

70-58-61-15  
2199 EAST PIKE

Know all Men by these Presents

That RICHARD E. BATTEIGER and CHERYL L. BATTEIGER, husband and wife

of Muskingum County, State of Ohio, for valuable consideration paid, grant  
with general warranty covenants, to DOROTHY M. TERRILL

whose tax mailing address is 349 Pleasant Grove Road  
Zanesville, Ohio 43701

the following real property:

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

Being a part of Quarter Township Three, Township One, Range Seven, United States  
Military Lands, Washington Township, Muskingum County, Ohio and being further  
described as follows:

Commencing at a point marked by an existing iron pin (axle) at the Northeast corner  
of Lot number 38 of Bateman Addition as recorded in plat book five, page 74 of the  
Muskingum County Plat Records; thence North 06 degrees 49 minutes 30 seconds East  
40.00 feet to a point in the center of State Route 40; thence South 83 degrees  
10 minutes 30 seconds East 58.48 feet to a point in the center of State Route 40;  
thence with a curve to the left having a radius of 1432.69 feet (a chord bearing  
North 88 degrees 39 minutes 30 seconds East 407.05) an arc distance of 408.43 feet;  
to a point in the said center of State Route 40; thence North 80 degrees 29 minutes  
30 seconds East 21.63 feet to a point in the said center of State Route 40  
(station 43+98.61); thence North 06 degrees 12 minutes 55 seconds East 35.38 feet  
to a point marked by an existing iron pin (1 inch rod) on the North line of said  
State Route 40, said point being the place of beginning of this tract; thence  
South 81 degrees 27 minutes 52 seconds West 58.82 feet along the North line of  
State Route 40 to a point marked by an existing iron pin (axle); thence North 02  
degrees 59 minutes 39 seconds East 128.70 feet to a point marked by an existing  
iron pin (½ inch rod); thence North 83 degrees 57 minutes 58 seconds East 65.60  
feet to a point marked by an existing iron pin (1½ inch pipe); thence South 06  
degrees 12 minutes 55 seconds West 127.43 feet to the place of beginning.

Containing 0.179 more or less acres.

This description prepared by W. J. Biedenbach, Registered Surveyor #5718, on the  
26th day of May, 1982.

FORMERLY DESCRIBED AS:

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

Being a tract of land containing 0.18 of an acre, situated on the north side of  
"new" U.S. Route 40 (East Pike), and in the Third Quarter of Township 1 and Range  
7 of Washington Township, which is bounded and described as follows:

Beginning at an iron pin at the northwest corner of a 0.60 of an acre tract  
formerly owned by Harry V. Allen, et ux, by deed recorded in Deed Book 220, page  
161 of said county records, the same said corner now being the northwest corner of  
the present owner, namely, Clarence R. Northrup, et ux, and recorded in Deed Book  
471, page 659; thence North 84°58' East, along the north line of the 0.60 acre  
tract for a distance of 142.3 feet to an iron pin at the northwest corner of the  
0.18 of an acre herein conveyed; thence South 3°45' West, along the west line of  
this conveyance for a distance of 128.70 feet to an iron pin in the approximate  
center of the brick paved driveway and on the north property line of U.S. Route 40  
(which point is North 3°45' East a distance of 37.2 feet from Station 43 + 38.4 in  
the center line of said highway); thence north 82°22' East along the north property  
line of said highway for a distance of 58.86 feet to an iron pin at the southeast  
corner of this conveyance, and is also the southeast corner of the aforementioned  
0.60 of an acre (which point is North 7°24' East a distance of 35.79 feet from  
Station 43 + 97 in the center line of said highway); thence North 7°24' East

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OK WFD  
3-14-86

OK

Russell Clayton  
Vol. 617 Pg. 92

Clarence R. Northrup  
Vol. 471 Pg. 659

Richard E. & Cheryl L.  
Batterger  
Vol. 790 Pg. 269  
0179: Acs

• Existing Iron Pins

Bearings are based on previous survey of 2.439: Ac. on the West side of Clarence R. Northrup tract.

71-70-58-01-15  
Parcel #

Centerline St. Rt. 40  
Chord: N 88° 39' 30" E. 407.05'  
Rad. 1432.69' Arc 408.43'

being a part of Quarter Township 3, Township 1, Range 7,  
United States Military Lands, Washington Township,  
Muskingum County, Ohio.

I hereby certify the above plat and survey to be correct as prepared by me, this 26th day of May 1982.

W. J. BIEDENBACH & ASSOC.  
RIG. SURV. COR. #5718

W. J. BIEDENBACH & ASSOC.  
Surveying & Mapping  
3120 Lisa Ln. Zanesville, Ohio 43701  
(614) 453-4850

|                     |                       |
|---------------------|-----------------------|
| Drawn by: <i>LD</i> | Date: 5-27-82         |
| Scale: 1"=30'       | Checked by: <i>LD</i> |
| Job No: 1012-5-82   | R. Batterger          |

the present owner, namely, Clarence R. Northrup, et al, and recorded in Deed Book 471, page 659; thence North 84°58' East, along the north line of the 0.60 acre tract for a distance of 142.3 feet to an iron pin at the northwest corner of the 0.18 of an acre herein conveyed; thence South 3°45' West, along the west line of this conveyance for a distance of 128.70 feet to an iron pin in the approximate center of the brick paved driveway and on the north property line of U.S. Route 40 (which point is North 3°45' East a distance of 37.2 feet from Station 43 + 38.4 in the center line of said highway); thence north 82°22' East along the north property line of said highway for a distance of 58.86 feet to an iron pin at the southeast corner of this conveyance, and is also the southeast corner of the aforementioned 0.60 of an acre (which point is North 7°24' East a distance of 35.79 feet from Station 43 + 97 in the center line of said highway); thence North 7°24' East