

DESCRIPTION OF PARCEL NO. 1-B

REVISED 10-29-98

Situated in the State of Ohio, County of Muskingum, Township of Blue Rock, being in the northeast quarter of Section 17, Range 12 West, Township 12 North, of "The Congress Lands East of The Scioto River", and being bounded and described as follows:

Commencing for Reference at a marked stone found at the northeast corner of Section 17 (Note: Reference bearing on the east line of Section 17 on the first course to the south used as South 07°32'36" West.);

Thence, with the east line of Section 17, the following two courses:

- (1) South 07°32'36" West a distance of 686.41 feet to an axle found;
- (2) Thence South 07°54'32" West a distance of 1,711.58 feet to a point in the centerline of Township Road No. 277 (Shaver Hill Road), passing through an iron pin found capped "C.L.S. 7224" at a distance of plus 1,681.58 feet;

Thence, leaving the centerline of said road, North 81°27'28" West a distance of 231.80 feet to a point at the southeast corner of a 2.019 acres tract as conveyed to R. and J. Hamilton by Deed Volume 1134, Page 573 of the Muskingum County Recorder's Office, being THE TRUE POINT OF BEGINNING for this description;

Thence, from said Point of Beginning and running with the south line of said Hamilton property, the following five courses:

- (1) North 78°02'27" West a distance of 135.40 feet to a point;
- (2) Thence South 77°08'27" West a distance of 97.59 feet to a point in or near the centerline of Township Road No. 277;
- (3) Thence South 71°38'32" West a distance of 85.79 feet to a point in or near the centerline of Township Road No. 277;
- (4) Thence South 88°13'24" West a distance of 65.00 feet to a point in or near the centerline of Township Road No. 277;
- (5) Thence North 74°12'08" West a distance of 15.00 feet to a point in or near the centerline of Township Road No. 277,;

OFFICE COPY
NOT RECORDABLE

Thence, leaving the road, North 31°58'23" East a distance of 129.34 feet to an iron pin set in the south line of a 5.224 acres tract as conveyed to Bruner Land Company, Inc. by Deed Volume 1118, Page 163 of the Muskingum County Recorder's Office;

Thence, with the south line of said Bruner property, North 77°07'27" East a distance of 351.73 to an iron pin set in the west line of a 5.008 acres tract as conveyed to Violet Fetty by Deed Volume 1037, Page 339 of the Muskingum County Recorder's Office;

Thence, with the west line of said Fetty property, South 07°42'22" West a distance of 171.03 feet to The Point of Beginning, passing through an iron pin set at a distance of plus 125.00 feet and passing over the centerline of Township Road No. 277 at a distance of plus 149.39 feet, respectively;

Containing 1.010 acres, more or less, being a new split of Parcel No. 06-06-40-04-02.008.

Subject to all legal right-of-ways, easement, restrictions, reservations, and zoning regulations of record.

Subject to the right-of-way of Township Road No. 277.

Subject to the 100-Year Flood Plain restrictions, if applicable.

Subject to a 30.00 feet wide easement being reserved unto the grantors, their heirs, and or assigns, forever. Said easement being for the purpose of running utilities to other parcels of land on or near Township Road No. 277. Said easement runs in an east-west direction across the south end of the above-described property with the south line of said easement being the centerline of Township Road No. 277. Containing 0.275 acres, more or less, of easement.

All iron pins set are 1/2" x 30" rebar capped and labeled "Claus 6456".

The bearings in this description are for angle calculations only and are based on the east line of Section 17 used as an assumed bearing of South 07°54'32" West as described in a survey plat by Kevin Cannon, Registered Surveyor No. 7224 and as dated December 22, 1989.

A plat of the above-described survey has been submitted for file at the County Engineer's Office.

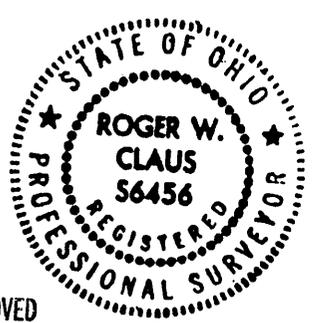
The above description prepared by Roger W. Claus, Registered Surveyor No. 6456, based on current records and an actual field survey of January 23, 1990; said survey being subject to any facts that may be disclosed in a full and accurate title search.

Prior deed: Deed Volume 1134, Page 57

Surveyor: _____

Date: _____

**OFFICE COPY
NOT RECORDABLE**



DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY _____

10-29-98

8 9
17 16

SEC. 8
SEC. 17

K. P. & M. HOFFMAN
520-801
11.47 Ac. ±

SURVEY PLAT FOR BRUNER LAND CO.

PARCEL NO. 06-06-40-04-02-000

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF BLUE ROCK, IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 17, RANGE 12 WEST, TOWNSHIP 12 NORTH, OF "THE CONGRESS LANDS EAST OF THE SCIOTO RIVER".

SCALE 1" = 100'

BEARINGS BASED ON EAST LINE OF SECTION 17 USED AS S 07° 54' 32" W AS PER SURVEY PLAT BY KEVIN CANNON RLS # 7224 DATED 12-22-89.

H & E KELLY
527-1015
38.11 Ac.
+ 23.78 Ac.
+ 24.00 Ac.
87.89 Ac.
TOTAL

- = IRON PIN SET CAPPED "CLAUS 6456".
- = IRON PIN FOUND.
- ⊙ = AXLE FOUND.
- ⊙ = IRON PIN FOUND CAPPED "C. L. S. 7224".
- ▲ = IRON PIN FOUND CAPPED "BIEDENBACH PS. 5718, PS6923".
- ⊙ = CONCRETE RIGHT-OF-WAY MONUMENT FOUND.
- △ = SURVEY ANGLE POINT.
- ▲ = P.K. NAIL FOUND.
- = LINES OF THIS SURVEY.

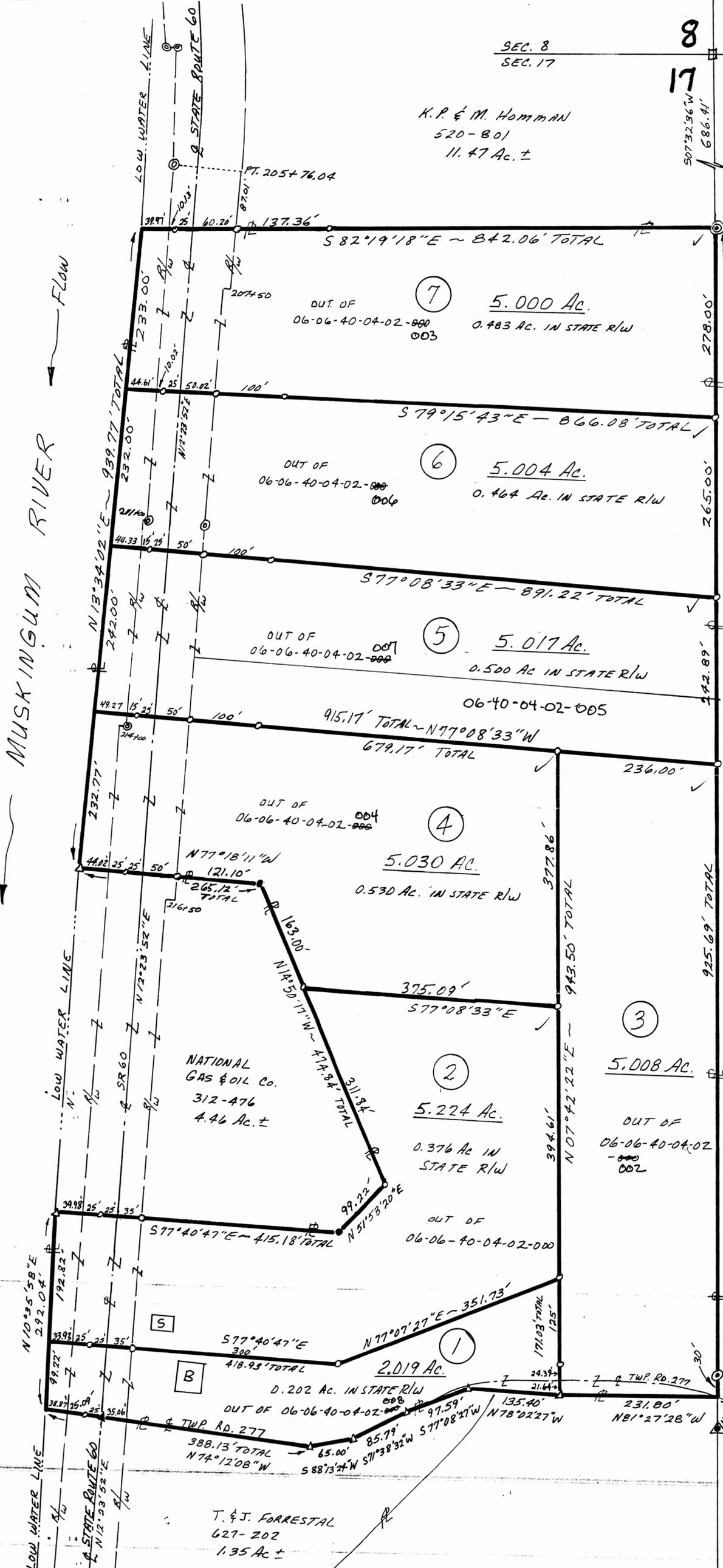
SURVEYOR'S CERTIFICATION

I hereby certify that this plat is true and correct to the best of my knowledge and that it was prepared from an actual field survey of the premises.

January 23, 1990
Date

OFFICE COPY
NOT RECORDABLE
Roger W. Claus, P.S. 6456
RR #2, Box 183A
Lewisville, Ohio 43754
(614) 567-3168

DESCRIPTION APPROVED FOR AUDITOR'S TRANSFER
BY J. J. Namb
2-1-90



511006

900115

DESCRIPTION OF PARTIAL NO. 10-20-98

REVISED 10-20-98

OFFICE COPY
NOT RECORDABLE

Situated in the State of Ohio, County of Muskingum, Township of Blue Rock, being in the northeast quarter of Section 17, Range 12 West, Township 12 North, of "The Congress Lands East of The Scioto River", and being bounded and described as follows:

Commencing for Reference at a marked stone found at the northeast corner of Section 17 (Note: Reference bearing on the east line of Section 17 on the first course to the south used as South 07°32'36" West.);

Thence, with the east line of Section 17, the following two courses:

- (1) South 07°32'36" West a distance of 686.41 feet to an axle found;
- (2) Thence South 07°54'32" West a distance of 1,711.58 feet to a point in the centerline of Township Road No. 277 (Shaver Hill Road), passing through an iron pin found capped "C.L.S. 7224" at a distance of plus 1,681.58 feet;

Thence, leaving the centerline of said road, North 81°27'28" West a distance of 231.80 feet to a point at the southeast corner of a 2.019 acres tract as conveyed to R. and J. Hamilton by Deed Volume 1134, Page 573 of the Muskingum County Recorder's Office;

Thence, with the south line of said Hamilton property, the following five courses:

- (1) North 78°02'27" West a distance of 135.40 feet to a point;
- (2) Thence South 77°08'27" West a distance of 97.59 feet to a point in or near the centerline of Township Road No. 277;
- (3) Thence South 71°38'32" West a distance of 85.79 feet to a point in or near the centerline of Township Road No. 277;
- (4) Thence South 88°13'24" West a distance of 65.00 feet to a point in or near the centerline of Township Road No. 277;
- (5) Thence North 74°12'08" West a distance of 15.00 feet to a point in or near the centerline of Township Road No. 277, being THE TRUE POINT OF BEGINNING for this description;

Thence, from said Point of Beginning and continuing with the south line of said Hamilton property and the centerline of Township Road No. 277, North 74°12'08" West a distance of 373.13 feet to a point in the Low Water Line of The Muskingum River, passing through a P.K. Nail found in the centerline of State Route No. 60 at a distance of plus 292.17 feet and passing through an iron pin set at a distance of plus 317.17 feet, respectively;

Thence, with the Low Water Line of The Muskingum River, North 10°35'58" East a distance of 99.22 feet to a point at the southwest corner of a 5.224 acres tract as conveyed to Bruner Land Company, Inc. by Deed Volume 1118, Page 163 of the Muskingum County Recorder's Office;

Thence, leaving the River with the south line of said Bruner property, South 77°40'47" East a distance of 418.93 feet to an iron pin set, passing over the centerline of State Route No. 60 at a distance of plus 83.93 feet and passing through two iron pins set at distances of plus 58.93 feet and plus 118.93 feet, respectively;

Thence, leaving the Bruner property line, South 31°58'23" West a distance of 129.34 feet to The Point of Beginning;

Containing 1.009 acres, more or less, being a new split of Parcel No. 06-06-40-04-02.008.

Subject to all legal right-of-ways, easement, restrictions, reservations, and zoning regulations of record.

Subject to the right-of-way of State Route No. 60.

Subject to the right-of-way of Township Road No. 277.

Subject to the 100-Year Flood Plain restrictions, if applicable.

Subject to a 30.00 feet wide easement being reserved unto the grantors, their heirs, and or assigns, forever. Said easement being for the purpose of running utilities to other parcels of land on or near Township Road No. 277. Said easement runs in an east-west direction across the south end of the above-described property with the south line of said easement being the centerline of Township Road No. 277. Containing 0.201 acres, more or less, of easement.

All iron pins set are ½" x 30" rebar capped and labeled "Claus 6456".

The bearings in this description are for angle calculations only and are based on the east line of Section 17 used as an assumed bearing of South 07°54'32" West as described in a survey plat by Kevin Cannon, Registered Surveyor No. 7224 and as dated December 22, 1989.

A plat of the above-described survey has been submitted for file at the County Engineer's Office.

The above description prepared by Roger W. Claus, Registered Surveyor No. 6456, based on current records and an actual field survey of January 23, 1990; said survey being subject to any facts that may be disclosed in a full and accurate title search.

Prior deed: Deed Volume 1134, Page 573

Surveyor: _____

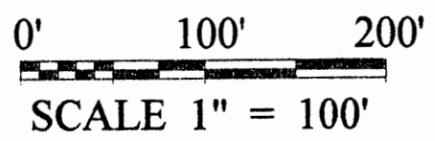
Date: _____

**OFFICE COPY
NOT RECORDABLE**



DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY ASB
10-29-98

THE BEARINGS ON THIS PLAT ARE FOR ANGLE CALCULATIONS ONLY AND ARE BASED ON AN ASSUMED BEARING ON THE EAST LINE OF SECTION 17 USED AS SOUTH 07°54'32" WEST AS PERT SURVEY PLAT BY KEVIN CANNON R.L.S. 7224, DATED 12-22-89.



TOTAL PROPERTY = 2.019 ACRES
 PARCEL NO. 06-06-40-04-02.008
 RANDY AND JANET HAMILTON
 D.V. 1134, PG. 573

SURVEY PLAT FOR RANDY HAMILTON

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF BLUE ROCK, BEING IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 17, RANGE 12 WEST, TOWNSHIP 12 NORTH, OF "THE CONGRESS LANDS EAST OF THE SCIOTO RIVER".

PERTINENT DOCUMENTS

- (1) ALL DEEDS AS SHOWN.
- (2) COUNTY TAX MAPS.
- (3) U.S.G.S. QUAD. MAP "PHILO"
- (4) ASCS AERIAL PHOTO
- (5) SURVEY PLAT BY CLAU SURVEYING
- (6) SURVEY PLAT BY W.J. BIEDENBACH, D.V. 795, PB. 175
- (7) SURVEY PLAT BY W.J. BIEDENBACH, D.V. 896, PG. 33 B
- (8) STATE OF OHIO R/W PLANS S.R. 60 (SH NO. 345 SEC. R)
- (9) TWO SURVEY PLATS BY KEVIN CANNON

SUBJECT TO ALL LEGAL RIGHT-OF-WAYS, EASEMENTS, RESTRICTIONS, RESERVATIONS, AND ZONING REGULATIONS OF RECORD. SUBJECT TO 100 YEAR FLOOD PLAIN RESTRICTIONS, IF APPLICABLE. SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED IN A FULL AND ACCURATE TITLE SEARCH.

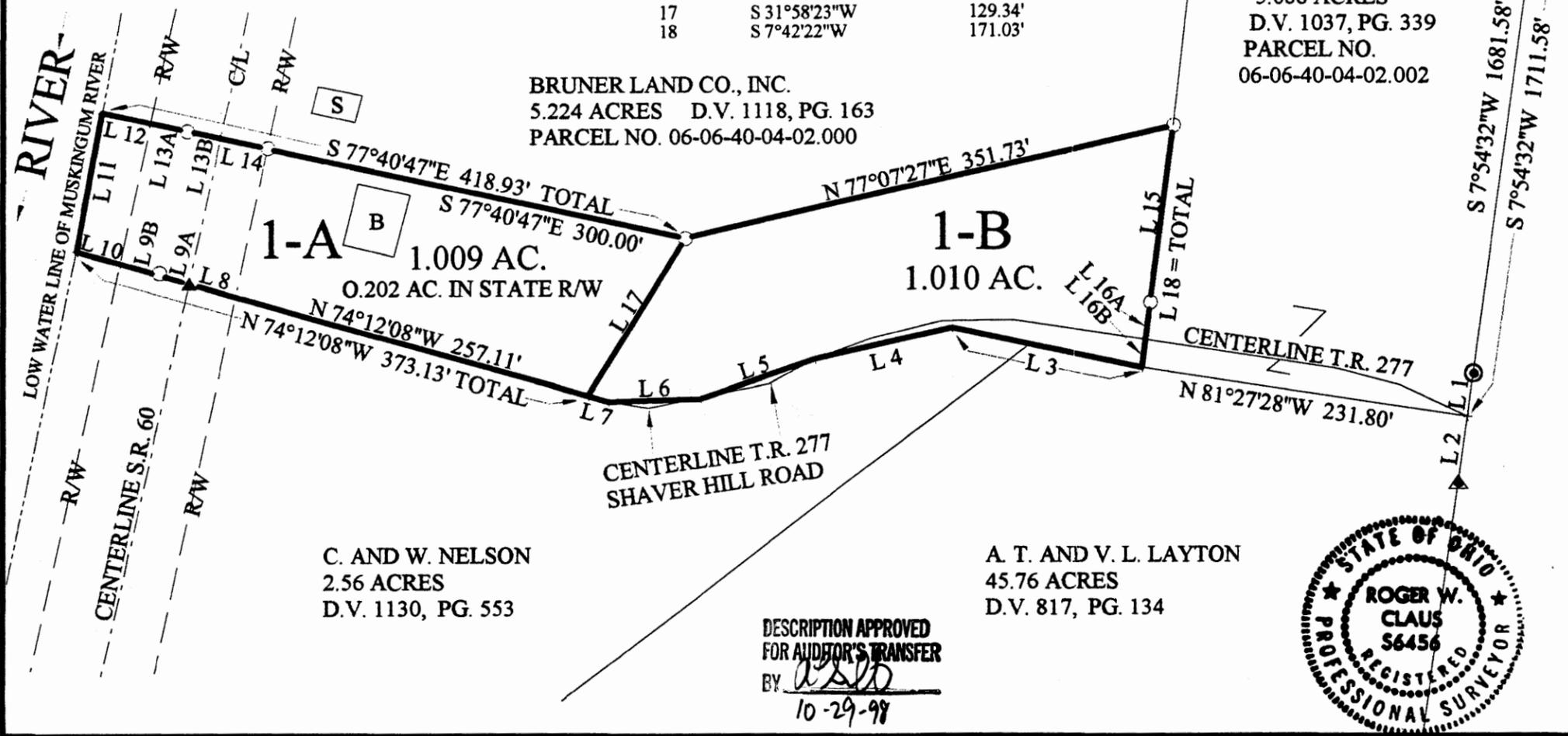
SURVEYORS CERTIFICATION:

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND THAT IT WAS PREPARED FROM CURRENT RECORDS AND AN ACTUAL PREVIOUS FIELD SURVEY OF THE PREMISES ON JANUARY 23, 1998.

Roger W. Claus
 OFFICE COPY NOT RECORDED
 10-23-98
 ROGER W. CLAUS, REG. SURVEYOR 6456 DATE...
 33310 CHAMMAN RIDGE ROAD
 LEWISVILLE, OHIO 43754
 1-740-567-3168
 1-740-567-3106 FAX

- ✕ = CORNER FENCE POST FOUND
- = 1/2" IRON PIN SET CAPPED "CLAUS 6456"
- = 5/8" IRON PIN FOUND UNCAPPED.
- ⊙ = 5/8" IRON PIN FD. CAPPED "C.L.S. 7224"
- ▲ = 5/8" IRON PIN FD. CAPPED "BIEDENBACH P.S. 5718, P.S. 6923"
- ⊕ = AXLE FOUND
- ⊞ = MARKED STONE FOUND.
- = UN-MARKED STONE FOUND
- ⊕ = SURVEY ANGLE POINT
- ▲ = P.K. NAIL FOUND
- ⊙ = RAILROAD SPIKE FOUND
- = TREE WITH WIRE FOUND
- = EXISTING PROPERTY LINES
- *- = FENCE EVIDENCE FOUND
- = LINES OF THIS SURVEY

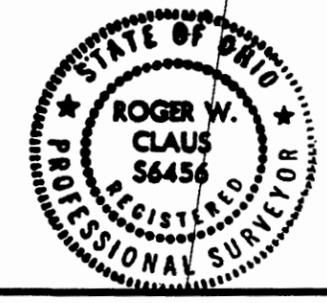
Line	Bearing	Distance
1	S 7°54'32"W	30.00'
2	S 7°54'32"W	48.07'
3	N 78°02'27"W	135.40'
4	S 77°08'27"W	97.59'
5	S 71°38'32"W	85.79'
6	S 88°13'24"W	65.00'
7	N 74°12'08"W	15.00'
8	N 74°12'08"W	35.06'
9A	N 74°12'08"W	25.00'
9B	N 74°12'08"W	25.09'
10	N 74°12'08"W	30.87'
11	N 10°35'58"E	99.22'
12	S 77°40'47"E	33.93'
13A	S 77°40'47"E	25.00'
13B	S 77°40'47"E	25.00'
14	S 77°40'47"E	35.00'
15	S 7°42'22"W	125.00'
16A	S 7°42'22"W	24.39'
16B	S 7°42'22"W	21.64'
17	S 31°58'23"W	129.34'
18	S 7°42'22"W	171.03'



C. AND W. NELSON
 2.56 ACRES
 D.V. 1130, PG. 553

A. T. AND V. L. LAYTON
 45.76 ACRES
 D.V. 817, PG. 134

DESCRIPTION APPROVED FOR AUDITOR'S TRANSFER BY *[Signature]* 10-29-98



REVISIONS	DATE	INITIALS

Description of Parcel 1

Situated in the State of Ohio, County of Muskingum, Township of Blue Rock, being in the northeast quarter of Section 17, Range 12 West, Township 12 North, of "The Congress Lands East of The Scioto River", and being bounded and described as follows:

Commencing for reference at a marked stone found at the northeast corner of Section 17;

thence, with the east line of Section 17, the following two courses:

- (1) South $07^{\circ}32'36''$ West a distance of 686.41 feet to an axle found;
- (2) thence South $07^{\circ}54'32''$ West a distance of 1,711.58 feet to a point in the centerline of Township Road No. 277, passing through an iron pin found capped "C.L.S. 7224" at a distance of plus 1,681.58 feet;

thence, North $81^{\circ}27'28''$ West a distance of 231.80 feet to a point, being THE TRUE POINT OF BEGINNING for this description;

thence, from said Point of Beginning, North $78^{\circ}02'27''$ West a distance of 135.40 feet to a point;

thence South $77^{\circ}08'27''$ West a distance of 97.59 feet to a point in or near the centerline of Township Road No. 277;

thence, with the centerline of Township Road No. 277, the following three courses:

- (1) South $71^{\circ}38'32''$ West a distance of 85.79 feet to a point;
- (2) thence South $88^{\circ}13'24''$ West a distance of 65.00 feet to a point;
- (3) thence North $74^{\circ}12'08''$ West a distance of 388.13 feet to a point at the Low Water Line of the Muskingum River, passing through a P.K. nail found in the centerline of State Route 60 at a distance of plus 299.17 feet;

thence, with the Low Water Line of the Muskingum River, North $10^{\circ}35'58''$ East a distance of 99.22 feet to a point;

thence, leaving the river, South $77^{\circ}40'47''$ East a distance of 418.93 feet to an iron pin set, passing over the centerline of State Route 60 at a distance of plus 83.93 feet and passing through two iron pins set at distances of plus 58.93 feet and plus 118.93 feet, respectively;

thence North $77^{\circ}07'27''$ East a distance of 351.73 feet to an iron pin set;

Page 2 of 2
Description of Parcel 1

thence South 07°42'22" West a distance of 171.03 feet to the Point of Beginning, passing through an iron pin set at a distance of plus 125.00 feet and passing over the centerline of Township Road No. 277 at a distance of plus 149.39 feet, respectively;

containing 2.019 acres, more or less, being part of Parcel No. 06-06-40-04-02-000.

Subject to all legal right-of-ways, easements, restrictions, reservations, and zoning regulations of record.

Subject to a 30.00 feet wide easement being reserved unto the grantor, his heirs, and/or assigns, forever. Said easement is for the purposes of running utilities to other parcels of land on or near Township Road No. 277. Said easement runs in an east-west direction across the south end of the above described property with the south line of said easement being the centerline of Township Road No. 277. Containing 0.532 acres, more or less, of easement.

All iron pins set are rebar with yellow caps labeled "Claus 6456".

The bearings in this description are for angle calculations only and are based on the east line of Section 17 used as South 07°54'32" West as described in a survey plat by Kevin Cannon, Registered Surveyor No. 7224 and as dated December 22, 1989.

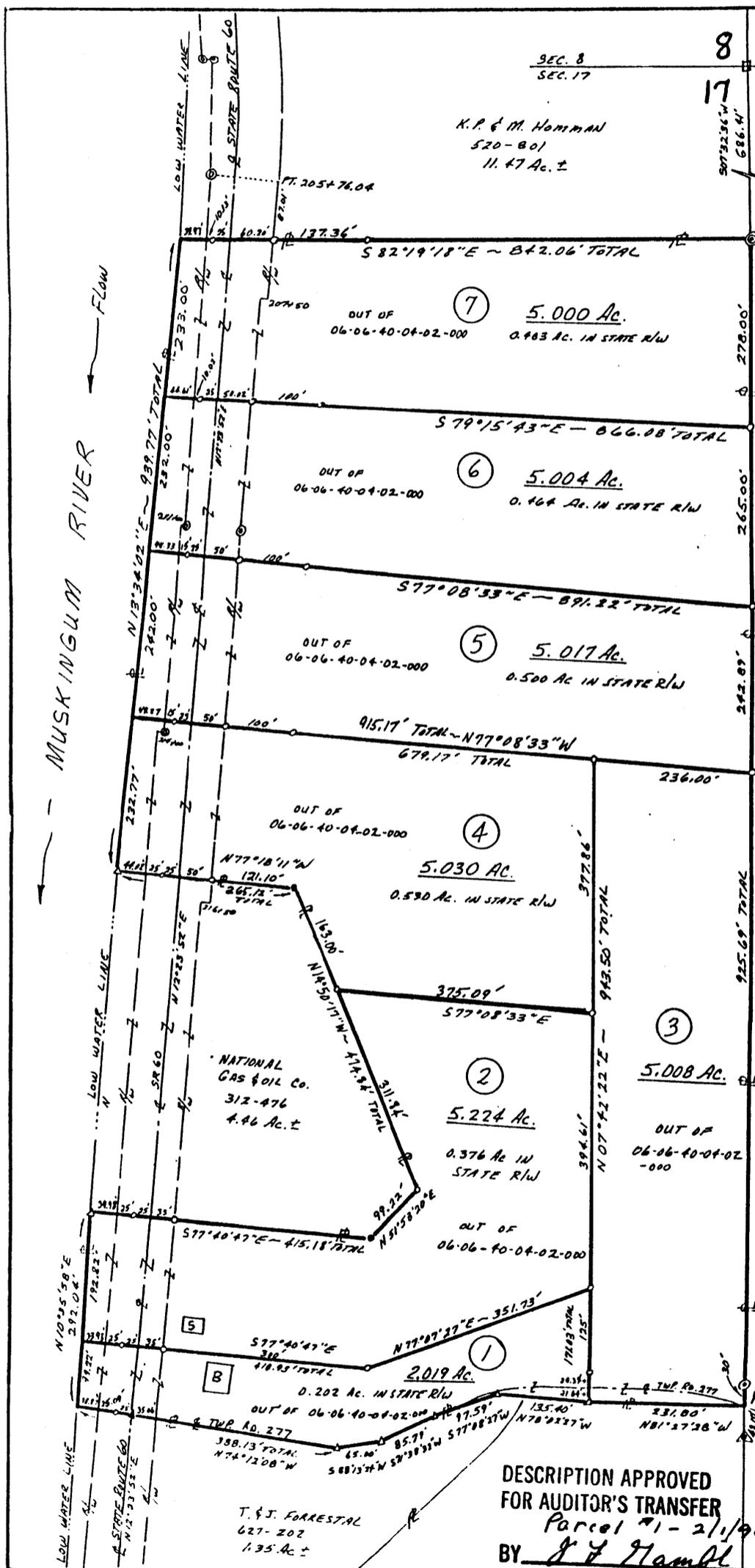
The above description prepared by Roger W. Claus, Registered Surveyor No. 6456, based on a new survey of this property, dated January 1990.

Prior Deed: Deed Volume _____, Page _____.

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY J. J. Hamble
2/1/90

OFFICE COPY
NOT RECORDABLE



8 9
17 16

SEC. 8
SEC. 17

K.P. & M. HOFFMAN
520-801
11.47 Ac. ±

SURVEY PLAT FOR BRUNER LAND CO.

PARCEL NO. 06-06-40-04-02-000

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF BLUE ROCK, IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 17, RANGE 12 WEST, TOWNSHIP 12 NORTH, OF "THE CONGRESS LANDS EAST OF THE SCIOTO RIVER".



SCALE 1"=209'

H&E
KELLY
527-1015
33.11 Ac.
+ 23.78 Ac.
+ 26.04 Ac.
82.99 Ac.
TOTAL

BEARINGS BASED ON EAST LINE OF SECTION 17 USED AS S 07° 54' 32" W AS PER SURVEY PLAT BY KEVIN CANNON RLS # 7224 DATED 12-22-89.

- = IRON PIN SET CAPPED "CLAUS 6456".
- = IRON PIN FOUND.
- ⊙ = AXLE FOUND.
- ⊕ = IRON PIN FOUND CAPPED "C.L.S. 7224".
- △ = IRON PIN FOUND CAPPED "BIEDENBACH PS. 5711, PS. 6213".
- ⊗ = CONCRETE RIGHT-OF-WAY MONUMENT FOUND.
- ▲ = SURVEY ANGLE POINT.
- ▲ = P.K. NAIL FOUND.
- = LINES OF THIS SURVEY.

SURVEYOR'S CERTIFICATION

I hereby certify that this plat is true and correct to the best of my knowledge and that it was prepared from an actual field survey of the premises.

January 23, 1990
Date
Roger W. Claus, S. 6456
12, Blue Rock, Ohio 43754
1614 167-3168

OFFICIAL COPY NOT REPRODUCIBLE

DESCRIPTION APPROVED FOR AUDITOR'S TRANSFER
Parcel #1 - 2/1/90
BY J. J. Hambl



900115