 DEGREES 36 MINUTES 27 SECONDS WEST 333.30 FEET TO A POINT, PASSING AN IRON PIN SET AT 20.39 FEET; THENCE NORTH 05 DEGREES 45 MINUTES 00 SECONDS EAST 30.94 FEET TO AN IRON PIN SET; THENCE NORTH 81 DEGREES 36 MINUTES 27 SECONDS EAST 636.98 FEET TO THE PLACE OF BEGINNING, PASSING AN IRON PIN SET AT 607.68 FEET.

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

THE BEARINGS ARE BASED ON A SOLAR OBSERVATION (LOCAL HOUR ANGLE METHOD) COMPLETED ON A PROPERTY IN THE NORTHEAST QUARTER OF SECTION 10 SURVEYED BY (C. R. HARKNESS PS6885-DATED FEBRUARY 09, 1987).

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 8TH DAY OF DECEMBER 1997.

OFFICE COPY
NOT RECORDABLE
W. J. BIEDENBACH
REGISTERED SURVEYOR 5718

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER
BY ALB
12-17-97

SURVEY FOR STEVE MAHAN

AUDITORS PARCEL NUMBER
73-73-27-02-01-000 (PART)

BEING A PART OF THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 12,
RANGE 13, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER,
WAYNE TOWNSHIP, MUSKINGUM COUNTY, OHIO

BEARINGS ARE BASED ON A SOLAR OBSERVATION (LOCAL HOUR ANGLE METHOD)
COMPLETED ON A PROPERTY IN THE NORTHEAST QUARTER OF SECTION 10
(C. R. HARKNESS PS6885-DATED FEBRUARY 09, 1987)

RESEARCH:

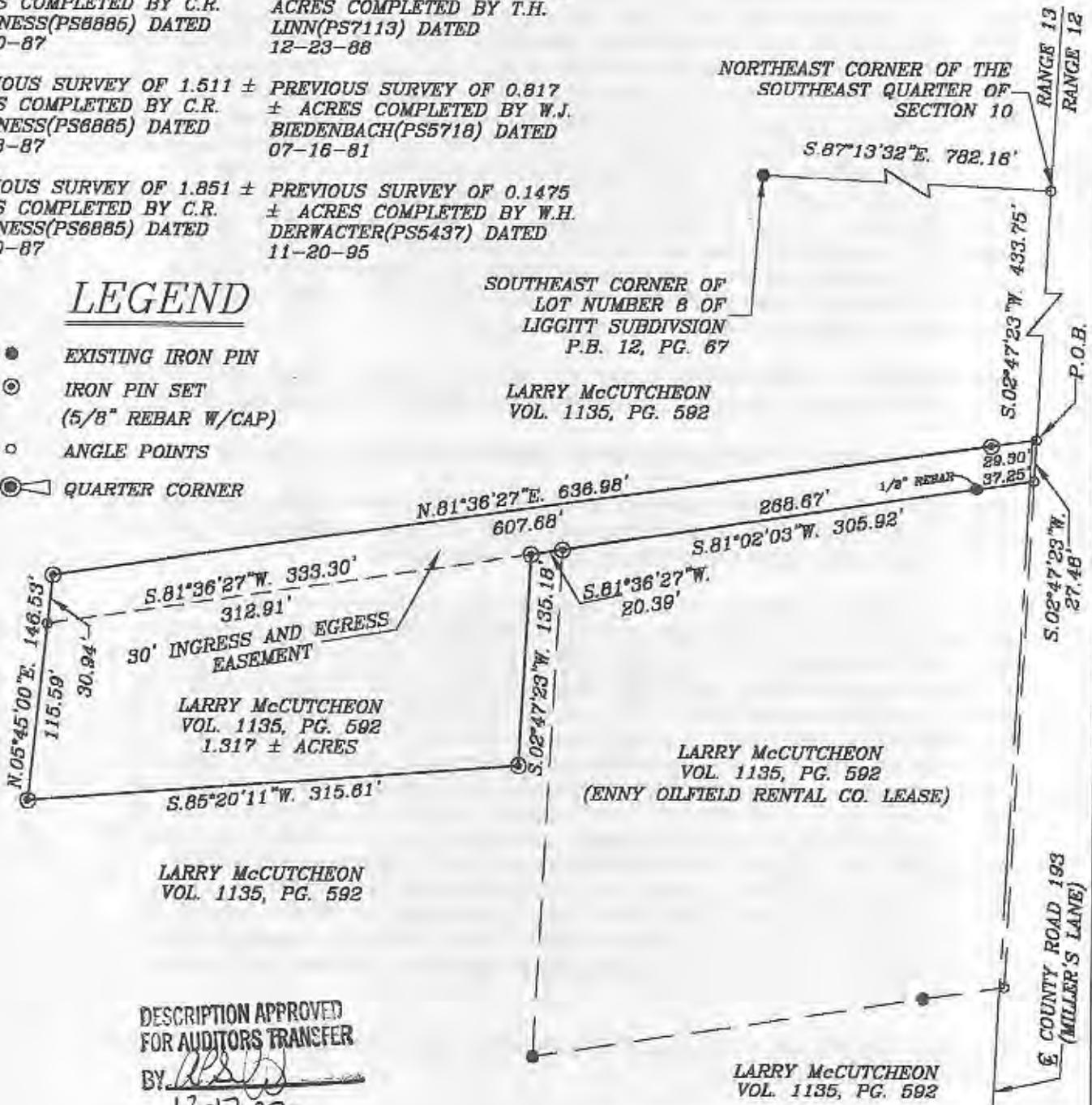
- | | |
|---|--|
| PREVIOUS SURVEY OF 1.27 ±
ACRES COMPLETED BY C.R.
HARKNESS(PS6885) DATED
03-20-95 | PREVIOUS SURVEY OF 0.94 ±
ACRES COMPLETED BY J.R.
MARSHALL(PS5307) DATED
11-18-82 |
| PREVIOUS SURVEY OF 0.50 ±
ACRES COMPLETED BY C.R.
HARKNESS(PS6885) DATED
03-20-95 | PREVIOUS SURVEY OF 0.67 ±
ACRES COMPLETED BY L.P.
DINAN(PS5451) DATED
10-21-88 |
| PREVIOUS SURVEY OF 0.278 ±
ACRES COMPLETED BY C.R.
HARKNESS(PS6885) DATED
08-10-87 | PREVIOUS SURVEY OF 2.29 ±
ACRES COMPLETED BY T.H.
LINN(PS7113) DATED
12-23-88 |
| PREVIOUS SURVEY OF 1.511 ±
ACRES COMPLETED BY C.R.
HARKNESS(PS6885) DATED
07-13-87 | PREVIOUS SURVEY OF 0.817
± ACRES COMPLETED BY W.J.
BIEDENBACH(PS5718) DATED
07-16-81 |
| PREVIOUS SURVEY OF 1.851 ±
ACRES COMPLETED BY C.R.
HARKNESS(PS6885) DATED
02-10-87 | PREVIOUS SURVEY OF 0.1475
± ACRES COMPLETED BY W.H.
DERWACHTER(PS5437) DATED
11-20-95 |

LEGEND

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

SOUTHEAST CORNER OF
LOT NUMBER 8 OF
LIGGITT SUBDIVISION
P.B. 12, PG. 67

LARRY McCUTCHEON
VOL. 1135, PG. 592



DESCRIPTION APPROVED
FOR AUDITORS TRANSFER
BY: *[Signature]*
12-17-97

W.J. BIEDENBACH & ASSOC.
SURVEYING & MAPPING
ZANESVILLE, OHIO
(614) 453-4850

I HEREBY CERTIFY TO THE BEST OF MY
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND
SURVEY TO BE CORRECT AS PREPARED BY ME,
THIS 8th DAY OF DECEMBER, 1997

W.J. BIEDENBACH
REGISTERED SURVEYOR #5718

DRAWN BY: AJS	DATE: 12-08-97
SCALE: 1"=100'	CHECKED BY: WJB
JOB NO: 4216	DRAWING NO: D:\4216\4216

OFFICE OF THE COUNTY RECORDER