

73-27-02-13

4110 CHANESVILLE RD

W. J. BIEDENBACH AND ASSOCIATES, SURVEYING AND MAPPING
3120 LISA LANE, ZANESVILLE, OHIO 43701 (614) 453-4850

DESCRIPTION FOR CONVEYANCE
PARCEL NUMBER 73-73-27-02-13-000 (ALL)
PARCEL NUMBER 73-73-27-02-15-000 (ALL)

BEING A PART OF THE NORTHEAST 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 AN EXISTING IRON PIN (3/4 INCH PIPE) AT THE SOUTHEAST CORNER OF LIGGITT SUBDIVISION AS RECORDED IN PLAT BOOK 12, PAGE 67 OF THE MUSKINGUM COUNTY PLAT RECORDS; THENCE EAST 78.97 FEET ALONG THE SOUTH LINE OF A 1.703 MORE OR LESS ACRE TRACT CONVEYED TO G. AND L. CLAPPER AS RECORDED IN DEED VOLUME 921, PAGE 130 OF THE SAID COUNTY DEED RECORDS TO AN EXISTING IRON PIN (3/4 INCH PIPE) AT THE SOUTHEAST CORNER OF SAID CLAPPER TRACT, SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED; THENCE ALONG THE EAST LINE OF SAID CLAPPER TRACT NORTH 00 DEGREES 01 MINUTES 11 SECONDS WEST 352.15 FEET TO AN IRON PIN SET AT THE SOUTHWEST CORNER OF A 20 FOOT WIDE RIGHT-OF-WAY OF EASEMENT FOR INGRESS AND EGRESS AS RECORDED IN DEED VOLUME 682, PAGE 171 OF THE SAID COUNTY RECORDS; THENCE AROUND SAID RIGHT-OF-WAY NORTH 89 DEGREES 50 MINUTES 49 SECONDS EAST 20.00 FEET TO AN IRON PIN SET AT THE SOUTHEAST CORNER OF SAID RIGHT-OF-WAY; THENCE NORTH 00 DEGREES 01 MINUTES 11 SECONDS WEST 230.00 FEET TO AN IRON PIN SET AT THE NORTHEAST CORNER OF SAID RIGHT-OF-WAY SAID IRON PIN ALSO BEING ON THE SOUTH RIGHT-OF-WAY OF SR 146; THENCE ALONG THE SOUTH RIGHT-OF-WAY OF SR 146 SOUTH 80 DEGREES 49 MINUTES 20 SECONDS EAST 80.00 FEET TO AN IRON PIN SET AT THE NORTHWEST CORNER OF A TRACT CONVEYED TO G. AND M. MC ELFRESH AS RECORDED IN DEED VOLUME 607, PAGE 102 OF THE SAID COUNTY RECORDS; THENCE ALONG THE WEST LINE OF SAID MC ELFRESH TRACT SOUTH 00 DEGREES 07 MINUTES 00 SECONDS EAST 569.40 FEET TO AN IRON PIN SET AT THE SOUTHWEST CORNER OF SAID MC ELFRESH TRACT; THENCE ALONG THE GRANTOR'S SOUTH LINE WEST 99.92 FEET TO THE PLACE OF BEGINNING.

CONTAINING 1.212 MORE OR LESS ACRES, SUBJECT TO ALL APPLICABLE EASEMENTS. ALSO HAVING A 20 FOOT WIDE RIGHT-OF-WAY OR INGRESS EGRESS EASEMENT AS RECORDED AS PARCEL NUMBER 2 IN DEED VOLUME 682, PAGE 171 OF SAID COUNTY DEED RECORDS.

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

BEARINGS ARE BASED ON THE WEST LINE OF THE PREVIOUSLY SURVEYED 1.703 MORE OR LESS ACRE AS CONVEYED TO G. AND L. CLAPPER AS RECORDED IN DEED VOLUME 921, PAGE 130 OF THE MUSKINGUM COUNTY DEED RECORDS.

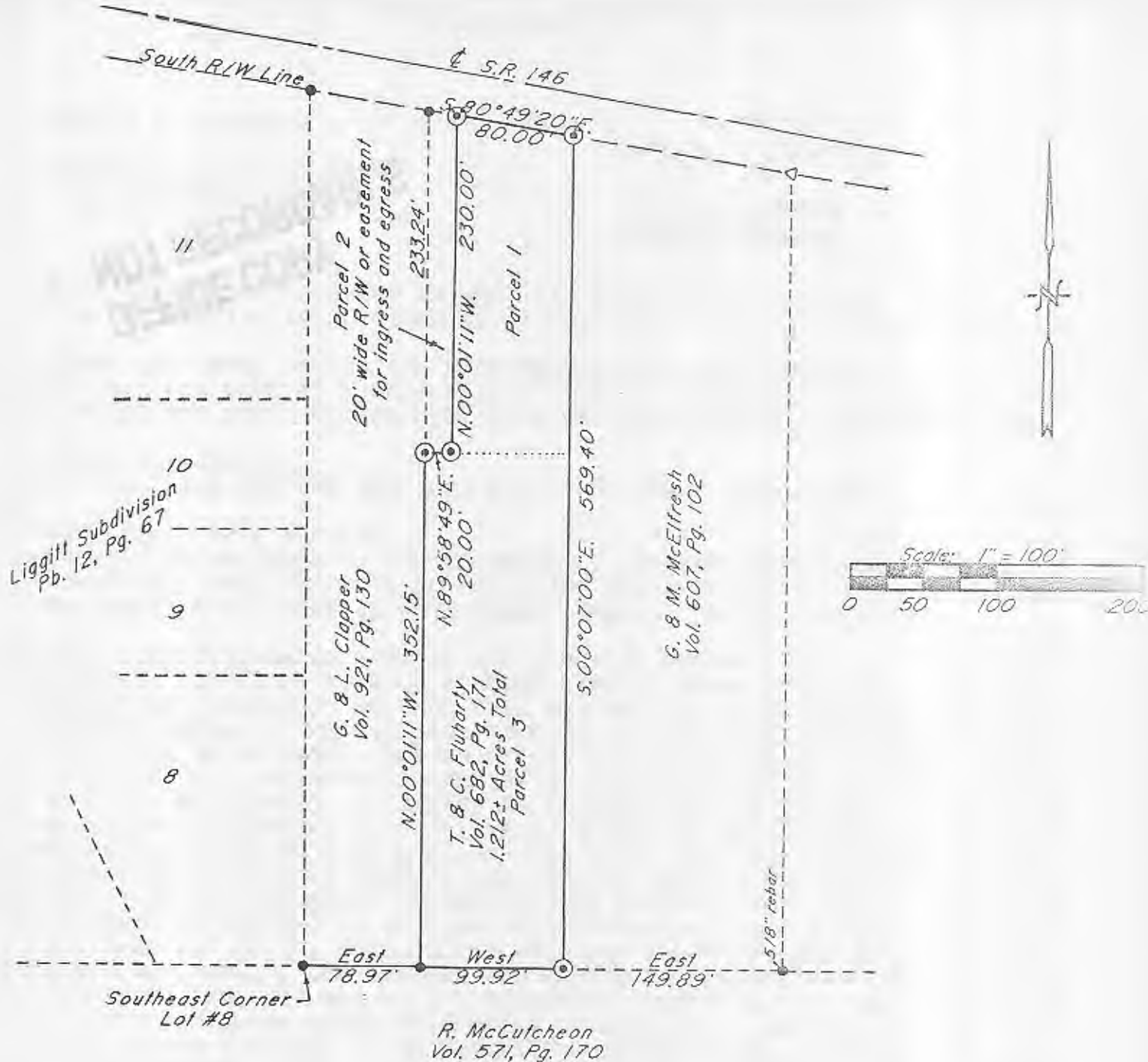
I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 13TH DAY OF NOVEMBER 1991.

W. J. BIEDENBACH
REGISTERED SURVEYOR #5718

D3400-4 T. FLUHARTY

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY J. L. Namik
11-25-91



Bearings are based on the west line of the previously surveyed 1.703± Acres as conveyed to G. & L. Clapper as recorded in Deed Vol. 921, Pg. 130 of the Muskingum County Deed Records.

- △ ~ Existing Concrete Monument
- ~ Existing Iron Pin ($\frac{3}{4}$ " pipe)
- ⊙ ~ Iron Pin Set ($\frac{5}{8}$ " x 30" rebar w/ plastic ld. cap)

Being a part of the Northeast Quarter of Section 10, Township 12, Range 13, of the Congress Lands East of the Scioto River, Wayne Township, Muskingum County, Ohio.

Research

Vol. 682 Pg. 171
 Vol. 921 Pg. 130
 Vol. 607 Pg. 102
 Vol. 571 Pg. 170
 Pb. 12 Pg. 67
 Muskingum County Tax Map

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 13th day of November, 1991.

Par N° 73-73-27-02-13-000 (all)
 Par N° 73-73-27-02-15-000 (all)

W.J. Biedenbach
 Reg. Surveyor #5718

DESCRIPTION APPROVED
 FOR AUDITOR'S TRANSFER

BY J. L. Nambh
 11-25-91

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

Drawn by: SDD	Date: 11-13-91
Scale: 1" = 100'	Checked by: <u>JD</u>
Job N°: 3400	T. Fluhrly