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Description of Parcel 6

Situated in the State of Ohio, County of Muskingum, Township of Blue Rock, being in the northeast quarter of Section 21, 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 a marked stone found at the center of Section 21 (Note: Reference bearing on the east line of the northwest quarter of Section 21 used as North 02°54'22" West);

thence, with the east line of said northwest quarter, North 02°54'22" West a distance of 198.00 feet to an iron pin found capped "Biedenbach P.S. 5718 P.S. 6923" at the northwest corner of a 14 acres tract as conveyed to F. Tysinger by Deed Volume 536, Page 767 of the Muskingum County Recorder's Office;

thence, with the north line of said Tysinger property, North 65°14'58" East a distance of 511.34 feet to an iron pin set, being THE TRUE POINT OF BEGINNING for this description;

thence, from said Point of Beginning leaving the property line, North 14°46'08" West a distance of 2,308.86 feet to another Biedenbach iron pin found at the northeast corner of the northwest quarter of Section 21, passing over the centerline of County Road No. 226 at a distance of plus 418.46 feet and passing through five iron pins set at distances of plus 288.46 feet, plus 388.46 feet, plus 438.46 feet, plus 538.46 feet, and plus 738.46 feet, respectively;

thence, with the section line, North 86°48'59" East a distance of 625.00 feet to another Biedenbach iron pin found at the northeast corner of the grantor's property, passing through another Biedenbach iron pin found at a distance of plus 391.38 feet;

thence, leaving the section corner with the grantor's east property line, South 02°54'22" East a distance of 2,202.30 feet to another Biedenbach iron pin found in the north line of the aforementioned Tysinger 14 acres tract, passing over the centerline of County Road No. 226 at a distance of plus 1,788.51 feet, passing through an iron pin set at a distance of plus 1,818.51 feet, and passing through three Biedenbach iron pins found at distances of plus 852.56 feet, plus 1,207.62 feet, and plus 1,759.51 feet, respectively;

thence, with the north line of said Tysinger property, South 65°14'58" West a distance of plus 162.00 feet to the Point of Beginning;

containing 20.028 acres, more or less.

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Page 2 of 2  
Description of Parcel 6

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

Subject to a 30.00 feet wide easement being reserved unto the grantor, his heirs, and/or assigns, forever. Said easement is for the purposes of running utilities to other parcels of land on or near County Road No. 226. The south line of said easement being the centerline of County Road No. 226. Containing 0.223 acres, more or less, of easement.

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

The bearings in this description are for angle calculations only and are based on the north line of Section 16 being North 86°48'59" East as shown on a survey by R.M. Roberts, Registered Surveyor No. 5803, dated July 6, 1973.

The above description prepared by Ross W. Deane, Registered Surveyor No. 6456, based on a new survey of August 18, 1989.

Prior Deed: Deed Volume \_\_\_\_\_, Page \_\_\_\_\_.

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY *R. L. Nambh*  
9-5-89

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ADDRESS N/A

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

DESCRIPTION FOR CONVEYANCE

PT. 05 - PARCEL NUMBER 06-06-50-21-07-004 (1.912 MORE OR LESS ACRES) ✓  
PARCEL NUMBER 06-06-50-21-07-003 (1.925 MORE OR LESS ACRES)  
PARCEL NUMBER 06-06-50-21-07-005 (2.434 MORE OR LESS ACRES)

BEING A PART OF THE NORTH HALF OF SECTION 21, TOWNSHIP 12, RANGE 12, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, BLUE ROCK TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING STONE AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF SECTION 21; THENCE ALONG THE WEST LINE OF SAID QUARTER NORTH 02 DEGREES 54 MINUTES 22 SECONDS WEST 198.00 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR), SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED; THENCE LEAVING SAID QUARTER LINE AND WITH THE EASTERN LINE OF A TRACT CONVEYED TO A. MC BETH AS RECORDED IN DEED VOLUME 1062, PAGE 298 OF THE MUSKINGUM COUNTY DEED RECORDS NORTH 11 DEGREES 19 MINUTES 49 SECONDS WEST 361.78 FEET TO A POINT IN THE CENTER OF COUNTY ROAD NUMBER 226 (BUTTERMILK ROAD), SAID POINT BEING SOUTH 31 DEGREES 09 MINUTES 37 SECONDS EAST 30.00 FEET FROM AN EXISTING IRON PIN (1 1/4 INCH PIPE); THENCE LEAVING SAID MC BETH TRACT AND WITH THE CENTER OF SAID COUNTY ROAD THE NEXT FIVE COURSES AND DISTANCES:

- 1) NORTH 59 DEGREES 10 MINUTES 40 SECONDS EAST 258.00 FEET TO A POINT,
  - 2) NORTH 57 DEGREES 32 MINUTES 31 SECONDS EAST 245.57 FEET TO A POINT,
  - 3) NORTH 67 DEGREES 21 MINUTES 21 SECONDS EAST 63.67 FEET TO A POINT,
  - 4) NORTH 70 DEGREES 10 MINUTES 30 SECONDS EAST 73.81 FEET TO A POINT,
  - 5) NORTH 75 DEGREES 34 MINUTES 52 SECONDS EAST 108.02 FEET TO A POINT;
- THENCE LEAVING SAID ROAD AND WITH THE WEST LINE OF A TRACT CONVEYED TO F. TYSINGER RECORDED IN DEED VOLUME 536, PAGE 767 OF THE SAID COUNTY RECORDS SOUTH 02 DEGREES 54 MINUTES 22 SECONDS EAST, PASSING AN EXISTING IRON PIN (5/8 INCH REBAR) AT 30.00 FEET, A TOTAL DISTANCE OF 413.79 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR); THENCE SOUTH 65 DEGREES 14 MINUTES 58 SECONDS WEST 673.34 FEET TO THE PLACE OF BEGINNING.

CONTAINING 6.271 MORE OR LESS ACRES, SUBJECT TO ALL LEGAL ROAD RIGHT-OF-WAY OF COUNTY ROAD 226 (BUTTERMILK ROAD) AND ALL OTHER APPLICABLE EASEMENTS.

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF THE NORTH LINE OF SECTION 16 AS PERFORMED BY R. M. ROBERTS AND DATED JULY 6, 1973.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 5TH DAY OF OCTOBER 1992.

-----  
W. J. BIEDENBACH  
REGISTERED SURVEYOR #5718

D35293-5 B. DAVENPORT

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY JL Nambel  
10-8-92

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DESCRIPTION FOR CONVEYANCE

*Pt. 65* PARCEL NUMBER 06-06-50-21-07-004 (18.116 MORE OR LESS ACRES)

BEING A PART OF THE NORTHEAST QUARTER OF SECTION 21 TOWNSHIP 12, RANGE 12, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, BLUE ROCK TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING STONE AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF SECTION 21; THENCE ALONG THE WEST LINE OF SAID QUARTER NORTH 02 DEGREES 54 MINUTES 22 SECONDS WEST 198.00 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR); THENCE LEAVING SAID QUARTER LINE AND WITH THE EASTERN LINE OF A TRACT CONVEYED TO A. MC BETH AS RECORDED IN DEED VOLUME 1062, PAGE 298 OF THE MUSKINGUM COUNTY DEED RECORDS NORTH 11 DEGREES 19 MINUTES 49 SECONDS WEST 361.78 FEET TO A POINT IN THE CENTER OF COUNTY ROAD 226 (BUTTERMILK ROAD), SAID POINT BEING SOUTH 31 DEGREES 09 MINUTES 37 SECONDS EAST 30.00 FEET FROM AN EXISTING IRON PIN (1 1/4 INCH PIPE); THENCE LEAVING SAID MC BETH TRACT AND WITH THE CENTER OF SAID COUNTY ROAD THE NEXT TWO COURSES AND DISTANCES:

1) NORTH 59 DEGREES 10 MINUTES 40 SECONDS EAST 258.00 FEET TO A POINT,  
2) NORTH 57 DEGREES 32 MINUTES 31 SECONDS EAST 245.57 FEET TO A POINT,  
SAID POINT BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED; THENCE LEAVING SAID ROAD NORTH 14 DEGREES 46 MINUTES 08 SECONDS WEST, PASSING AN EXISTING IRON PIN (5/8 INCH REBAR) AT 120.00 FEET, A TOTAL DISTANCE OF 1890.40 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR) AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION; THENCE ALONG THE NORTH LINE OF SAID SECTION 21 NORTH 86 DEGREES 48 MINUTES 59 SECONDS EAST, PASSING AN EXISTING IRON PIN (5/8 INCH REBAR) AT 391.38 FEET, A TOTAL DISTANCE OF 625.00 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR); THENCE LEAVING SAID SECTION LINE AND ALSO THE WEST LINE OF TRACTS CONVEYED TO J. ANDERSON (DEED VOLUME 949, PAGE 79) AND F. TYSINGER (DEED VOLUME 536, PAGE 767) SOUTH 02 DEGREES 54 MINUTES 22 SECONDS EAST, PASSING EXISTING IRON PIN (5/8 INCH REBAR) AT 852.56 FEET, 1207.62 FEET, AND 1759.51 FEET, A TOTAL DISTANCE OF 1788.51 FEET TO A POINT IN THE ABOVE MENTIONED COUNTY ROAD; THENCE LEAVING SAID TYSINGER TRACT AND WITH THE CENTER OF SAID ROAD THE NEXT THREE COURSES AND DISTANCES:

1) SOUTH 75 DEGREES 34 MINUTES 52 SECONDS WEST 108.02 FEET TO A POINT,  
2) SOUTH 70 DEGREES 10 MINUTES 30 SECONDS WEST 73.81 FEET TO A POINT,  
3) SOUTH 67 DEGREES 21 MINUTES 21 SECONDS WEST 63.67 FEET TO THE PLACE OF BEGINNING.

CONTAINING 18.116 MORE OR LESS ACRES, SUBJECT TO ALL LEGAL ROAD RIGHT-OF-WAY OF COUNTY ROAD 226 (BUTTERMILK ROAD) AND ALL OTHER APPLICABLE EASEMENTS.

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF THE NORTH LINE OF SECTION 16 AS PERFORMED BY R. M. ROBERTS AND DATED JULY 6, 1973.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 5TH DAY OF OCTOBER 1992.

W. J. BIEDENBACH  
REGISTERED SURVEYOR #5718

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY J. Y. Mamble  
10-08-92

D3529A-4 B.DAVENPORT

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SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF BLUE ROCK, BEING IN SEC. 21, R-12W, T-12N, OF "THE CONGRESS LANDS EAST OF SCIOTO RIVER".

# SURVEY PLAT FOR BRUNER LAND CO.

REF: PL. 595 PG. 171

SCALE 1" = 400'

BEARINGS ARE BASED ON THE BEARING ON THE NORTH LINE OF SECTION 16 N 86° 48' 59" E AS PER A SURVEY BY R.M. ROBERTS Reg. SUR. # 5803 DATED JULY 6, 1973.



- ⊙ = IRON PIN FOUND CAPPED "BIEDENBACH P.S. 718" P.S. 6923
- = IRON PIN FOUND UNLABELED.
- ⊞ = MARKED STONE FOUND.
- R- = EXISTING PROPERTY LINE.
- = IRON PIN SET CAPPED "CLAUS 6456"
- = LINES OF THIS SURVEY.

### SURVEYOR'S CERTIFICATION

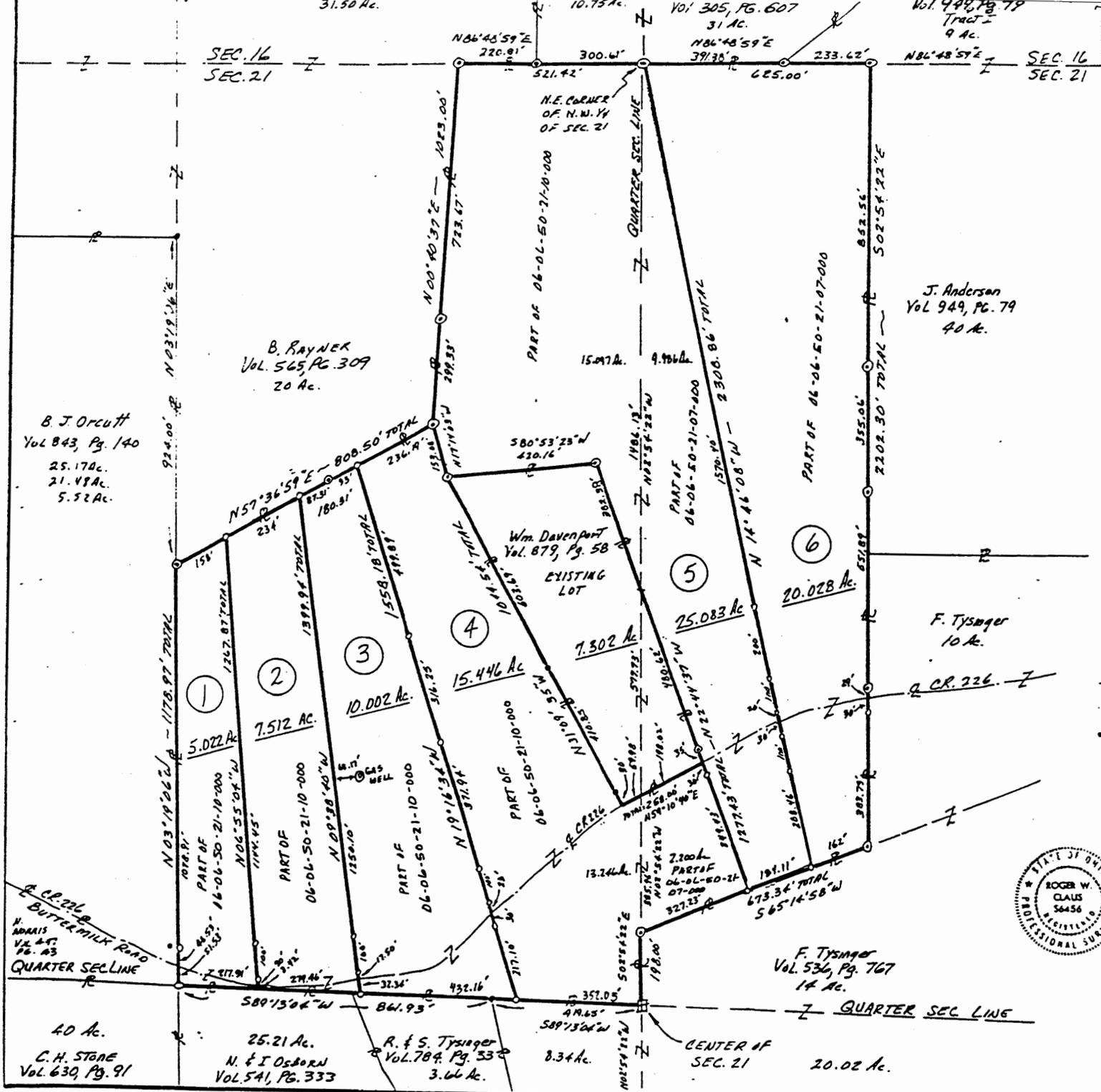
I hereby certify that this plat is true and correct to the best of my knowledge and that it was prepared from an actual field survey of the premises.

August 29, 1989  
Date

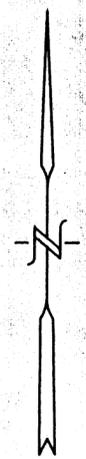
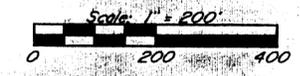
Roger W. Claus, P.S. 6456  
RR # 2, Box 183A  
Lewisville, Ohio 43754  
(614) 567-3168



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ADDRESS N/A



- △ ~ Existing Stone
- ~ Existing Iron Pin (5/8" rebar)

Research

- Vol. 536 Pg. 767
- Vol. 246 Pg. 309
- Vol. 305 Pg. 607
- Vol. 949 Pg. 79
- Vol. 879 Pg. 58
- Vol. 1062 Pg. 298
- Vol. 1028 Pg. 507
- Muskingum County Tax Map

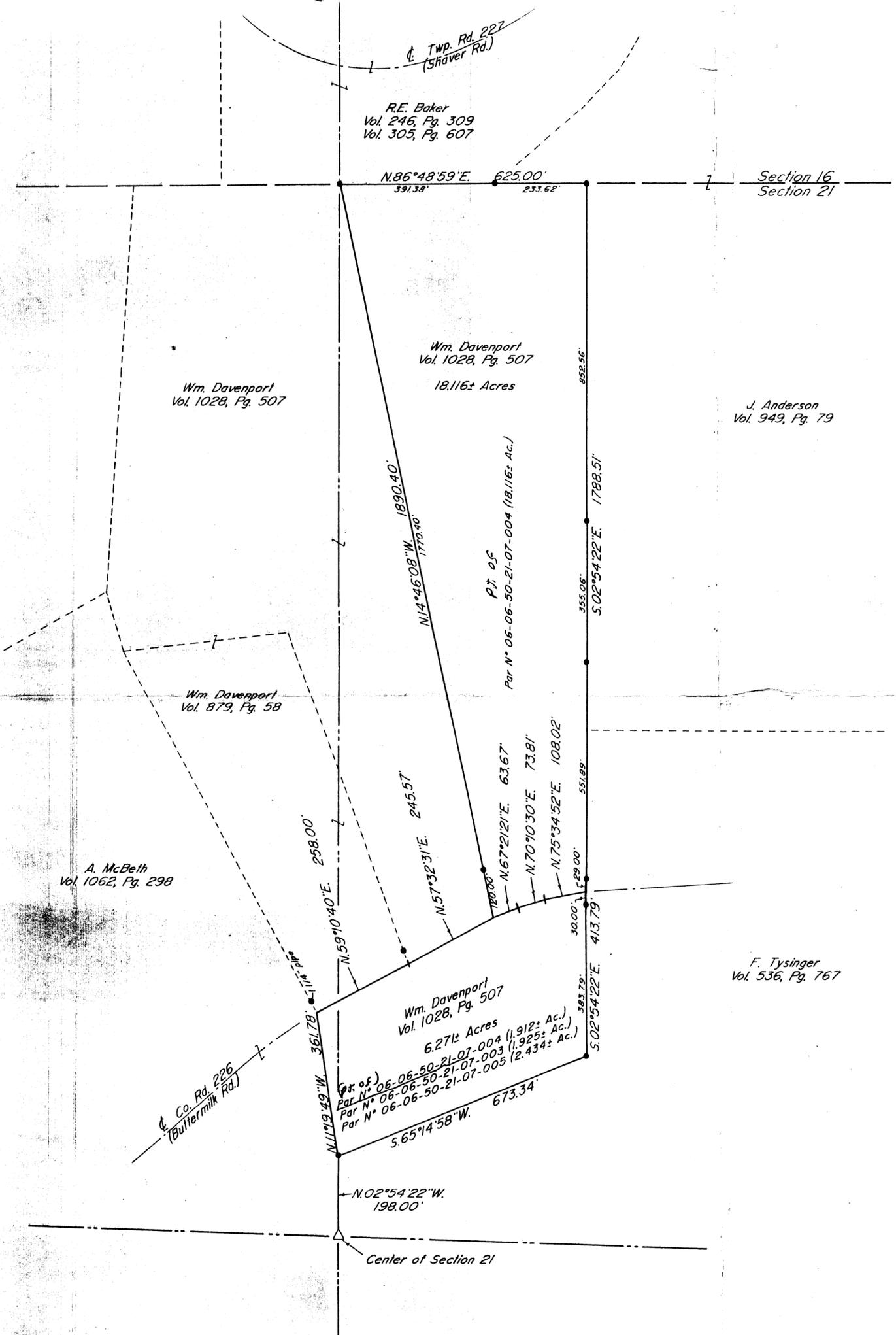
Bearings are based on the previous survey of the North Line of Section 16 as performed by R.M. Roberts and dated July 6, 1973.

Being a part of the North Half of Section 21, Township 12, Range 12, of the Congress Lands East of the Scioto River, Blue Rock Township, Muskingum County, Ohio.

I hereby certify to the best of my knowledge, information, and belief, the above plat and survey to be correct as prepared by me on the 5th day of October 1992.

W.J. Biedenbach  
Reg. Surveyor No. 718

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NOT RECORDABLE**



DESCRIPTION APPROVED FOR AUDITOR'S TRANSFER

BY A. L. Mawell  
10-08-92

|   |                |
|---|----------------|
| W.J. BIEDENBACH & ASSOC.<br>SURVEYING & MAPPING<br>ZANESVILLE, OHIO<br>(614) 453-4850 |                |
| Drawn by: SDD   | Date: 10-05-92 |
| Scale: 1" = 200'  | Checked by: SP |
| Job N°: 3529  | B. Davenport   |