

**EXHIBIT A**

Page 1 of 2

RX 251 WDV

Rev. 05/09

Ver. Date 09/19/11

PID 83002

**PARCEL 11-WDV  
MUS-60-18.35  
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE  
IN THE FOLLOWING DESCRIBED PROPERTY  
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS  
IN THE NAME AND FOR THE USE OF THE  
CITY OF ZANESVILLE COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

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**[Surveyor's description of the premises follows]**

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The lands herein described are situated in State of Ohio, Muskingum County, Ohio; City of Zanesville, Quarter Township 4, Range 7 West, Township 1 North, United States Military Lands and being more particularly described as follows:

**PARCEL NO. 11-WDV**

Being a parcel of land lying on the right side of the centerline of survey of S.R. 60 made by the Ohio Department of Transportation, as shown on file in plans Mus-60-18.35, District 5 office of the Ohio Department of Transportation, Jacksontown, OH and being located within the following described points in the boundary thereof:

Commencing at a PK nail found at the Northeast Corner Lot 1 Terrace Point Addition as recorded in Plat Book 4, Page 124, said nail being located 39.27 feet left of centerline station 3+60.75 of the centerline of survey & construction, Dresden Road. Thence along the existing Right of Way line of Dresden Road South 30 degrees 07 minutes 25 seconds West a distance of 214.32' to a point on the southerly property line of Nickolas Vlahos (Dv 1155/521), said point being located 21.77 feet left of centerline station 1+34.20 of the centerline of survey & construction, Dresden Road and being the **TRUE POINT OF BEGINNING**:

Thence, continuing along said existing Right of Way line, **South 30 degrees 07 minutes 25 seconds West** a distance of **105.84 feet** to a point, said point being located 42.24 feet left of centerline station 0+52.46 of the centerline of survey & construction, Dresden Road;

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Thence, along the existing Right of Way line, **North 88 degrees 17 minutes 27 seconds West** a distance of **28.65 feet** to a point, said point being located 33.50 feet right of centerline station 100+06.86 of the centerline of survey & construction, S.R. 60 also being located 36.90 feet right of the centerline station 0+28.78 of the centerline of survey & construction, Dresden Road;

Thence, continuing along said existing Right of Way line, **North 01 degrees 42 minutes 29 seconds East** a distance of **113.84 feet** to a point on said southerly property line, said point being located 33.50 feet right of centerline station 101+20.70 of the centerline of survey & construction, S.R. 60 also being located 75.15 feet left of the centerline station 0+51.97 of the centerline of survey & construction, Dresden Road;

Thence, along said property line, **South 73 degrees 34 minutes 42 seconds East** a distance of **81.70 feet** to the **POINT OF BEGINNING**.

It is understood that the above described area contains 0.134 acres more or less, including the present road which occupies 0.000 acres, more or less, which is to be deleted from of Auditors Parcel Number 85-17-03-13-000.

All set iron pins are 3/4" x 30" rebars with aluminum caps inscribed "O.D.O.T. R/W District 5". All bearings shown are for project use only and are from the Ohio State Plane Coordinate System, South Zone, N.A.D. 83 as established by GPS measurements in 2010.

Said stations being the Station numbers as stipulated in the hereinbefore mentioned survey and as shown by plans on file in the Ohio Department of Transportation, Columbus Ohio.

Description prepared from an actual field survey by The Ohio Department of Transportation under the supervision of Charles W. Price, Jr. P.S. 7825.

Prior Instrument Reference as of the date of this survey was prepared: Deed Volume 1122, Page 245 of Muskingum County, Ohio.

DESCRIPTION  
APPROVED

**OFFICE COPY**  
**NOT RECORDBLE**

*10/23/11*

Charles W. Price, Jr. P.S. 7825                      Date 10-13-11

APPROVED BY CITY PLANNING COMMISSION,  
ZANESVILLE, OHIO;  
NO PLAT REQUIRED

*12-16-11*



PLAT OF SURVEY

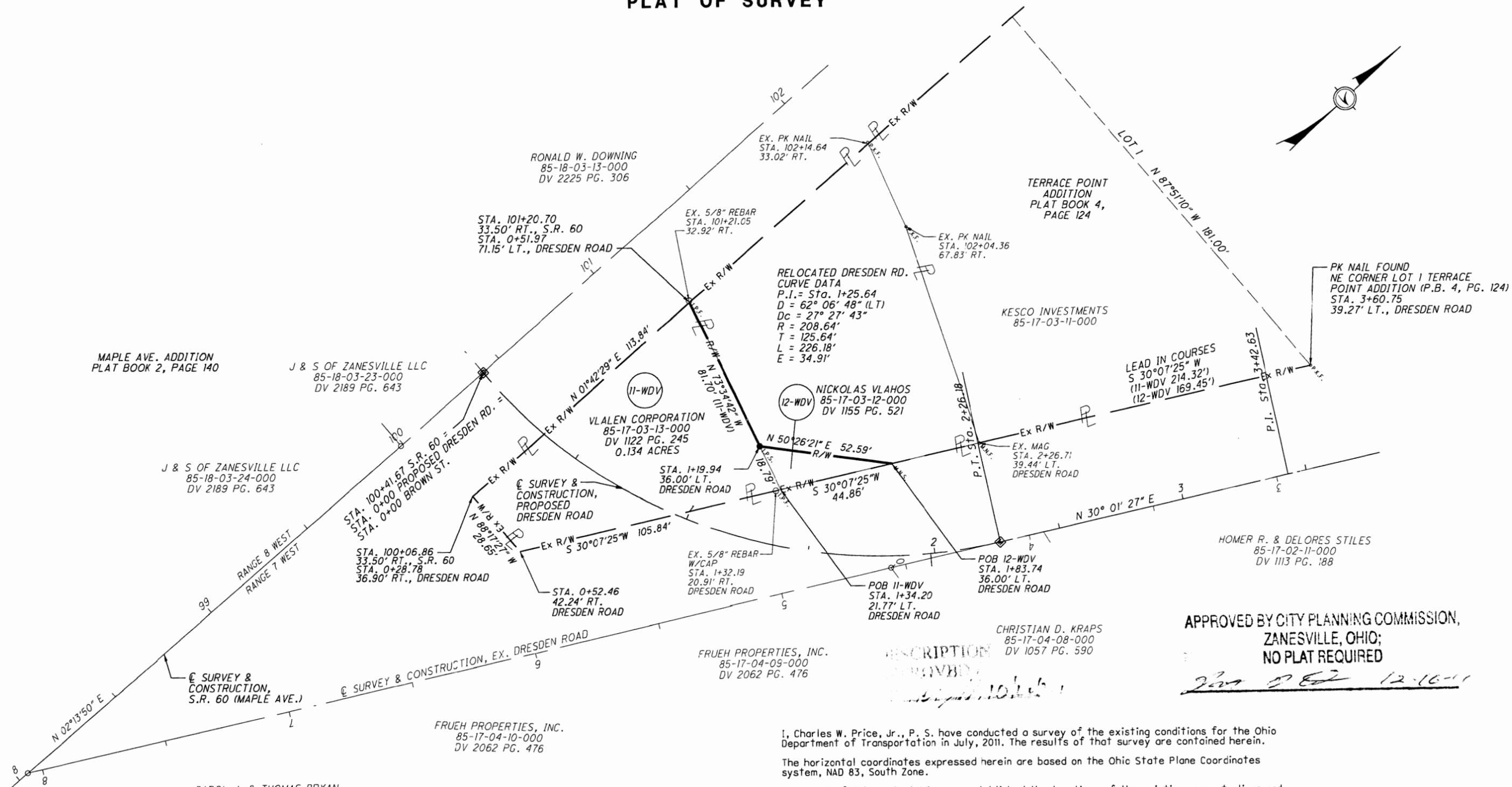


0 CALCULATED  
10 HORIZONTAL SCALE IN FEET

C.S. CHECKED  
C.P.

PLAT FOR 11-WDV & 12-WDV

MUS-60-18.35



APPROVED BY CITY PLANNING COMMISSION,  
ZANESVILLE, OHIO;  
NO PLAT REQUIRED

*Jan O'Neil 12-16-11*

I, Charles W. Price, Jr., P. S. have conducted a survey of the existing conditions for the Ohio Department of Transportation in July, 2011. The results of that survey are contained herein.

The horizontal coordinates expressed herein are based on the Ohio State Plane Coordinates system, NAD 83, South Zone.

As a part of this project I have reestablished the locations of the existing property lines and centerline of existing Right of Way for property takes contained herein.

As a part of this project I have established the proposed property lines, calculated the Gross Take, present roadway occupied (PRO), Net Take and Net Residue; as well as prepared the legal descriptions necessary to acquire the parcels as shown herein.

As a part of this work I have set monuments at the proposed property corners, and other points shown herein.

The iron pins and caps will be 3/4" x 30" rebar with aluminum cap stamped "Odot R/W District 5". All of my work contained herein was conducted in accordance with Ohio Administrative Code 4733-37 commonly known as "A Minimum Standards for Boundary Surveys in the State of Ohio" unless so noted.

The words I and my as used herein are to mean that either myself or someone working under my direct supervision.

*Charles W. Price, Jr.*  
Charles W. Price, Jr., Professional Land Surveyor # 7825

Date: *10-13-11*

SURVEYORS SEAL

STATE OF OHIO

CHARLES W. PRICE, JR.

S-7825

REGISTERED SURVEYOR

SIGNED: *Charles W. Price, Jr.*

DATE: *10-13-11*

THE LANDS HEREIN DESCRIBED ARE SITUATED IN STATE OF OHIO, CITY OF ZANESVILLE, QUARTER TOWNSHIP, 4, RANGE 7 WEST, TOWNSHIP 1 NORTH, UNITED STATES MILITARY LANDS.

ALL BEARINGS SHOWN ARE FOR PROJECT USE ONLY AND ARE FROM THE OHIO STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, N.A.D. 83 AS ESTABLISHED BY GPS MEASUREMENTS IN 2010.

P:\MUS\83002\DESIGN\RIGHT\_OF\_WAY\PLAN\_SHEETS\83002\_11-WDV.12-WDV.dgn 10/06/11