

Biedenbach Engineering, Inc.

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Zanesville, OH 43701

Civil Engineering and Land Surveying

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**CAROL GOFF
AUDITOR'S PARCEL NUMBER
73-73-39-02-JA-000 (PART)**

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

BEGINNING AT AN EXISTING IRON PIN AT THE SOUTHEAST CORNER OF LOT 19 OF HUNTER'S RUN SUBDIVISION (PLAT BOOK 17, PAGE 126);

THENCE WITH THE EAST LINE OF LOT 19 OF HUNTER'S RUN SUBDIVISION, NORTH 00 DEGREES 07 MINUTES 50 SECONDS EAST 60.01 FEET TO AN EXISTING IRON PIN AT THE SOUTHWEST CORNER OF LOT 20;

THENCE WITH THE SOUTH LINE OF LOT 20 OF HUNTER'S RUN SUBDIVISION, SOUTH 89 DEGREES 04 MINUTES 03 SECONDS EAST 207.22 FEET TO AN EXISTING IRON PIN AT THE SOUTHEAST CORNER OF LOT 20;

THENCE WITH THE EAST LINE OF LOT 20 OF HUNTER'S RUN SUBDIVISION, NORTH 00 DEGREES 07 MINUTES 50 SECONDS EAST 118.92 FEET TO AN EXISTING IRON PIN AT THE SOUTHWEST CORNER OF LOT 21;

THENCE WITH THE SOUTH LINE OF LOT 21 AND LOT 22, SOUTH 71 DEGREES 26 MINUTES 16 SECONDS EAST 149.98 FEET TO AN EXISTING IRON PIN, PASSING AN EXISTING IRON PIN AT 74.99 FEET;

THENCE WITH THE WEST LINE OF A TRACT CONVEYED TO E. AND C. MORRISON (VOLUME 1156, PAGE 970), SOUTH 44 DEGREES 23 MINUTES 10 SECONDS EAST 165.89 FEET TO AN EXISTING IRON PIN;

THENCE WITH THE WEST LINE OF LOT 24 AND LOT 25, SOUTH 23 DEGREES 37 MINUTES 10 SECONDS EAST 258.50 FEET TO AN EXISTING IRON PIN, PASSING AN EXISTING IRON PIN AT 130.77 FEET;

THENCE WITH THE WEST LINE OF A TRACT CONVEYED TO R. AND K. FINLEY, SOUTH 00 DEGREES 07 MINUTES 50 SECONDS WEST 298.12 FEET TO AN EXISTING IRON PIN;

THENCE WITH THE NORTH LINE OF A 1.000 ACRE TRACT, NORTH 89 DEGREES 31 MINUTES 40 SECONDS WEST 150.00 FEET TO AN IRON SET;

THENCE WITH THE EAST LINE OF SAID 1.00 ACRE TRACT, SOUTH 01 DEGREES 21 MINUTES 46 SECONDS WEST 297.08 FEET TO A POINT IN THE CENTER OF COUNTY ROAD 449 (DIETZ LANE), PASSING IRON PINS AT 174.54 FEET AND 267.08 FEET;

THENCE WITH THE CENTER OF COUNTY ROAD 449 (DIETZ LANE) THE FOLLOWING THREE COURSES AND DISTANCES;

- 1) NORTH 89 DEGREES 29 MINUTES 01 SECONDS WEST 29.73 FEET TO A POINT;
- 2) NORTH 87 DEGREES 30 MINUTES 29 SECONDS WEST 122.90 FEET TO A POINT;
- 3) SOUTH 86 DEGREES 00 MINUTES 15 SECONDS WEST 21.30 FEET TO A POINT;

THENCE LEAVING THE SAID ROAD, NORTH 16 DEGREES 13 MINUTES 40 SECONDS WEST, PASSING IRON PINS SET AT 30.70 FEET AND 213.12 FEET, A TOTAL DISTANCE OF 851.25 FEET TO THE PLACE OF BEGINNING;

CONTAINING 8.117 MORE OR LESS ACRES, SUBJECT TO A 30-FOOT EASEMENT FOR ROAD RIGHT OF WAY ALONG COUNTY ROAD 449 (DIETZ LANE) AND A 15 FOOT UTILITY EASEMENT AND ALL OTHER APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH 187923-P86923).

THE BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 2.932 MORE OR LESS ACRES (VOLUME 915, PAGE 133).

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 28TH DAY OF APRIL, 2003.

**OFFICE COPY
NOT RECORDABLE**
MICHAEL D. NICHIOL
REGISTERED SURVEYOR 6923

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY *R. Bunkley*
6-9-2003

SURVEY FOR CAROL GOFF

AUDITORS PARCEL NUMBER
73-73-39-02-35-000 (PART)

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

THE HEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 2.932 ± ACRES (VOLUME 915, PAGE 133).

LEGEND

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

SCALE 1"=150'
0 75 150 300

RESEARCH:
VOL. 1144, PG. 905
VOL. 1023, PG. 441
VOL. 891, PG. 317
VOL. 934, PG. 270
MUSKINGUM COUNTY
DEED RECORDS

LOT 20
M. & N. WALLACE
VOL. 1805, PG. 52

LOT 21
M. & N. WALLACE
VOL. 1505, PG. 206

LOT 22
E. & C. MORRISON
VOL. 1514, PG. 760

TRACT 23
E. & C. MORRISON
VOL. 1156, PG. 970

LOT 24
L. & K. PERONE
VOL. 1518, PG. 85

LOT 25
CAROL GOFF
VOL. 1144, PG. 905

TRACT 48
CAROL GOFF
VOL. 1144, PG. 905
8.117 ± ACRES

TRACT 49
CAROL GOFF
VOL. 1144, PG. 905

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY *K. Bunting*
6-9-2003

TRACT 51
CAROL GOFF
VOL. 1144, PG. 905

TRACT 50
CAROL GOFF
VOL. 1144, PG. 905

30' EASEMENT FOR ROAD
RIGHT-OF-WAY

16' UTILITY EASEMENT

COUNTY ROAD 449
(DIETZ LANE)

L. & S. ZIMMERMAN
VOL. 1147, PG. 168

S. 86°00'15"W.
21.30'

N. 87°30'29"W.
122.90'

TRACT 44
CAROL GOFF
VOL. 1144, PG. 905

BIEDENBACH ENGINEERING, INC.
ZANESVILLE, OHIO
(740) 453-4850

DRAWN BY:
AJS

DATE:
04-28-03

SCALE:
1"=150'

CHECKED BY:
MDN

JOB NO:
4293

DRAWING NO:
D:\4293\FISHER48

I HEREBY CERTIFY TO THE BEST OF MY
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND
SURVEY TO BE CORRECT AS PREPARED BY ME,
THIS 28th DAY OF APRIL 2003

MICHAEL E. NICHOLS
REGISTERED SURVEYOR #6923

OFFICE COPY
NOT RECORDABLE