

Wm. J. Biederbach

W. J. BIEDENBACH AND ASSOCIATES, SURVEYING AND MAPPING
3120 LISA LANE, ZANESVILLE, OHIO 43701 (614) 453-4850

DESCRIPTION FOR CONVEYANCE

L. & R. ENTERPRISES

VOLUME 1012, PAGE 250

PARCEL NUMBER 80-82-06-01-24-000	0.114 MORE OR LESS ACRES ✓
80-82-06-01-25-000	0.114 MORE OR LESS ACRES
80-82-06-01-26-000	0.096 MORE OR LESS ACRES
80-82-06-01-34-000	0.044 MORE OR LESS ACRES ✓

BEING PART OF LOTS NUMBER 3, 4, 19 AND 20 OF WELLER
SUBDIVISION AS RECORDED IN PLAT BOOK 5, PAGE 70 OF THE
MUSKINGUM COUNTY PLAT RECORDS, SITUATED IN THE CITY OF
ZANESVILLE, COUNTY OF MUSKINGUM, STATE OF OHIO AND BEING
FURTHER DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN SET ON THE NORTH LINE OF LOT NUMBER
3 ON THE EASTERN RIGHT OF WAY LINE OF STATE ROUTE 22
(MAYSVILLE PIKE) SAID IRON PIN BEING SOUTH 25 DEGREES 38
MINUTES 00 SECONDS WEST 43.00 FEET FROM AN EXISTING IRON PIN
(5/8 INCH REBAR) ON THE NORTH LINE OF LOT NUMBER 2 AT SAID
RIGHT OF WAY LINE; THENCE LEAVING SAID RIGHT OF WAY LINE AND
ALONG THE NORTH LINE OF LOT 3, THRU A 15 FOOT ALLEY, THRU LOT
NUMBER 19 AND INTO LOT NUMBER 20, SOUTH 64 DEGREES 28 MINUTES
40 SECONDS EAST 196.78 FEET TO AN IRON PIN SET; THENCE SOUTH
26 DEGREES 09 MINUTES 40 SECONDS WEST 107.22 FEET TO AN IRON
PIN SET; THENCE NORTH 63 DEGREES 50 MINUTES 20 SECONDS WEST
18.00 FEET TO AN IRON PIN SET ON THE WEST LINE OF LOT NUMBER
20, THE EAST LINE OF LOT NUMBER 19 AND THE EAST LINE OF A
TRACT CONVEYED TO GOLDEN ARCHES REALTY COMPANY AS RECORDED IN
DEED BOOK VOLUME 685, PAGE 280 OF THE SAID COUNTY DEED
RECORDS; THENCE ALONG THE SAID LINE NORTH 26 DEGREES 09
MINUTES 40 SECONDS EAST 20.69 FEET TO A P-K NAIL SET AT THE
NORTHEAST CORNER OF SAID GOLDEN ARCHES TRACT; THENCE ALONG
THE NORTH LINE OF SAID TRACT, THRU LOT NUMBER 19, THRU A 15
FOOT ALLEY AND ALONG THE SOUTH LINE OF LOT NUMBER 4 NORTH 64
DEGREES 28 MINUTES 40 SECONDS WEST, PASSING AN IRON PIN SET
AT 175.98 FEET, A TOTAL DISTANCE OF 177.98 FEET TO A POINT ON
THE EASTERN RIGHT OF WAY LINE OF THE AFORE SAID STATE ROUTE
22; THENCE ALONG THE SAID RIGHT OF WAY LINE NORTH 25 DEGREES
38 MINUTES 00 SECONDS EAST 86.32 FEET TO THE PLACE OF
BEGINNING.

CONTAINING 0.398 MORE OR LESS ACRES, SUBJECT TO ALL
APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH BY 30 INCH REBAR WITH PLASTIC
I.D. CAPS.

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BEARINGS ARE BASED ON THE PLAT BEARING OF NORTH 25 DEGREES 38 MINUTES 00 SECONDS EAST ALONG THE CENTER OF STATE ROUTE 22 AS RECORDED IN PLAT BOOK 13, PAGE 3 OF THE MUSKINGUM COUNTY PLAT RECORDS.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 10TH DAY OF MARCH 1992, FROM AN ACTUAL FIELD SURVEY COMPLETED ON THE 3RD DAY OF MARCH 1992.

**OFFICE COPY
NOT RECORDABLE**
MICHAEL D. NICHOLS
REGISTERED SURVEYOR 6923



D3434A-4 L. & R. ENTERPRISES

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY J. Y. Hambl
6-15-92

P. O. & D. Railroad

Being part of Lots #3, 4, 19 and 20 of
Weller Subdivision, in the City of
Zanesville, County of Muskingum, State
of Ohio

LEGEND

- Existing Iron Pin ($\frac{3}{8}$ " rebar)
- △ P-K Nail Set
- Iron Pin Set ($\frac{3}{8}$ " x 30" rebar w/ plastic id. cap)
- ③ Lot Number
- Chain-Link Fence
- Light Pole

Scale: 1" = 20'
0 10 20 40

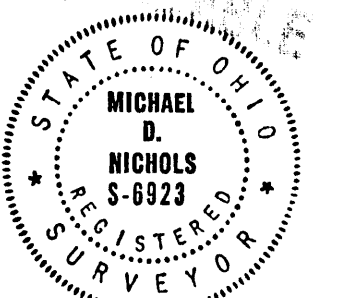
AUDITORS PARCEL NUMBERS:

80-82-06-01-24-000 (all)
80-82-06-01-25-000 (all)
80-82-06-01-26-000 (part)
80-82-06-01-34-000 (part)

BEARINGS ARE BASED ON THE PLAT BEARING
OF N.25°38'E. ALONG THE CENTERLINE OF
S.R. 22 AS RECORDED IN PLAT BOOK 13,
PAGE 3 OF THE MUSKINGUM COUNTY PLAT
RECORDS.

I HEREBY CERTIFY TO LAWYERS TITLE INSURANCE
COMPANY AND McDONALD'S CORPORATION THAT THIS
PLAN HAS BEEN COMPILED FROM A SURVEY ACTUALLY
MADE ON THE GROUND UNDER MY SUPERVISION ON THE
3rd DAY OF MARCH 1992, AND THAT IT IS CORRECT
AND COMPLIES WITH THE REQUIREMENTS PROVIDED BY
MCDONALD'S CORPORATION, THAT THE SUBJECT
PREMISES IS CONTIGUOUS TO THE ADJACENT
PROPERTY OWNED or leased BY McDONALD'S
CORPORATION AS SHOWN ON THE PLAN.

Michael D. Nichols
Reg. Surveyor #5923
March 11, 1992
Date



Weller Subdivision
P.B. 5, Pg. 70

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY 147 Nambel
6/15/92

W. J. BIEDENBACH & ASSOC.
SURVEYING & MAPPING
ZANESVILLE, OHIO
(614) 433-4850

Drawn by: SDD Date: 3-10-92

Scale: 1" = 20' Checked by:

Job N°: 3434 McDonald's