

Jerry L. Gamble  
**REGISTERED SURVEYOR**  
713 Lenox Avenue, Zanesville, Ohio 43701-2432  
May 25, 1998

**Description of Property - 18.365 Acres**  
**(Fronting 26.44 feet on Dresden Road)**  
**Owner(s): RITCHEY, Elias and Regina E.**

Situated in the County of Muskingum, in the State of Ohio, and in the Township of Muskingum, and bounded and described as follows:

Being a part of the Northeast Quarter of Section 21, Township 2, Range 8, and more particularly described as follows:

Beginning at a 3/4" pipe found on the Easterly line of the Northeast Quarter of said Section 21, said pipe being also the Northeast corner of M. & E. ACRES as recorded in Plat Book 13, Page 6, of the public records of said County; thence run North 85 degrees 51 minutes 37 seconds West along the Southerly line of the premises described in Deed Book 768, Page 28, a distance of 1431.38 feet to an iron pin (5/8" rebar) set, passing through a 1/2" pipe found at 549.63 feet (Deed - North 85 degrees 15 minutes West 1433 feet); thence run North 02 degrees 21 minutes 02 seconds West along the Westerly line of the premises described in Deed Book 768, Page 28, a distance of 447.08 feet (Deed - North 01 degree 30 minutes West 445 feet) to an iron pin (5/8" rebar) set; thence run North 86 degrees 10 minutes 04 seconds West along the Southerly line of the premises described in Deed Book 768, Page 28, a distance of 701.46 feet (Deed - North 85 degrees 40 minutes West 701 feet) to the center of Dresden Road, passing through a 1/2" rebar found at 259.85 feet; thence run North 15 degrees 09 minutes 35 seconds West in the center of said Dresden Road (Deed - North 16 degrees 15 minutes West) a distance of 26.44 feet to a point; thence run South 86 degrees 09 minutes 49 seconds East and severing said land described in Deed Book 768, Page 28, a distance of 1337.80 feet to an iron pin (5/8" rebar) set, passing through an iron pin (5/8" rebar) set at 35.60 feet; thence run North (North 0°0'0" West) a distance of 106.24 feet to an iron pin (5/8" rebar) set; thence run South 86 degrees 09 minutes 49 seconds East a distance of 867.23 feet to an iron pin (5/8" rebar) set on the Easterly line of the premises described in Deed Book 768, Page 28; thence run South 04 degrees 39 minutes 13 seconds West along the Easterly line of the premises described in Deed Book 768, Page 28, (Deed bearing: South 5 degrees 15

minutes West) a distance of 583.07 feet to the Place of Beginning, containing 18.365 Acres, more or less.

Being a part of Muskingum County Auditor's Parcel No. 44-44-54-01-05-000 (18.365 Acres).

Being a part of the premises conveyed to Elias Ritchey and Regina E. Ritchey, Deed Book 768, Page 28.

The bearings herein are to an assumed meridian and are used to denote angles only.

Survey and description by Jerry Lee Gamble, Registered Surveyor No. 5737, completed May 1998.

### **Easement for Ingress & Egress**

Situated in the County of Muskingum, in the State of Ohio, and in the Township of Muskingum, and bounded and described as follows:

The above 18.365 acre tract is subject to an easement for ingress and egress to the most southerly Southwest corner of a 40.729 acre tract, and being more particularly described as follows:

Commencing, for reference, at a 3/4" pipe found on the Easterly line of the Northeast Quarter of said Section 21, said pipe being also the Northeast corner of M. & E. ACRES as recorded in Plat Book 13, Page 6, of the public records of said County; thence run North 04 degrees 39 minutes 13 seconds East along the Easterly line of the premises described in Deed Book 768, Page 28 (Deed bearing: South 5 degrees 15 minutes West), a distance of 583.07 feet to an iron pin (5/8" rebar) set; thence run North 86 degrees 09 minutes 49 seconds West and severing said land described in Deed Book 768, Page 28, a distance of 867.23 feet to an iron pin (5/8" rebar) set; and being the True Place of Beginning of said easement; thence run South 86 degrees 09 minutes 49 seconds East along the Southerly line of said 40.729 acre tract a distance of 25.06 feet; thence run South (South 0°0'0" East) a distance of 131.24 feet; thence run North 86 degrees 09 minutes 49 seconds West a distance of 654.46 feet to an iron pin (5/8" rebar) set; thence run North 86 degrees 10 minutes 04 seconds West a distance of 701.46 feet to the center

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of Dresden Road, passing through a 1/2" rebar found at 259.85 feet and another 1/2" rebar (bent) found at 680.70 feet; thence run North 15 degrees 09 minutes 35 seconds West along the center of Dresden Road a distance of 26.44 feet to the most westerly northwest corner of the above 18.365 acre tract; thence run South 86 degrees 09 minutes 49 seconds East and leaving said road a distance of 1337.80 feet to an iron pin (5/8" rebar) set, passing through an iron pin (5/8" rebar) set at 35.60 feet; thence run North (North 0°0'0"W) a distance of 106.24 feet to the Place of Beginning.

Easement description by Jerry Lee Gamble, Registered Surveyor No. 5737, completed May 1998.

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER  
BY *[Signature]*  
5-27-98

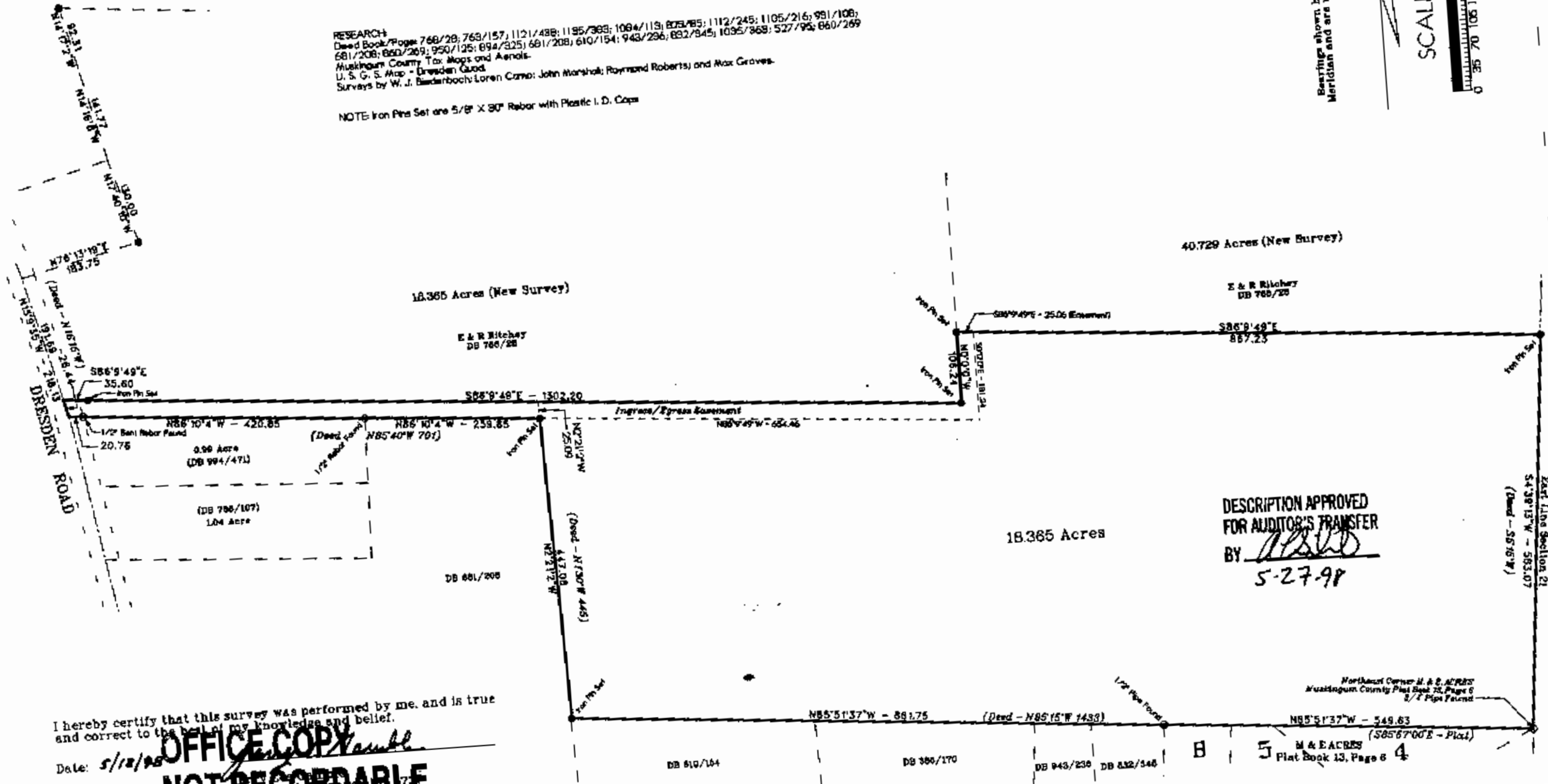
44-54-01-03-00  
N/A

PLAT OF SURVEY - 18.365 Acres  
Being a part of the Northeast Quarter of Section 21, Township 2, Range 8  
Muskingum Township, Muskingum County, Ohio  
Being a part of those premises described in Deed Book 768, Page 28  
Owner(s): RITCHEY, Elias and Regina E.  
Being a part of Muskingum County Auditor's Parcel No. 44-44-54-01-05-000

RESEARCH:  
Deed Book/Pages: 768/28; 768/157; 1121/488; 1135/383; 1064/113; 803/85; 1112/245; 1105/216; 981/106;  
681/208; 660/269; 950/125; 894/325; 681/208; 610/154; 943/296; 832/845; 1035/368; 527/95; 660/269  
Muskingum County Tax Maps and Aerials  
U. S. G. S. Map - Dresden Quad  
Surveys by W. J. Biedenbach; Loren Camp; John Marshall; Raymond Roberts; and Max Graves.

NOTE: Iron Pins Set one 5/8" X 30" Rebar with Plastic I. D. Caps

Bearings shown hereon are to an assumed  
Meridian and are used to denote angles only.



I hereby certify that this survey was performed by me, and is true  
and correct to the best of my knowledge and belief.

Date: 5/18/98

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713 Larch Avenue, Zanesville, OH 43701-2432  
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