

08-40-24-35000

Description For Conveyance

Connie J. Taylor

Deed Book 1803, Page 468

Parcel One, Auditors Parcel #08-40-24-35-000

Parcel Two, Auditors Parcel #08-40-24-36-000

Parcel One:

Situated in the State of Ohio, County of Muskingum, Township of Brush Creek.

Being a part of the northeast quarter of Section 24, Township 11, Range 13 bounded and described as follows:

Commencing at a pipe found at the southeast corner of the northeast quarter of Section 24; thence north 0 degrees east 729.75 feet to an iron pipe found; thence west 673.20 feet to an iron pipe found; thence north 43 degrees west 66.30 feet to an iron pipe found; thence south 25 degrees 22 minutes west 321.24 feet to the true place of beginning of the premises herein intended to be described and an iron pipe found; thence south 25 degrees 22 minutes west 166.86 feet to a point in the center of Virginia Ridge Road passing an iron pin found at 150.17 feet; thence along the center of said road north 72 degrees 08 minutes 45 seconds west 391.36 feet to a point; thence leaving said centerline north 18 degrees 42 minutes east 168.88 feet to an iron pipe found, passing an iron pipe found at 14.05 feet; thence south 71 degrees 40 minutes east 410.70 feet to the true place of beginning, containing one and fifty-four hundredths (1.54) acres more or less.

Parcel #08-40-24-35-000

Subject to the easements of Virginia Ridge Road.

This description written from a survey made by L. Peter Dinan, Registered Surveyor #5451, September 23, 2016.

Parcel Two:

Being a part of the northeast quarter of Section 24, Township 11, Range 13, and commencing, for reference, at an iron pipe marking the southeast corner of said quarter; thence north along the section line 729.75 feet to an existing iron pin; thence west along the southerly line of lands now or formerly owned by Dalton Swingle 673.2 feet to an iron pipe; thence along said Swingle line north 43 degrees 00 minutes west 66.3 feet to an iron pipe and being the true place of beginning of the premises herein intended to be conveyed; thence south 25 degrees 22 minutes west 321.24 feet to an existing iron pin at the northeast corner of a 1.73 acre parcel conveyed to Luther and Ruth Taylor and recorded in Volume 487, Page 269, of the Muskingum County Deed Records; thence north 71 degrees 40 minutes west along the northerly line of said Taylor parcel 410.7 feet to an existing iron pin at an iron pipe on the aforementioned Swingle line; thence north 18 degrees 42 minutes east 562.91 feet to an iron pipe on the aforementioned Swingle line; thence south 43 degrees 00 minutes east 508.79 feet to the true place of beginning, containing 4.40 acres more or less.

Parcel #08-40-24-36-000

Deed Book 1803, Page 468

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NOT RECORDABLE

DESCRIPTION
APPROVED

By: MC anahab





SURVEYING & MAPPING

N

1" = 100'

- IRON PIPE FOUND
- ✦ 5/8" RE-BAR FOUND

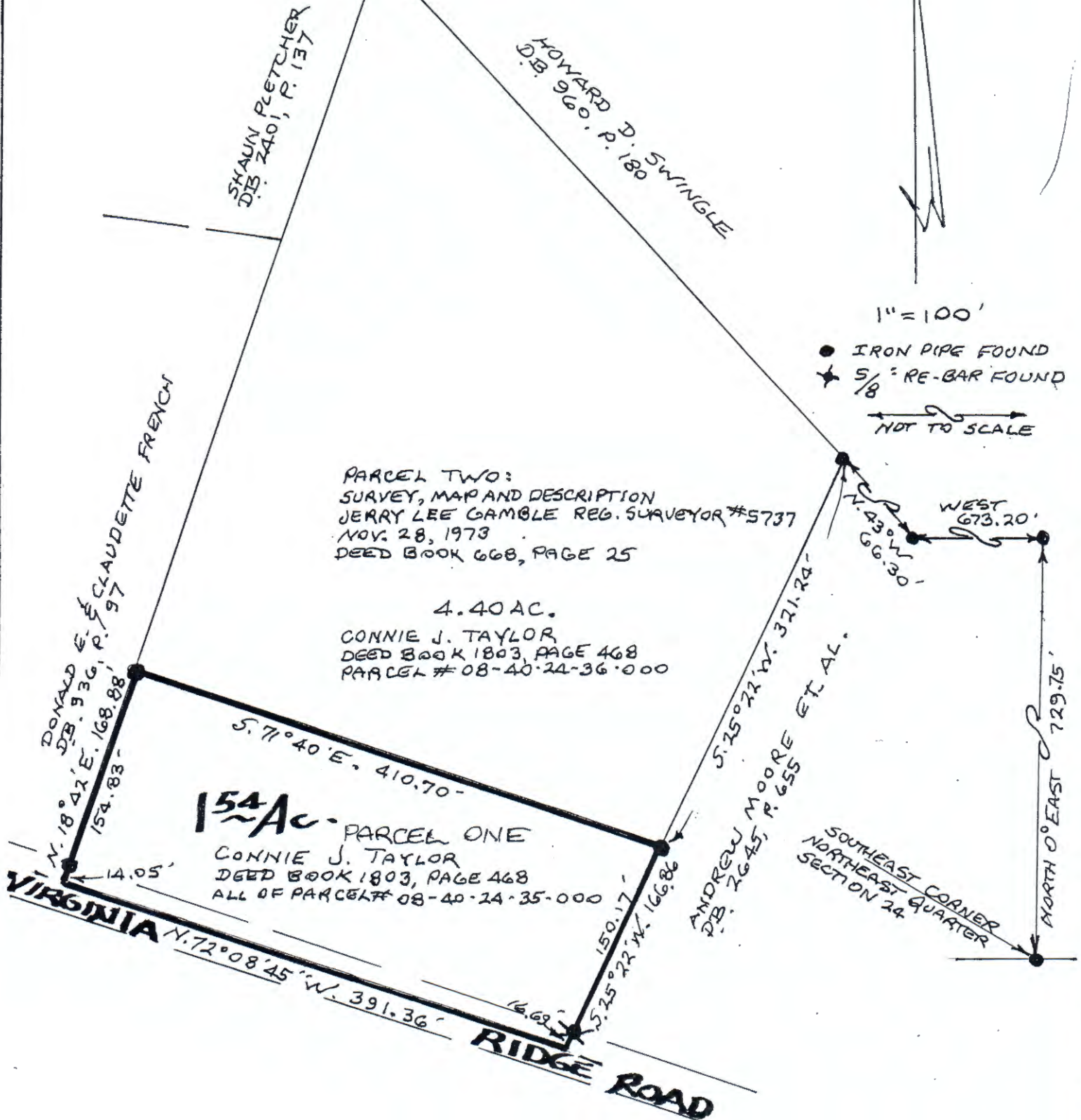
NOT TO SCALE

PARCEL TWO:
 SURVEY, MAP AND DESCRIPTION
 JERRY LEE GAMBLE REG. SURVEYOR #5737
 NOV. 28, 1973
 DEED BOOK 668, PAGE 25

4.40 AC.
 CONNIE J. TAYLOR
 DEED BOOK 1803, PAGE 468
 PARCEL # 08-40-24-36-000

154 AC. PARCEL ONE
 CONNIE J. TAYLOR
 DEED BOOK 1803, PAGE 468
 ALL OF PARCEL # 08-40-24-35-000

SOUTHEAST CORNER
 NORTHEAST QUARTER
 SECTION 24



PART OF N.E. QTR, SECTION 24
 TOWNSHIP 11, RANGE 13
 IN BRUSH CREEK TOWNSHIP
 MUSKINGUM COUNTY OHIO
 SEPT. 16, 2016

DESCRIPTION
 APPROVED
 By: *[Signature]*



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 NOT RECORDABLE

REGISTERED SURVEYOR #5451