

ADDRESS N/A

Description of 208.954 acres

OFFICE COPY  
NOT RECORDABLE

Situated in the State of Ohio, County of Muskingum, Township of Brush Creek, being part in the west half of Section 8 and part in the southeast quarter of Section 7, Range 13 West, Township 10 North, of "The Congress Lands East of The Scioto River", and being bounded and described as follows:

Beginning at an iron pin set at the southwest corner of Section 8 and the southeast corner of Section 7 (Note: Reference bearing on the east line of Section 7 used as North 03°39'41" East.);

thence, from said Point of Beginning with the south line of Section 7 and the north line of a 40 acres tract as conveyed to Elizabeth M. Foster by Deed Volume 1029, Page 514 of the Muskingum County Recorder's Office, North 86°12'32" West a distance of 1,134.00 feet to a point in the centerline of Township Road No. 135 (Haver Hill Road), passing through two iron pins set at distances of plus 880.00 feet and plus 1,104.00 feet, respectively;

thence, with the centerline of Township Road No. 135 and the east line of a 48.25 acres tract as conveyed to Kathryn Ross by Deed Volume 1065, Page 223 of the Muskingum County Recorder's Office, the following seven courses:

- (1) North 36°29'43" East a distance of 62.14 feet to a point;
- (2) thence North 44°35'02" East a distance of 73.24 feet to a point;
- (3) thence North 53°03'06" East a distance of 137.46 feet to a point;
- (4) thence North 39°33'40" East a distance of 64.77 feet to a point;
- (5) thence North 19°02'17" East a distance of 39.51 feet to a point;
- (6) thence North 06°47'23" East a distance of 77.22 feet to a point;
- (7) thence North 02°13'26" East a distance of 129.82 feet to a point;

thence, leaving the road with the south line of said Kathryn Ross property, South 86°12'32" East a distance of 898.57 feet to an iron pin set in the east line of Section 7 and the west line of Section 8, passing through two iron pins set at distances of plus 18.57 feet and plus 118.57 feet, respectively;

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thence, with the west line of Section 8 and the east line of said Kathryn Ross property, North 03°39'41" East a distance of 2,202.50 feet to a spike nail found at the northwest corner of the southwest quarter of Section 8, passing over the centerline of Township Road No. 135 at a distance of plus 1,751.93 feet and passing through two iron pins set at distances of plus 1,721.93 feet and plus 1,781.93 feet, respectively;

thence, continuing with the west line of Section 8 and with the east line of a 37.43 acres tract as conveyed to J. J. Detweiler Associates, Inc. by Deed Volume 1063, Page 28 of the Muskingum County Recorder's Office, North 03°27'31" East a distance of 1,345.69 feet to an iron pin set, passing through an iron pin set at a distance of plus 640.00 feet;

thence, with the south line of a 40 acres tract as conveyed to Charles S. Pierce by Deed Volume 731, Page 8 of the Muskingum County Recorder's Office, South 85°55'03" East a distance of 1,284.05 feet to an iron pin set in the east line of the west half of the northwest quarter of Section 8;

thence, with the quarter-quarter section line, with the west line of a 58 acres tract as conveyed to Charles S. Pierce by Deed Volume 731, Page 8, and with the west line of a 20 acres tract as conveyed to Sharon Allen by Deed Volume 825, Page 289 of the Muskingum County Recorder's Office, South 03°34'17" West a distance of 1,370.87 feet to an iron pin set at the southeast corner of the southwest quarter of the northwest quarter of Section 8, passing over the centerline of Township Road No. 135 (Haver Hill Road) at a distance of plus 515.13 feet, passing through an iron pin found at a distance of plus 978.04 feet, and passing through two iron pins set at distances of plus 485.13 feet and plus 540.13 feet, respectively;

thence, with the quarter section line and the south line of said Sharon Allen property, South 86°23'15" East a distance of 1,282.56 feet to an iron pin found at the center of Section 8;

thence, with the quarter section line, with the west line of a 73.71 acres tract as conveyed to Marjory Foster by Deed Volume 989, Page 182, and with the west line of a 77.21 acres tract as conveyed to Paul Swingle by Deed Volume 675, Page 134 of the Muskingum County Recorder's Office, South 03°15'19" West a distance of 2,669.89 feet to an iron pin set at the southeast corner of the southeast quarter of the southwest quarter of Section 8, passing over the centerline of Township Road No. 253 (Morningstar Road) at a distance of plus 1,334.22 feet and passing through two iron pins set at distances of plus 1,316.22 feet and plus 1,352.22 feet, respectively;

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thence, with the south line of Section 8 and the north line of a 21 acres tract as conveyed to Dale L. Swingle by Deed Volume 747, Page 268 of the Muskingum County Recorder's Office, North  $86^{\circ}12'32''$  West a distance of 1,297.29 feet to an iron pin set at the southwest corner of the east half of the southwest quarter of Section 8;

thence, continuing with the south line of Section 8 and with the north line of a 40 acres tract as conveyed to Elizabeth M. Foster by Deed Volume 1029, Page 514 of the Muskingum County Recorder's Office, North  $86^{\circ}12'32''$  West a distance of 1,285.61 feet to the Point of Beginning;

containing 208.954 acres, more or less, of which:

- 10.944 acres is all of Parcel No. 08-08-65-07-11-000 in the southeast quarter of Section 7,
- 39.995 acres is all of Parcel No. 08-08-70-08-03-000 in the northwest quarter of Section 8,
- 79.015 acres is all of Parcel No. 08-08-70-08-05-000 in the southwest quarter of Section 8, and
- 79.000 acres is all of Parcel No. 08-08-70-08-06-000 in the southwest quarter of Section 8.

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

Subject to the right-of-way of Township Road No. 135 (Haver Hill Rd.).

Subject to the right-of-way of Township Road No. 253 (Morningstar Rd.).

Subject to the 100 year Flood Plain restrictions.

Subject to any facts that may be disclosed in a full and accurate title search.

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 south line of Section 8 used as an assumed bearing of North  $86^{\circ}12'32''$  West.

The above description prepared by Roger [redacted], Registered Surveyor No. 6456, based on a new survey of November 30, 1992.

Prior Deed: Deed Volume 989, Page 182

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DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY J. L. Nambale  
12-02-92

SCALE 1" = 200'

Situated in the State of Ohio, County of Muskingum, Township of Brush Creek, being in the Southeast Quarter of Section 7 and the WEST HALF OF Section 8, Township 10 North, Range 13 West, of the "Congress Lands East of the Scioto River".

- O : IRON PIN SET CAPPED "CLAUSS 6456".
- : IRON PIN FOUND.
- ⊙ : SPIKE NAIL FOUND.
- ▽ : SURVEY ANGLE POINT.
- ~~X~~ : FENCE EVIDENCE FOUND.
- E : PROPERTY LINES.
- : LINES OF THIS SURVEY.

BY JL Hamble  
12-02-92

**SURVEYOR'S CERTIFICATION**  
 I HEREBY CERTIFY THAT THIS PLAT IS TRUE  
 AND CORRECT TO THE BEST OF MY KNOWLEDGE  
 THAT IT WAS PREPARED FROM AN ACTUAL  
 SURVEY OF THE LAND.

Nov. 30, 1992

THIS CERTIFICATION  
THAT THIS PLATE IS TRUE  
THE BEST COPY AVAILABLE  
REPRODUCED FROM AN ACTUAL  
THE EXHIBIT

*W. W. Claus*

Roger W. Claus, P.S. 0460  
 23310 TH-2085  
 Louisville, Ohio 43764  
 618-24 087-2168

[illegible]

KATHRYN ROSS  
48.25 Ac.  
DV. 1065 PG. 223

0.944 Ac.  
BEING THE SAME  
3/4 AC. TRACT IN  
DV. 55 PG. 457

Robert W.  
Havens  
V. 1020 P. 572  
33.14 Ac.

Elizabeth M. Foster V. 1029 P. 514 40 Ac

40 AC. DV. 73/. PG. 8

$S 85^{\circ}55'03'' E \sim 1284.05'$  Total

J. J. Detweiler Enterprises, Inc.  
V. 1063 P. 28  
37.43 Ac.

CLAUS SURVEY  
File 920307

39.995 Ac.  
08-08-70-08-03-000

Charles S. Pierce  
V. 731 P. 8  
58.00 Ac.

Sharon Allen  
V. 825 P. 289  
20 Ac.

Ronald B. Miracle  
V. 986 P. 97  
39.59 Ac.

Marjory Foster  
V. 989 P. 182  
73.71 AC

208.954 Ac.  
TOTAL FARM  
DV. 989 PG. 182

79.015 Ac.  
08-08-70-08-05-000

79.000 Ac.  
08-08-70-08-06-000

Paul Swingle  
V. 675 P. 134  
77.21 Ac.

S.E. CORNER  
OF S.W. 1/4  
OF SEC. 8 -

SEC. 8  
~~12~~  
SEC. 17

N 86° 12' 32" W ~ 1297.29' Total  
Dale L. Swingle V. 747 P. 268 21 Ac.