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Civil Engineering and Land Surveying

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**T. & C. FLEMING
AUDITORS PARCEL NUMBER
06-06-70-29-01-000 (PART)**

BEING A PART OF LOT 1 OF A SURVEY BY CHARLES ROBERTS IN MARCH 1834, SITUATED IN THE NORTHEAST QUARTER OF SECTION 29, 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 (1/2 INCH REBAR-CLAU) AT THE NORTHEAST CORNER OF THE SAID NORTHEAST QUARTER;

THENCE WITH NORTH LINE OF SECTION 29, SOUTH 89 DEGREES 04 MINUTES 58 SECONDS WEST 714.03 FEET TO AN IRON PIN SET AT THE SOUTHWEST CORNER OF TRACT 10 OF A SURVEY FOR BRUNER LAND COMPANY (DATED MAY 5, 1988);

THENCE CONTINUING WITH THE SAID SECTION LINE, SOUTH 89 DEGREES 06 MINUTES 17 SECONDS WEST 1174.70 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE **PLACE OF BEGINNING** OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE LEAVING THE SAID SECTION LINE AND TRAVERSING THROUGH A TRACT CONVEYED TO CAROL GOFF (VOLUME , PAGE), SOUTH 27 DEGREES 31 MINUTES 49 SECONDS WEST 701.09 FEET TO A POINT IN COUNTY ROAD 466 (GAYSPORT HILL ROAD), PASSING IRON PINS SET AT 288.80 FEET AND 659.12 FEET;

THENCE WITH THE EASTERLY LINE OF A TRACT CONVEYED TO D. AND C. TYSINGER (DEED VOLUME 1082, PAGE 445 AND VOLUME 441, PAGE 27), NORTH 53 DEGREES 16 MINUTES 19 SECONDS WEST 233.50 FEET TO A POINT;

THENCE WITH THE NORTH LINE OF THE SAID TYSINGER TRACT, SOUTH 88 DEGREES 56 MINUTES 19 SECONDS WEST 40.20 FEET TO AN EXISTING IRON PIN (IN CONCRETE) ON THE EAST LINE OF A TRACT CONVEYED TO R. HUNTER (DEED VOLUME 793, PAGE 268);

THENCE WITH THE SAID EAST LINE, NORTH 00 DEGREES 34 MINUTES 35 SECONDS WEST 474.15 FEET TO A POINT ON THE NORTH LINE OF SECTION 29, PASSING AN IRON PIN SET AT 390.33 FEET;

THENCE WITH THE NORTH LINE OF SECTION 29, NORTH 89 DEGREES 06 MINUTES 17 SECONDS EAST, PASSING AN EXISTING IRON PIN (1-1/4 INCH PIPE) AT 25.04 FEET, A TOTAL DISTANCE OF 556.23 FEET TO THE **PLACE OF BEGINNING**.

CONTAINING 5.100 MORE OR LESS ACRES, SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF COUNTY ROAD 466 AND ALL OTHER APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS7923-PS6923).

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF A 92.197 ACRE TRACT CONVEYED TO D. AND S. COX (DEED VOLUME 1157, PAGE 147) PERFORMED BY DONALD E. BINCKLEY P.S. 7879, DATED APRIL 21, 1999.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 4TH DAY OF MARCH 2003.

MICHAEL J. NICHOLS
REGISTERED SURVEYOR 6923

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

3-24-2003

SURVEY FOR CAROL GOFF

AUDITORS PARCEL NUMBER
06-06-70-29-01-000 (PART)

BEING A PART OF LOT 1 OF A SURVEY BY CHARLES ROBERTS IN MARCH 1834, SITUATED IN THE NORTHEAST QUARTER OF SECTION 29, TOWNSHIP 12, RANGE 12, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, BLUE ROCK TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF A 92.197 ACRE TRACT CONVEYED TO D. AND S. COX (DEED VOLUME 1157, PAGE 147) PERFORMED BY DONALD E. BINCKLEY P.S. 7879, DATED APRIL 21, 1999.

LEGEND

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

SCALE 1"=400'

QUARTER CORNER

RESEARCH:

VOL. 441, PG. 27
VOL. 793, PG. 269
VOL. 1082, PG. 444
VOL. 1538, PG. 863
U.S.G.S. (PHILO QUAD)
MUSKINGUM CO. TAX MAP

SURVEY FOR BRUNER LAND
COMPANY (DATED MAY 5, 1988)

CAROL GOFF
VOL. , PG.
5.100 ± ACRES
N.89°06'17"E. 556.23'
25.04' 531.19'
P.O.B.1-1/4" PIPE

SECTION 20
SECTION 29
S.89°06'17"W. 1174.70'

S.89°04'58"W. 714.03'

NORTHEAST CORNER OF THE
NORTHEAST QUARTER OF
SECTION 29

LINE DATA

No.	BEARING	DISTANCE
1	N.53°16'19"W.	233.50'
2	S.88°56'19"W.	40.20'

D. & C. TYSINGER
VOL. 441, PG. 27

R. HUNTER
VOL. 793, PG. 268

D. & C. TYSINGER
VOL. 1082, PG. 445

CAROL GOFF
VOL. , PG.

CAROL GOFF
VOL. , PG.

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY *[Signature]*
3-24-2003

1078.50'
S.89°23'00"W. 1128.50'

D. & S. COX
VOL. 1157, PG. 147

L. & M. TYSINGER
VOL. 673, PG. 10

I HEREBY CERTIFY TO THE BEST OF MY
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND
SURVEY TO BE CORRECT AS PREPARED BY ME,
THIS 4th DAY OF MARCH 2003.

MICHAEL NICHOLS
REGISTERED SURVEYOR #6923

BIEDENBACH ENGINEERING, INC.
ZANESVILLE, OHIO
(740) 453-4850

DRAWN BY:
AJS

DATE:
03-04-03

SCALE:
1"=400'

CHECKED BY:
MDN

JOB NO:
4917

DRAWING NO:
D:\4917\4917