

25-85-11-02-002
1080 MORGAN RD

EXHIBIT "A" - LEGAL DESCRIPTION

Situated in the State of Ohio, County of Muskingum and in the Township of Hopewell:

Being a parcel of land located in the Northeast Quarter of Section No. 11, Town 18 North, Range 15 West, and bounded and described as follows:

Commencing at a stone locating the Southeast corner of the Northeast Quarter of said Section No. 11; thence north 82 deg. 03 min. 18 sec. West 175.50 feet along the South line of said quarter section to an iron pipe; thence north 07 deg. 30 min. 00 sec. East 192.00 feet along the East line of the lands owned by T. Saunders (reference volume 417, page 111) to an iron pipe; thence North 81 deg. 07 min. 02 sec. West 1092.44 feet along the North line of said Saunders land to an iron pipe found locating the Southeast corner of a 5.007 acre tract belonging to Frances Davis (reference volume 1072, page 282); thence north 29 deg. 51 min. 15 sec. East 569.41 feet along the East line of said 5.007 acre tract to an iron pipe found (capped 7135) locating the Northeast corner of said tract for the point of beginning; thence from this true point of beginning North 73 deg. 20 min. 34 sec. West 392.42 feet (passing through an iron pipe found, capped 7135, at 378.83 feet) to the Northwest corner of said 5.007 acre tract to a point in the center of Morgan Road (C.R. No. 123); thence along the center of said road North 28 deg. 01 min. 35 sec. East 121.45 feet to a point; thence South 84 deg. 34 min. 07 sec. East 543.39 feet (passing through iron pins set at 20.00 feet and 361.78 feet) to an iron pin set; thence south 16 deg. 34 min. 48 sec. West 250.94 feet to an iron pin set; thence North 64 deg. 21 min. 04 sec. West 166.90 feet to the point of beginning and containing 2.187 acres, more or less.

This legal description prepared by John G. Eppley Reg. Sur. No. 6410, based on field survey in November 1997.

Iron pins set are one half inch rebar 30 inches long with identification caps (JGE 6410).

The bearings in this description are for angle calculations only and are based upon record bearings in Deed Book 329, page 107.

Subject to the right of way of Morgan Road (C.R. No. 123)

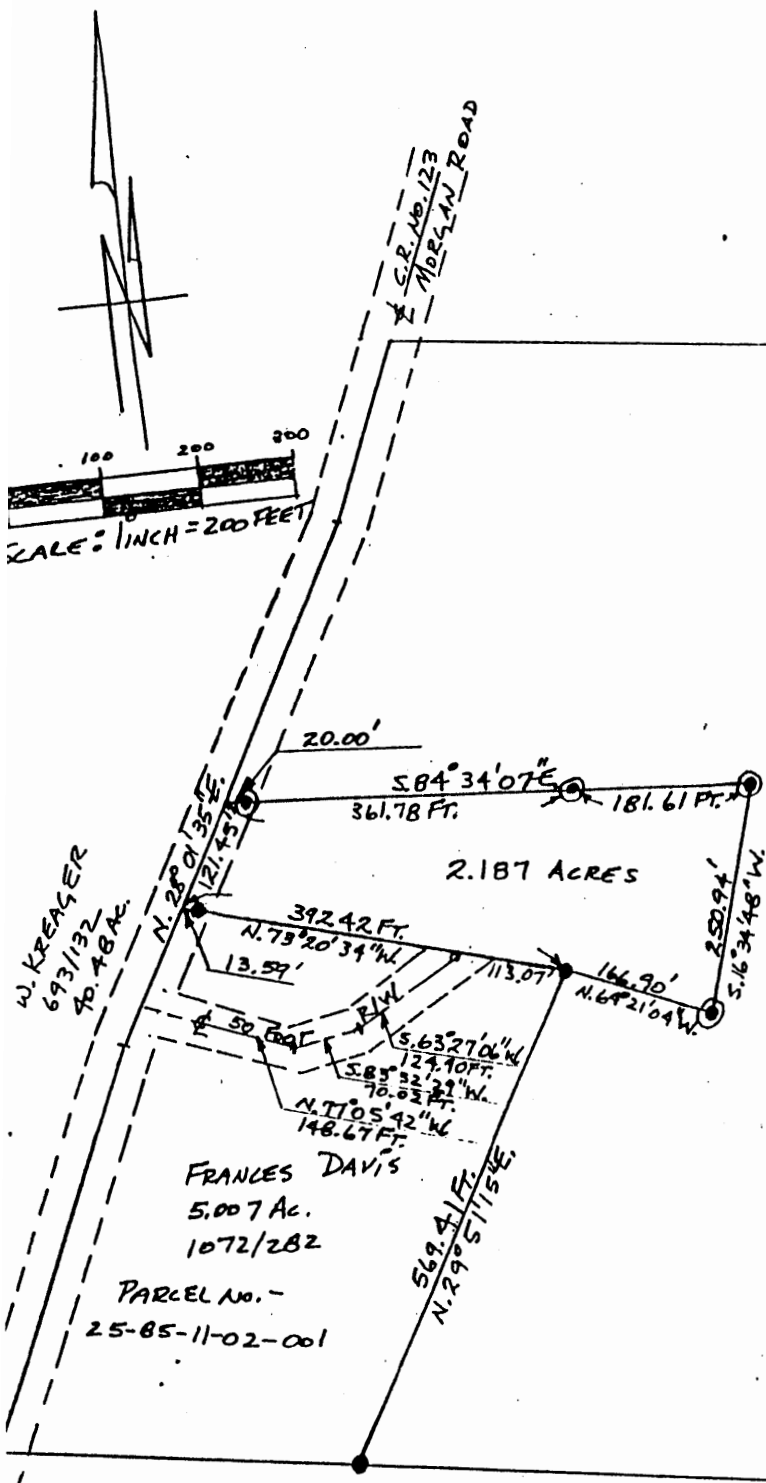
Also granting a 50 foot right of way from the South line of the above 2.187 acre tract along the center line of County Road No. 123 and the center line being described as follows:

Commencing at the northeast corner of said 5.007 acre tract located by an iron pipe; thence north 73 deg. 20 min. 34 sec. West 113.07 feet along the North line of said 5.007 acre tract to a point in the center of said 50 foot right of way for the point of beginning; thence from this point of beginning and along the center of said 50 foot right of way the following three courses and distances:

- 1) South 63 deg. 27 min. 06 sec. West 124.90 feet to a point;
- 2) South 83 deg. 52 min. 29 sec. West 70.02 feet to a point;
and
- 3) North 77 deg. 05 min. 42 sec. West 148.67 feet to a point in the center of County Road No. 123 for the terminus.

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NOT RECORDABLE

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER
BY ALSD
12-11-97



FRANCES DAVIS
29.358 AC.
1072/280
PARCEL No. 25-85-11-02

Approved For Transfer
On-Lot Sewage O.K.
Date 11.12.97
Michael J. Kramel
Zanesville - Muskingum Co.
Health Department

FRANCES DAVIS
5.007 AC.
1072/282
PARCEL No. -
25-85-11-02-001

NOV 17 1997
MUSKINGUM COUNTY COMMISSIONERS
Deborah J. Montgomery
R. Edward Kramel
Charles Elson

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER
BY *John G. Eppley*
12-11-97
2.187 ac. survey

STATE OF OHIO
JOHN G. EPPLEY
6410
REGISTERED
SURVEYOR
STAKE LOCATING THE SOUTHEAST
CORNER OF THE NORTHEAST
QUARTER OF SECTION No. 11

GEND
- CORNER STONE
- IRON PIPES CAPPED 7135, 3/4" DIA.
- IRON PINS SET ARE ONE HALF INCH REBAR
30 INCHES LONG WITH IDENTIFICATION CAPS
(JGE 6410).
- THE BEARINGS IN THIS DESCRIPTION ARE FOR
ANGLE CALCULATIONS ONLY AND ARE BASED
UPON RECORD BEARINGS IN DEED BOOK 329,
PAGE 107.

TA REFERENCES
X. MAPS, DEEDS OF RECORD, PLATS
V.L. 1072, P. 280 Vol. 1067, P. 335
1072, " 282 " 417, " 111
IT By STEPHEN BOWMAN OF 5.007 AC. AND
358 ACRES.

OFFICE COPY
NOT RECORDABLE

BEING A PARCEL OF LAND LOCATED IN THE
NORTHEAST QUARTER OF SECTION No. 11, T-18 N,
R-15 W, HOPEWELL TOWNSHIP, MUSKINGUM
COUNTY, OHIO.
BEING A PART OF FRANCES DAVIS
PROPERTY. REF. - VOL. 1072, P. 280, 282
CONTAINING - 2.187 ACRES
SCALE: 1 INCH = 200 FEET
DATE - NOVEMBER, 1997

6410
REG. SUR. No.