

PARCEL # 06-44-03-28-002

OFFICE COPY
NOT RECORDABLE

Description of Parcel

Situated in the State of Ohio, County of Muskingum, Township of Blue Rock, being part of the southeast quarter of Section 20, Range 12 West, Township 12 North, of "The Congress Lands East of Scioto River", and being bounded and described as follows:

Commencing for Reference at an iron pin set at the southeast corner of Section 20;

thence, with the south line of Section 20, South $88^{\circ}31'29''$ West a distance of 714.03 feet to an iron pin set at the southeast corner of a 16.26 acres tract as conveyed to Maxine Brock by Deed Volume 712, Page 48 of the Muskingum County Recorder's Office;

thence, leaving the section line and running with the east and north lines of said Brock property, the following two courses:

- (1) North $20^{\circ}57'12''$ West a distance of 407.22 feet to an iron pin set;
- (2) thence North $82^{\circ}13'59''$ West a distance of 1,069.41 feet to a point in the centerline of County Road No. 466, passing through an iron pin set at a distance of plus 1,049.88 feet, said point in the centerline of County Road No. 466 being THE TRUE POINT OF BEGINNING for this description;

thence, from said Point of Beginning leaving the road, North $82^{\circ}13'59''$ West a distance of 144.99 feet to an iron pin set at the northwest corner of said Brock property at an angle point in the west line of lot 3 of a plat recorded in Deed Volume 680, Page 296 of the Muskingum County Recorder's Office;

thence, with the west line of lots 3, 2, and 1, North $40^{\circ}17'32''$ East a distance of 382.80 feet to an iron pin set, passing over the northeast corner of said Lot 3 at a distance of plus 29.22 feet;

thence, with the east line of three unrecorded lots, the following two courses:

- (1) North $23^{\circ}47'32''$ East a distance of 151.80 feet to an iron pin set;
- (2) thence North $16^{\circ}32'33''$ East a distance of 110.52 feet to a point;

thence North $46^{\circ}27'26''$ East a distance of 25.89 feet to a point in the centerline of County Road No. 466;

thence, with the centerline of County Road No. 466, the following fourteen courses:

- (1) South $07^{\circ}36'30''$ East a distance of 39.29 feet to a point;

- (2) thence South 25°24'11" East a distance of 31.41 feet to a point;
- (3) thence South 46°17'40" East a distance of 33.33 feet to a point;
- (4) thence South 56°08'22" East a distance of 88.87 feet to a point at the northwest corner of said 1.398 acres tract conveyed to The New Gaysport Cemetery Trustees by Deed Volume 522, Page 1152 of the Muskingum County Recorder's Office;
- (5) thence South 28°15'00" East a distance of 96.00 feet to a point;
- (6) thence South 27°00'00" West a distance of 90.00 feet to a point;
- (7) thence South 69°00'00" West a distance of 120.00 feet to a point at the southeast corner of said 1.398 acres tract;
- (8) thence South 75°00'54" West a distance of 73.84 feet to a point;
- (9) thence South 66°46'43" West a distance of 74.73 feet to a point;
- (10) thence South 49°03'51" West a distance of 43.06 feet to a point;
- (11) thence South 38°02'38" West a distance of 29.60 feet to a point;
- (12) thence South 24°37'06" West a distance of 59.59 feet to a point;
- (13) thence South 09°40'11" West a distance of 32.51 feet to a point;
- (14) thence South 04°50'48" West a distance of 40.49 feet to the Point of Beginning;

containing 1.906 acres, more or less.

Subject to all legal right-of-ways, easements, restrictions, reservations, and zoning regulations of record.

All iron pins set are 1/2" rebar with yellow caps labeled "Claus 6456".

The bearings in this description are based on the south line of a 0.460 acres tract as conveyed to Paul Stall being North 86°25'02" West as shown on a plat recorded in Deed Volume 959, Page 157 of the Muskingum County Recorder's Office.

The above description prepared by Roger W. Claus, Registered Surveyor No. 6456, based on a new survey of May 1988.

Prior Deed: Deed Volume _____, Page _____

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY J. Z. Nambh
5-23-88

OFFICE COPY
NOT RECORDABLE

SURVEY PLAT FOR BRUNER LAND CO.

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY J. J. Namell
5-23-88

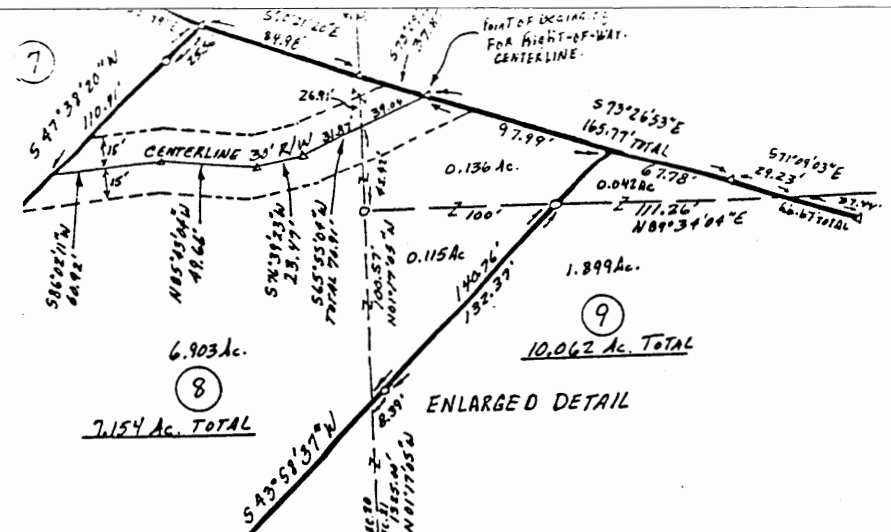
NORTH

REDUCED PLAT
NOT TO SCALE

BEARINGS BASED ON SOUTH
LINE OF 0.460 ACRES TRACT
BEING N 86°25'02"W AS
SHOWN ON PLAT RECORDED
IN DV. 159 PG. 157.

PARCEL NO. 06-06-50-21-25
C.H. STONE
40 AC.
DV. 630 PG. 91

DUT OF
PARCEL NO. 06-06-50-21-26-000



LINE	BEARING	DISTANCE
A	S 72°47'25"E	159.69'
B	N 69°00'00"E	120.00'
C	N 27°40'00"E	90.00'
D	N 28°16'00"W	96.00'
E	S 81°20'48"E	291.00'
F	S 31°59'10"W	290.00'
G	S 85°30'00"W	118.00'
H	N 55°30'00"W	166.00'
I	S 24°13'49"E	231.00'
J	S 27°48'54"E	104.94'
K	N 04°50'48"E	40.49'
L	N 09°40'11"E	32.51'
M	N 24°37'06"E	54.59'
N	N 38°03'38"E	29.60'
O	N 49°03'51"E	43.06'
P	N 66°46'43"E	74.73'
Q	N 75°00'54"E	73.84'
R	N 56°01'22"W	88.87'
S	N 46°17'40"W	33.33'
T	N 25°24'11"W	31.41'
U	N 07°36'30"W	39.29'
V	S 46°27'26"W	25.89'
W	N 16°32'33"E	110.52'

SITUATED IN THE STATE OF OHIO, COUNTY
OF MUSKINGUM, TOWNSHIP OF BLUE
ROCK, BEING IN SECTIONS 20 AND 21,
RANGE 12 WEST, TOWNSHIP 12 NORTH,
OF "THE CONGRESS LANDS EAST OF
SCIOTO RIVER".

- = IRON PIN SET WITH YELLOW CAP,
LABELED "CLAUS 6456".
- = IRON PIN FOUND.
- ⊙ = IRON PIN FOUND LABELED "C.R. HARKNES
RS 6885".
- ⊗ = IRON PIN FOUND LABELED "W.J. BIEDENBACH
5719".
- ⊛ = REFERENCE TREE.
- Δ = SURVEY ANGLE POINT IN ROADS.

SURVEYOR'S CERTIFICATION

I hereby certify that this plat is true
and correct to the best of my knowledge
and that it was prepared from an actual
field survey of the premises.

Date May 5, 1988 W. Claus
W. Claus, P.S. 6456
Box 183A
Lewisville, Ohio 43754
(614) 567-3168

