

# SURVEY PLAT FOR BRUNER LAND CO., INC.

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF BLUE ROCK, BEING PART IN THE SOUTHEAST QUARTER OF SECTION 23 AND PART IN THE SOUTHWEST QUARTER OF SECTION 24, 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 "RURALDALE"
- (4) TWO SURVEY PLATS BY L. PETER DINAN
- (5) SURVEY PLAT BY DANA A. SNOUFFER
- (6) FOUR SURVEY PLATS BY R. L. DANIELS
- (7) TWO SURVEY PLATS BY ROBERT A. JANES
- (8) SURVEY PLAT BY STEPHEN M. BOWMAN
- (9) SURVEY PLAT BY RICHARD MAX GROVES
- (10) SURVEY PLAT BY EARL R. DONAKER
- (11) SURVEY PLAT BY DONALD E. BINCKLEY
- (12) SURVEY PLAT BY CHARLES R. HARKNESS

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.

- ⊗ = FENCE POST FOUND
- = GAS WELL
- = 1/2" X 30" IRON PIN FOUND CAPPED "CLAUS 6456".
- = 5/8" X 30" IRON PIN SET CAPPED "CLAUS 6456"
- = 5/8" IRON PIN FOUND UNCAPPED.
- ⊙ = 5/8" IRON PIN FOUND CAPPED "RLS 5410"
- ⊙ = 1/2" IRON PIN FOUND CAPPED "JANES 6029"
- ▲ = 5/8" IRON PIN FOUND CAPPED "SNOUFFER RLS 7543"
- ⊕ = CONCRETE MONUMENT FOUND
- ⊞ = MARKED STONE FOUND.
- = UN-MARKED STONE FOUND
- + = SURVEY ANGLE POINT
- ▲ = RAILROAD SPIKE SET
- ▲ = RAILROAD SPIKE FOUND.
- ⊙ = TREE WITH WIRE FOUND
- — — = EXISTING PROPERTY LINES
- x-x- = FENCE EVIDENCE FOUND
- — — = LINES OF THIS SURVEY

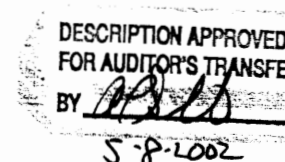


### SURVEYORS CERTIFICATION:

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.

*Roger W. Claus* 05-02-02  
**OFFICE COPY  
 NOT RECORDABLE**  
 ROGER W. CLAUS, REG. SURVEYOR 6456 DATE:  
 33310 CHRISTIAN RIDGE ROAD  
 LEWISVILLE, OHIO 43754  
 1-740-567-3168  
 1-740-567-3106 fax

REVISIONS	DATE	INITIALS



SURVEY PLAT FILE: 020419

THE BEARINGS ON THIS PLAT ARE FOR ANGLE CALCULATIONS ONLY AND ARE BASED ON AN ASSUMED BEARING ON THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 23 AND THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 24 USED AS NORTH 1°35'18" WEST.

0' 200' 400'  
 SCALE 1" = 200'



23 24  
23 24

84.853 ACRES

NEW SURVEY FOR BRUNER LAND CO., INC.  
 SPLIT OUT OF D.V. 984, PG. 125  
 HAROLD LEWIS PARKER

Line	Bearing	Distance
1	N 2°06'24"W	293.32'
2	N 2°06'24"W	15.00'
3	S 61°39'10"E	73.22'
4	S 67°18'53"E	107.54'
5	S 73°20'34"E	153.18'
6	S 68°53'29"E	109.26'
7	S 72°14'54"E	124.40'
8	S 77°47'00"E	146.06'
9	S 81°52'15"E	50.15'
10	S 85°02'20"E	125.68'
11	S 85°02'20"E	39.32'
12	N 79°57'40"E	143.88'
13	N 74°57'40"E	121.90'
14	N 74°57'40"E	168.50'
15	N 78°20'06"E	138.21'
16	N 78°05'35"E	262.80'
17	N 79°14'28"E	282.29'
18	N 87°18'19"E	252.59'
19	N 86°21'17"E	118.56'
20	S 2°07'41"E	30.00'

HAROLD LEWIS PARKER  
 7.50 ACRES  
 THIRD PARCEL OF  
 SECOND TRACT  
 D.V. 984, PG. 125  
 PARCEL NO. 06-06-60-23-11

HAROLD LEWIS PARKER  
 14.55 ACRES  
 SECOND PARCEL OF  
 SECOND TRACT  
 D.V. 984, PG. 125  
 PARCEL NO. 06-06-60-23-12

HAROLD LEWIS PARKER  
 18.78 ACRES  
 SECOND PARCEL OF FIRST TRACT  
 D.V. 984, PG. 125  
 PARCEL NO. 06-06-60-23-10

HAROLD LEWIS PARKER  
 RESIDUE PART OF 64 ACRES TRACT  
 FIRST PARCEL OF FIRST TRACT  
 D.V. 984, PG. 125  
 PARCEL NO. 06-06-60-24-12

TERRY G. ECKROAD  
 45.332 ACRES  
 D.V. 1074, PG. 632  
 SEE PLAT ON PG. 631  
 PARCEL NO. 06-06-60-24-08.001

NELLIE CHEREVAS  
 26.42 ACRES  
 PARCEL ONE OF  
 D.V. 1156, PG. 417  
 PARCEL NO. 06-06-60-23-07-001  
 SEE PLAT IN D.V. 1142, PG. 961

BENJAMIN AND ELEANOR BURCHAM  
 42.83 ACRES  
 D.V. 1142, PG. 959  
 PARCEL NO. 06-06-60-23-07-000  
 SEE PLAT IN D.V. 1142, PG. 961

45.957 ACRES  
 ALL OF FIRST PARCEL NO. 06-06-60-23-09  
 PART OF FIRST PARCEL OF SECOND TRACT  
 D.V. 984, PG. 125

38.896 ACRES  
 OUT OF PARCEL NO. 06-06-60-24-12  
 PART OF FIRST PARCEL OF FIRST TRACT  
 D.V. 984, PG. 125

ELIZABETH F. WILSON  
 19.93 ACRES  
 FIRST TRACT OF  
 D.V. 1141, PG. 60

DONALD M. FRAME  
 109.77 ACRES  
 SECOND PARCEL OF  
 D.V. 1108, PG. 515  
 PARCEL NO. 06-06-90-26-22-000

WALTER R. AND ELOISE E. SUTTON  
 78.57 ACRES RESIDUE PART OF  
 80.52 ACRES DEED  
 PARCEL ONE OF TRACT I  
 D.V. 630, PG. 118  
 PARCEL NO. 06-06-90-26-04-000

WALTER R. AND ELOISE E. SUTTON  
 40 ACRES  
 PARCEL ONE OF TRACT II  
 D.V. 630, PG. 118  
 PARCEL NO. 06-06-90-26-03-000

SECTION 23  
 SECTION 26

SECTION 24  
 SECTION 25

24  
25

S 87°16'29"W 1289.53'

S 87°40'40"W 1059.94'

S 87°40'40"W 4243.80'

N 2°06'24"W 1438.57'

N 2°06'24"W 1746.89' TOTAL

N 1°35'18"W = BASIS OF BEARINGS

N 1°35'18"W = BASIS OF BEARINGS

S 2°07'41"E 819.99'

S 2°07'41"E 1647.60' TOTAL

S 2°07'41"E 797.61'