

# Baseline Surveying, Inc.

Land Surveying and Construction Layout

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## TRACT 2

**STEVEN D. OSBORN**  
AUDITOR'S PARCEL NUMBER  
06-60-24-18-000 (PART)

BEING A PART OF TRACT III AS CONVEYED TO STEVEN D. OSBORN IN O.R. VOLUME 2248, PAGE 483 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS. SITUATED IN THE SOUTHEAST QUARTER OF SECTION 24, 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 IRON PIN (5/8 INCH REBAR) AT THE SOUTHEAST CORNER OF SECTION 24;**

**THENCE WITH THE EAST LINE OF THE SAID SECTION (EAST LINE OF BLUE ROCK TOWNSHIP), NORTH 02 DEGREES 09 MINUTES 11 SECONDS EAST 1047.53 FEET TO AN IRON PIN SET;**

**THENCE LEAVING THE SAID SECTION LINE AND TRAVERSING INTO THE ABOVE SAID OSBORN PARCEL, NORTH 82 DEGREES 58 MINUTES 26 SECONDS WEST 430.52 FEET TO AN IRON PIN SET, SAID IRON PIN SET BEING THE PLACE OF BEGINNING FOR THE PARCEL HEREIN INTENDED TO BE DESCRIBED;**

**THENCE CONTINUING THROUGH THE SAID OSBORN PARCEL, THE FOLLOWING TWO COURSES AND DISTANCES:**

1. NORTH 54 DEGREES 42 MINUTES 06 SECONDS WEST 488.70 FEET TO AN IRON PIN SET;
2. NORTH 02 DEGREES 09 MINUTES 16 SECONDS EAST 1117.35 FEET TO A POINT IN THE CENTER OF CUTLER LAKE ROAD (COUNTY ROAD 45), PASSING IRON PINS SET AT 867.35 FEET AND AT 1097.35 FEET;

**THENCE WITH THE CENTER OF THE SAID ROAD THE FOLLOWING TWO COURSES AND DISTANCES:**

1. WITH A CURVE TO THE LEFT HAVING A RADIUS OF 621.41 FEET (CHORD BEARING SOUTH 71 DEGREES 57 MINUTES 06 SECONDS EAST 319.72 FEET, DELTA ANGLE OF 29 DEGREES 48 MINUTES 53 SECONDS) AN ARC DISTANCE OF 323.36 FEET TO A POINT;
2. SOUTH 86 DEGREES 51 MINUTES 32 SECONDS EAST 166.52 FEET TO A POINT;

**THENCE LEAVING THE SAID ROAD AND TRAVERSING INTO THE SAID OSBORN PARCEL THE FOLLOWING TWO COURSES AND DISTANCES:**

1. SOUTH 07 DEGREES 40 MINUTES 15 SECONDS WEST 139.77 FEET TO AN IRON PIN SET, PASSING AN IRON PIN SET AT 19.50 FEET;
2. SOUTH 04 DEGREES 42 MINUTES 04 SECONDS WEST 1156.13 FEET TO THE PLACE OF BEGINNING.