

659 DRYDEN RD

# W. J. Biedenbach & Associates

3120 Lisa Lane  
Zanesville, OH 43701

Surveying and Mapping

Telephone (740) 453-4850  
Fax (740) 450-1000  
e-mail [biedenbach@ee.net](mailto:biedenbach@ee.net)

ROBERT & DOROTHY McCONNELL  
VOLUME 921, PAGE 139  
AUDITORS PARCEL NUMBERS 80-~~8286~~-03-11-000 (ALL)

83-03

BEING A PART OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 16, RANGE 14, IN THE CITY OF ZANESVILLE (FORMERLY SPRINGFIELD TOWNSHIP), MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBE AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 6 OF D. G. THOMAS SUBDIVISION AS RECORDED IN PLAT BOOK 3, PAGE 59 OF THE MUSKINGUM COUNTY PLAT RECORDS;

*EAST* ~~THENCE WITH THE~~ WESTERLY LINE OF DRYDEN ROAD (FORMERLY LUCK AVENUE) NORTH 38 DEGREES 28 MINUTES 55 SECONDS 229.00 FEET TO A POINT AT THE NORTHEASTERLY CORNER OF A 0.311 ACRE TRACT CONVEYED TO AGAPE FELLOWSHIP FULL GOSPEL CHURCH BY DEED RECORDED IN VOLUME 981, PAGE 130 (PARCEL 1) OF THE MUSKINGUM COUNTY DEED RECORDS;

THENCE LEAVING THE SAID ROAD AND WITH THE NORTHERLY LINE OF THE SAID 0.311 ACRE TRACT, NORTH 51 DEGREES 27 MINUTES 44 SECONDS WEST 165.40 FEET TO AN IRON PIN SET,.

THENCE WITH THE WEST LINE OF TRACTS CONVEYED TO AGAPE FELLOWSHIP FULL GOSPEL CHURCH BY DEED RECORDED IN VOLUME 981, PAGE 130 AND VOLUME 981, PAGE 138 OF THE SAID COUNTY RECORDS, NORTH 38 DEGREES 28 MINUTES 55 SECONDS EAST 60.11 FEET TO AN IRON PIN SET;

THENCE WITH THE NORTH LINE OF THE SAID CHURCH TRACT SOUTH 52 DEGREES 40 MINUTES 28 SECONDS EAST 46.95 FEET TO AN EXISTING IRON PIN (1/2 INCH PIPE);

THENCE WITH THE WEST LINE OF TRACTS CONVEYED TO A. VINCENT (VOLUME 871, PAGE 283) AND L. AND G. WILSON (VOLUME 829, PAGE 23), NORTH 38 DEGREES 29 MINUTES 50 SECONDS EAST 77.08 FEET TO AN IRON PIN SET;

THENCE WITH THE SOUTH LINE OF A TRACT CONVEYED TO L. AND D. CLARKE BY DEED RECORDED IN VOLUME 1096, PAGE 271 OF THE SAID COUNTY RECORDS, NORTH 55 DEGREES 51 MINUTES 45 SECONDS WEST 40.69 FEET TO AN IRON PIN SET;

THENCE WITH THE WEST LINE OF THE SAID CLARKE TRACT, NORTH 39 DEGREES 48 MINUTES 16 SECONDS EAST 40.00 FEET TO AN IRON PIN SET, SAID POINT BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE CONTINUING NORTH 39 DEGREES 48 MINUTES 16 SECONDS EAST 38.46 FEET TO AN IRON PIN SET;

THENCE WITH THE SOUTH LINE OF A TRACT CONVEYED TO LEO CORNELL BY DEED RECORDED IN VOLUME 750, PAGE 80 OF THE SAID COUNTY RECORDS, SOUTH 59 DEGREES 35 MINUTES 49 SECONDS EAST 160.46 FEET TO A POINT ON THE WEST LINE OF DRYDEN ROAD, PASSING AN IRON PIN SET AT 155.46 FEET;

THENCE WITH THE WEST LINE OF SAID ROAD, SOUTH 38 DEGREES 49 MINUTES 16 SECONDS WEST 48.00 FEET TO A POINT;

THENCE WITH THE NORTH LINE OF THE SAID CLARKE TRACT, NORTH 56 DEGREES 10 MINUTES 44 SECONDS WEST 160.00 FEET TO A POINT, PASSING AN IRON PIN SET AT 5.00 FEET; *TO THE PLACE OF BEGINNING,*

CONTAINING 0.158 MORE OR LESS ACRES, SUBJECT TO ALL APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS5718-PS6923).

THE BEARINGS ARE BASED ON THE WEST LINE OF THE PREVIOUS SURVEY OF 0.161 MORE OR LESS ACRES CONVEYED TO S. SHARROCK AS RECORDED IN VOLUME 990, PAGE 43 OF THE MUSKINGUM COUNTY DEED RECORDS.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 23<sup>rd</sup> DAY OF MARCH, 1998.

W. J. BIEDENBACH  
REGISTERED SURVEYOR 5718

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER  
BY *[Signature]*

4-15-98



# SURVEY FOR ROBERT McCONNELL

AUDITORS PARCEL NUMBER  
80-82-38-03-01-000 (ALL)

BEING A PART OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 16,  
RANGE 14, IN THE CITY OF ZANESVILLE (FORMERLY SPRINGFIELD TOWNSHIP),  
MUSKINGUM COUNTY, OHIO

BEARINGS ARE BASED ON THE WEST LINE OF THE PREVIOUS SURVEY OF 0.161 ± ACRES  
CONVEYED TO S. SHARROCK AS RECORDED IN VOLUME 990, PAGE 43 OF THE  
MUSKINGUM COUNTY DEED RECORDS.

DAVIS SUBDIVISION

HEDGEWOOD  
AVENUE

CITY OF ZANESVILLE  
VOL. 475, PG. 422

K. HUNT  
VOL. 795, PG. 108

ROBERT & DORTHY McCONNELL  
VOL. 921, PG. 139

## RESEARCH:

VOL. 750, PG. 80  
VOL. 921, PG. 139  
VOL. 981, PG. 131  
VOL. 813, PG. 352  
VOL. 795, PG. 109  
VOL. 829, PG. 23  
MUSKINGUM CO. TAX MAP

SCALE 1"=60'

J. & J. JONES  
VOL. 813, PG. 352

CHAPS RUN

N.39°48'16"E. 38.46'  
P.O.B.  
N.55°51'45"W. 40.69'  
N.39°48'16"E. 40.00'  
N.56°10'44"W. 160.00'  
S.59°35'49"E. 160.46'  
L. CORNELL  
VOL. 750, PG. 80  
R. & D. McCONNELL  
VOL. 921, PG. 139  
0.158 ± ACRES  
155.46'  
5.00'  
5.00'  
S.38°49'16"W. 48.00'

N.38°29'50"E. 77.08'  
L. & D. CLARKE  
VOL. 1096, PG. 271  
L. & G. WILSON  
VOL. 829, PG. 23  
A. VINCENT  
VOL. 871, PG. 283

N.38°28'55"E. 60.11'  
S.52°40'28"E. 46.95'  
AGAPE FELLOWSHIP FULL GOSPEL CHURCH  
VOL. 981, PG. 130 (PARCEL 1)  
N.51°27'44"W. 165.40'  
AGAPE FELLOWSHIP FULL GOSPEL CHURCH  
VOL. 981, PG. 130 (PARCEL 2)  
AGAPE FELLOWSHIP FULL GOSPEL CHURCH  
VOL. 981, PG. 138  
AGAPE FELLOWSHIP FULL GOSPEL CHURCH  
VOL. 981, PG. 136  
AGAPE FELLOWSHIP FULL GOSPEL CHURCH  
VOL. 981, PG. 136  
NORTHEAST CORNER OF LOT 6  
OF D. G. THOMAS SUBDIVISION  
(PLAT BOOK 3, PAGE 59)

DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY *ALL*  
4-15-98

## LEGEND

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

W.J. BIEDENBACH & ASSOC.  
SURVEYING & MAPPING  
ZANESVILLE, OHIO  
(614) 453-4850

DRAWN BY: AJS	DATE: 03-23-98
SCALE: 1"=60'	CHECKED BY: WJB
JOB NO: 4264	DRAWING NO: D:\4264\4264A

I HEREBY CERTIFY TO THE BEST OF MY  
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND  
SURVEY TO BE CORRECT AS PREPARED BY ME,  
THIS 23rd DAY OF MARCH, 1998.

W.J. BIEDENBACH  
REGISTERED SURVEYOR #5718

OFFICE COPY  
NOT RECORDABLE