

Biedenbach Engineering, Inc.

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Civil Engineering and Land Surveying

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CAROL GOFF
AUDITORS PARCEL NUMBER
06-06-70-29-01-000 (PART)

**OFFICE COPY
NOT RECORDABLE**

BEING A PART OF LOT 1 OF A SURVEY BY CHARLES ROBERTS IN MARCH 1834, SITUATED IN THE NORTHEAST QUARTER OF SECTION 29, TOWNSHIP 12, RANGE 12, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, BLUE ROCK TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING IRON PIN (1/2 INCH REBAR-CLAUS) AT THE NORTHEAST CORNER OF THE SAID NORTHEAST QUARTER;

THENCE WITH THE EAST LINE OF THE SAID NORTHEAST QUARTER, SOUTH 00 DEGREES 46 MINUTES 35 SECONDS EAST 271.54 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE **PLACE OF BEGINNING** OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE CONTINUING WITH THE EAST LINE OF THE SAID NORTHEAST QUARTER, SOUTH 00 DEGREES 46 MINUTES 35 SECONDS EAST 1274.73 FEET TO AN IRON PIN SET;

THENCE LEAVING THE EAST LINE OF THE SAID NORTHEAST QUARTER, SOUTH 89 DEGREES 20 MINUTES 14 SECONDS WEST 341.43 FEET TO AN IRON PIN SET;

THENCE SOUTH 46 DEGREES 19 MINUTES 30 SECONDS WEST 327.17 FEET TO AN IRON PIN SET ON THE NORTH LINE OF A 7.33 ACRE TRACT CONVEYED TO L. AND M. TYSINGER (DEED VOLUME 673, PAGE 10);

THENCE WITH THE NORTH LINE OF THE SAID TYSINGER TRACT, SOUTH 89 DEGREES 20 MINUTES 14 SECONDS WEST 380.86 FEET TO AN IRON PIN SET, PASSING AN IRON PIN SET AT 137.27 FEET;

THENCE LEAVING THE NORTH LINE OF THE SAID TYSINGER TRACT AND TRAVERSING THROUGH A TRACT CONVEYED TO CAROL GOFF (DEED VOLUME 1743, PAGE 98), NORTH 17 DEGREES 11 MINUTES 08 SECONDS EAST 858.43 FEET TO AN IRON PIN SET;

THENCE NORTH 44 DEGREES 57 MINUTES 54 SECONDS EAST 973.53 FEET TO THE **PLACE OF BEGINNING**.

CONTAINING 18.647 MORE OR LESS ACRES, SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF COUNTY ROAD 466 (GAYSPORT HILL ROAD) AND ALL OTHER APPLICABLE EASEMENTS.

ALSO THE FOLLOWING 30 FOOT INGRESS AND EGRESS EASEMENT

BEING A PART OF LOT 1 OF A SURVEY BY CHARLES ROBERTS IN MARCH 1834, SITUATED IN THE NORTHEAST QUARTER OF SECTION 29, TOWNSHIP 12, RANGE 12, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, BLUE ROCK TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING IRON PIN (1/2 INCH REBAR-CLAUS) AT THE NORTHEAST CORNER OF THE SAID NORTHEAST QUARTER;

THENCE WITH THE EAST LINE OF THE SAID NORTHEAST QUARTER, SOUTH 00 DEGREES 46 MINUTES 35 SECONDS EAST 1769.45 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE NORTHEAST CORNER OF A 7.33 ACRE TRACT CONVEYED TO L. AND M. TYSINGER (DEED VOLUME 673, PAGE 10), SAID IRON PIN BEING NORTH 00 DEGREES 46 MINUTES 35 SECONDS WEST 860.87 FEET FROM AN EXISTING IRON PIN (PIPE), PASSING AN IRON PIN SET AT 271.54 FEET;

THENCE WITH THE NORTH LINE OF THE SAID TYSINGER TRACT, SOUTH 89 DEGREES 20 MINUTES 14 SECONDS WEST 688.22 FEET TO A POINT, SAID POINT BEING THE **PLACE OF BEGINNING** OF THIS EASEMENT;

THENCE LEAVING THE NORTH LINE OF SAID TYSINGER TRACT AND TRAVERSING THROUGH SAID TYSINGER TRACT, SOUTH 06 DEGREES 36 MINUTES 00 SECONDS EAST 88.16 FEET TO A POINT;

SURVEY FOR CAROL GOFF

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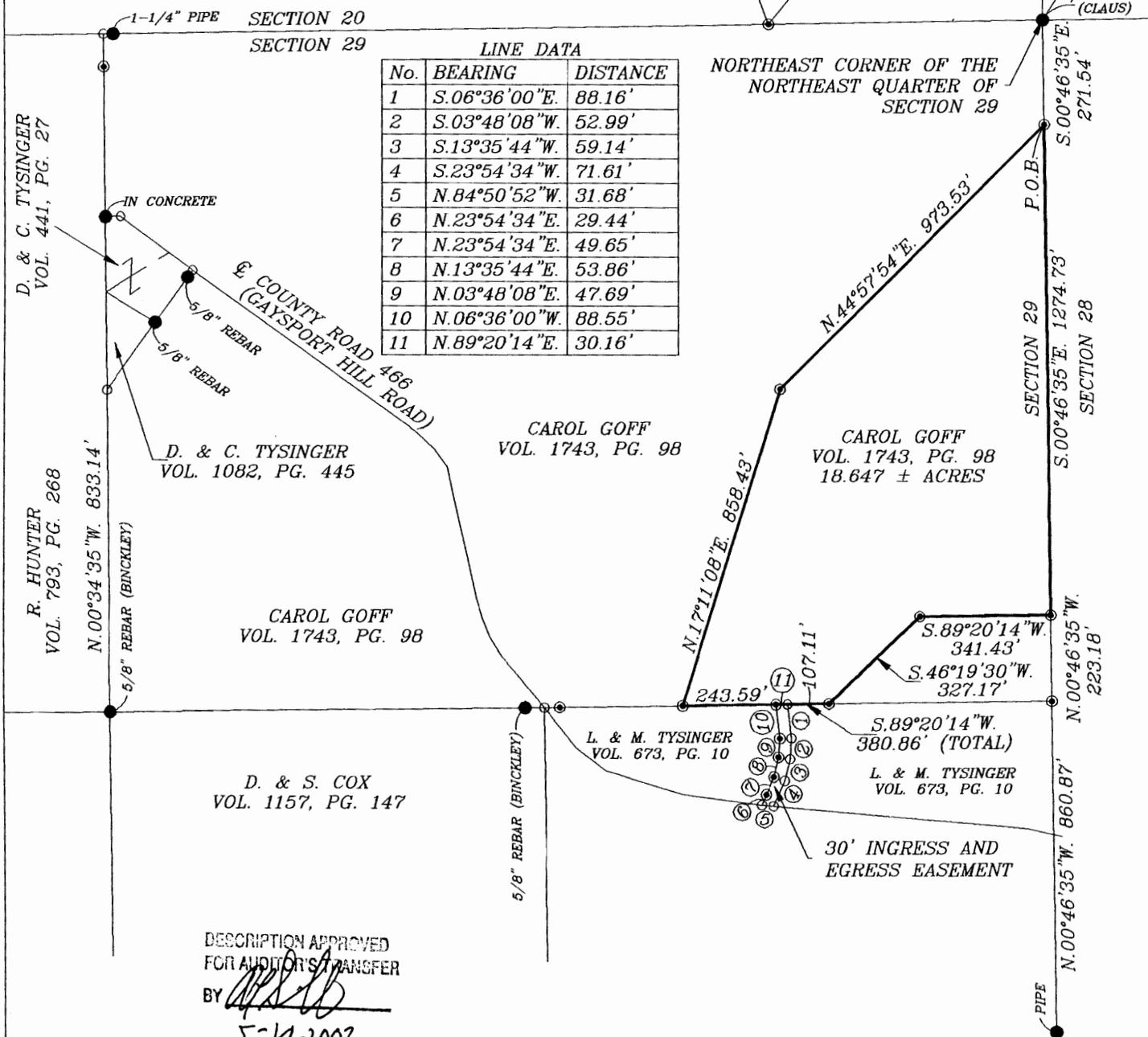
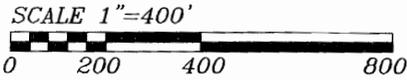
BEING A PART OF LOT 1 OF A SURVEY BY CHARLES ROBERTS IN MARCH 1834, SITUATED IN THE NORTHEAST QUARTER OF SECTION 29, TOWNSHIP 12, RANGE 12, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, BLUE ROCK TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF A 92.197 ACRE TRACT CONVEYED TO D. AND S. COX (DEED VOLUME 1157, PAGE 147) PERFORMED BY DONALD E. BINCKLEY P.S. 7879, DATED APRIL 21, 1999.

RESEARCH:
VOL. 441, PG. 27
VOL. 793, PG. 269
VOL. 1082, PG. 444
VOL. 1538, PG. 863
U.S.G.S. (PHILO QUAD)
MUSKINGUM CO. TAX MAP
SURVEY FOR BRUNER LAND COMPANY (DATED MAY 5, 1988)

LEGEND

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



DESCRIPTION APPROVED FOR AUDITOR'S TRANSFER BY *[Signature]* 5-14-2003

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

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 4th DAY OF March 2003.

MICHAEL D. NICHOLS
REGISTERED SURVEYOR #6923

OFFICE COPY NOT RECORDABLE

DRAWN BY: AJS	DATE: 03-04-03
SCALE: 1"=400'	CHECKED BY: MDN
JOB NO: 4917	DRAWING NO: D:\4917\4917