

*Parcel #*

DESCRIPTION FOR CONVEYANCE  
PARCEL NUMBER 08-08-60-22-12-000 (PART)

*08-60-22-12-001*

BEING A PART OF THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 11, RANGE 13,  
OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, BRUSH CREEK TOWNSHIP,  
MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SECTION 22,  
SAID CORNER BEING SOUTH 89 DEGREES 58 MINUTES 01 SECONDS EAST 11.50 FEET FROM  
AN EXISTING AXLE, SAID CORNER ALSO BEING THE NORTHEAST CORNER OF A TRACT  
CONVEYED TO WM. H. FLETCHER BY DEED RECORDED IN VOLUME 673, PAGE 177 OF THE  
MUSKINGUM COUNTY DEED RECORDS; THENCE WITH THE EAST LINE OF THE SAID  
SOUTHWEST QUARTER (ALSO THE EAST LINE OF THE SAID FLETCHER TRACT) SOUTH 00  
DEGREES 23 MINUTES 20 SECONDS EAST 1585.02 FEET TO A POINT IN DUNCAN RUN,  
PASSING EXISTING IRON PINS (3/4 INCH ID PIPE) AT 1341.64 FEET AND A 1545.82  
FEET, AND PASSING AN EXISTING CONCRETE MONUMENT AT 1379.34 FEET; THENCE WITH  
THE SAID DUNCAN RUN THE NEXT TWO COURSES AND DISTANCES:

1) NORTH 75 DEGREES 54 MINUTES 48 SECONDS WEST 324.93 FEET TO A POINT,  
2) NORTH 63 DEGREES 43 MINUTES 30 SECONDS WEST 357.88 FEET PASSING THROUGH  
THE OHIO POWER COMPANY TRACT TO A POINT ON THE NORTH LINE OF A 2.73 ACRE  
TRACT CONVEYED TO OHIO POWER COMPANY; THENCE LEAVING THE SAID DUNCAN RUN AND  
WITH THE NORTH LINE OF THE SAID 2.73 ACRE TRACT THE NEXT THREE COURSES AND  
DISTANCES:

1) SOUTH 82 DEGREES 54 MINUTES 26 SECONDS WEST 20.39 FEET TO AN EXISTING  
CONCRETE MONUMENT, AT 40 FEET RIGHT OF OHIO POWER COMPANY SURVEY STATION 8  
OVER 24+01,  
2) NORTH 07 DEGREES 05 MINUTES 34 SECONDS WEST 10.00 FEET TO A POINT, 50 FEET  
RIGHT OF STATION 8 OVER 24+01,  
3) SOUTH 82 DEGREES 54 MINUTES 26 SECONDS WEST 277.35 FEET TO A POINT, SAID  
POINT BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE  
DESCRIBED: THENCE CONTINUING ALONG THE SAID 2.73 ACRE TRACT, SOUTH 82 DEGREES  
54 MINUTES 26 SECONDS WEST 194.35 FEET TO A POINT, SAID POINT BEING 50 FEET  
RIGHT OF OHIO POWER COMPANY SURVEY STATION 9 OVER 3+73.48; THENCE CONTINUING  
ALONG THE SAID TRACT WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 3769.83  
FEET (CHORD BEARING SOUTH 84 DEGREES 09 MINUTES 12 SECONDS WEST 161.53 FEET)  
AN ARC DISTANCE OF 161.54 FEET TO AN EXISTING CONCRETE MONUMENT ON THE WEST  
LINE OF THE EAST HALF OF THE SOUTHWEST QUARTER; THENCE WITH THE SAID WEST  
LINE NORTH 00 DEGREES 12 MINUTES 55 SECONDS WEST 38.05 FEET TO A POINT ON THE  
NORTH LINE OF THE SOUTH HALF OF THE SAID EAST HALF; THENCE NORTH 89 DEGREES  
36 MINUTES 41 SECONDS EAST 353.70 FEET ALONG THE SAID NORTH LINE TO THE PLACE  
OF BEGINNING.

CONTAINING 0.164 MORE OR LESS ACRES, SUBJECT TO ALL APPLICABLE EASEMENTS.

BEARINGS ARE BASED ON THE EAST LINE OF THE PREVIOUS SURVEY OF 13.139 MORE OR  
LESS ACRES CONVEYED TO WM. H. FLETCHER AS RECORDED IN DEED BOOK VOLUME 673,  
PAGE 177 OF THE MUSKINGUM COUNTY DEED RECORDS.

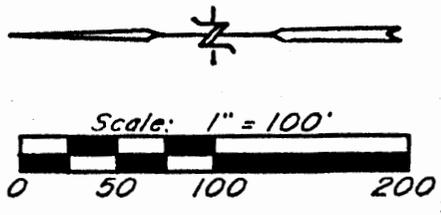
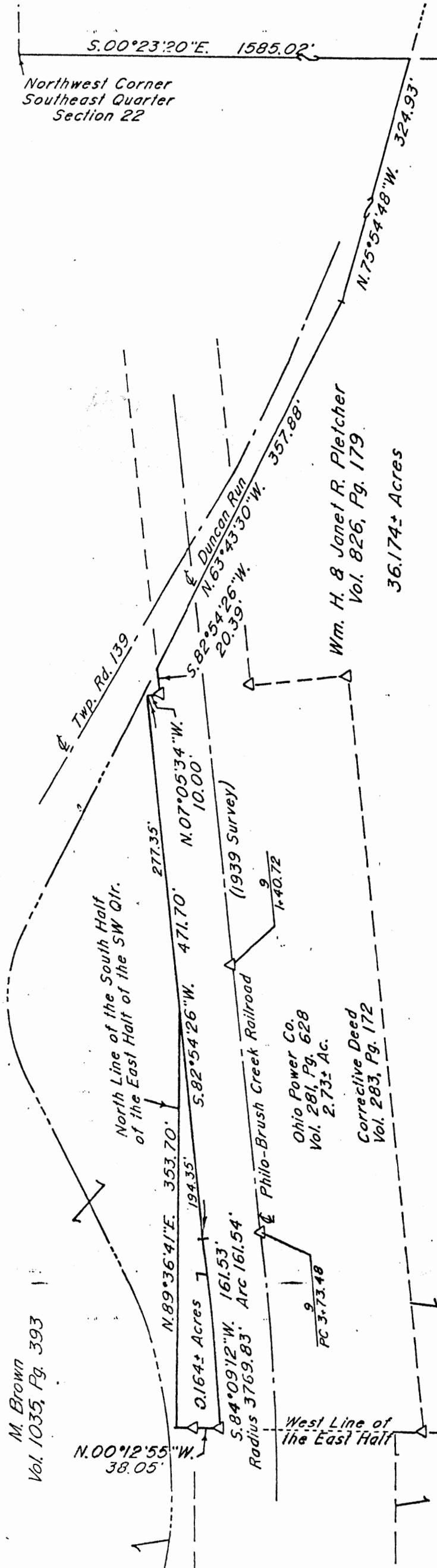
I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE THE SURVEY AND DESCRIPTION TO BE  
CORRECT AS PREPARED BY ME, THIS 13TH DAY OF NOVEMBER 1991.

*W. J. Biedene*  
W. J. BIEDENE  
REGISTERED SURVEYOR #5718  
**OFFICE COPY  
NOT RECORDABLE**

D3394A-A HUFFMAN

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY *J. J. Humber*  
11/21/91



△ ~ Existing Concrete Monument

Research

- Vol. 826 Pg. 179
- Vol. 283 Pg. 172
- Vol. 281 Pg. 628
- Vol. 281 Pg. 637
- Vol. 673 Pg. 177
- Vol. 439 Pg. 357
- Vol. 1035 Pg. 393
- Vol. 1030 Pg. 195
- Vol. 1029 Pg. 565
- Vol. 1044 Pg. 313
- Ohio Power R/W Maps
- Muskingum County Tax Map

Bearings are based on the east line of the previous survey of 13.139± Acres as conveyed to Wm. H. Pletcher as recorded in Deed Vol. 673, Pg. 177 of the Muskingum County Deed Records.

Being a part of the Southwest Quarter of Section 22, Township 11, Range 13, of the Congress Lands East of the Scioto River, Wayne 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, this 11th day of November, 1991.

*W.J. Biedenbach*  
 W.J. Biedenbach  
 Reg. Surveyor #5718

**OFFICE COPY  
 NOT RECORDABLE**

DESCRIPTION APPROVED  
 FOR AUDITOR'S TRANSFER

BY *J.L. Hamble*  
 11-21-91

W.J. BIEDENBACH & ASSOC.  
 SURVEYING & MAPPING  
 ZANESVILLE, OHIO  
 (614) 453-4850

Drawn by: SDD	Date: 11-11-91
Scale: 1" = 100'	Checked by: <i>PH</i>
Job N°: 3394	L. Huffman

M. Brown  
 Vol. 1035, Pg. 393

N.00°12'55"W.  
 38.05'

S.84°09'12"W. 161.53'  
 Radius 3769.83' Arc 161.54'

Ohio Power Co.  
 Vol. 281, Pg. 628  
 2.73± Ac.

Corrective Deed  
 Vol. 283, Pg. 172

Wm. H. & Janet R. Pletcher  
 Vol. 826, Pg. 179

36.174± Acres

(1939 Survey)

Twp. Rd. 139

North Line of the South Half  
 of the East Half of the SW Qtr.

Philo-Brush Creek Railroad

PC 3-73.48

West Line of  
 the East Half

S.00°23'20"E. 1585.02'

Northwest Corner  
 Southeast Quarter  
 Section 22

N.75°54'48"W. 324.93'

Duncan Run  
 N.63°43'30"W.  
 20.39'

N.07°05'34"W.  
 10.00'

277.35'

194.35'

0.164± Acres

N.89°36'41"E. 353.70'

471.70'

S.82°54'26"W.

5.82°54'26"W.  
 20.39'

357.88'

1.40.72