

Description of Parcel 8

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

Commencing for Reference at an iron pin set at the southwest corner of Section 8 (Note: Reference bearing on the south line of Section 8 used as South $86^{\circ}12'32''$ East.);

thence, with the south line of Section 8 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, South $86^{\circ}12'32''$ East a distance of 1,285.61 feet to an iron pin set at the southeast corner of the west half of the southwest quarter of Section 8;

thence, with the quarter-quarter section line, North $03^{\circ}34'17''$ East a distance of 2,422.80 feet to an iron pin set;

thence, leaving the quarter-quarter section line, North $85^{\circ}16'01''$ West a distance of 153.00 feet to an iron pin set, being THE TRUE POINT OF BEGINNING for this description;

thence, from said Point of Beginning, South $17^{\circ}19'58''$ West a distance of 962.80 feet to a point in the centerline of Township Road No. 253 (Morningstar Road), passing through two iron pins set at distances of plus 937.80 feet and plus 937.80 feet, respectively;

thence, with the centerline of Township Road No. 253, the following three courses:

- (1) North $50^{\circ}04'30''$ West a distance of 202.22 feet to a point;
- (2) thence North $48^{\circ}44'53''$ West a distance of 182.50 feet to a point;
- (3) thence North $44^{\circ}46'10''$ West a distance of 36.50 feet to a point;

thence, leaving the road, North $34^{\circ}28'38''$ East a distance of 795.58 feet to an iron pin set, passing through two iron pins set at distances of plus 21.81 feet and plus 121.81 feet, respectively;

thence South $85^{\circ}16'01''$ East a distance of 155.00 feet to the Point of Beginning;

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Description of Parcel B

containing 5.516 acres, more or less, out of Parcel No. 08-08-70-08-05-000.

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. 253.

Subject to the 100 year Flood Plain restrictions.

Subject to a 40.00 feet wide easement being reserved unto the grantor, his heirs, and/or assigns, forever. Said easement is for the purposes of running utilities to other parcels of land on or near Township Road No. 253 (Morningstar Road). Said easement runs in an east-west direction across the south end of the above described property with the south line of said easement being the centerline of Township Road No. 253. Containing 0.387 acres, more or less, of easement.

Subject to the above real estate being sold without any guarantee of specific zoning or issuance of building permits and health department approval of private systems and water well on the tract(s). Any permanent dwelling placed upon the above premises shall have not less than 700 square feet of living space. These premises cannot be used for the establishment of a junk yard, or for the storage of tires or other debris.

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°12'32" West.

The above description prepared by Roger M. Claus, Registered Surveyor No. 6456, based on a new survey of September 1992.

Prior Deed: Deed Volume _____, Page _____.

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY JL Nambl
12-11-92

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SURVEY PLAT
for
Bruner Land Co.

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".

- : IRON PIN SET CAPPED "CLAUS 6456"
- : IRON PIN FOUND.
- ⊙ : SPIKE NAIL FOUND.
- ▽ : SURVEY ANGLE POINT.
- *** : FENCE EVIDENCE FOUND.
- ~~3~~ ~~4~~ : PROPERTY LINES.
- ~~5~~ : LINES OF THIS SURVEY.

LINE	BEARING	DIST.	LINE	BEARING	DIST.
A	N 36° 29' 43" E	62.14'	KK	N 28° 47' 16" W	56.68'
B	N 44° 35' 02" E	73.24'	LL	N 17° 10' 18" W	56.90'
C	N 53° 03' 06" E	137.46'	MM	N 12° 06' 25" W	135.53'
D	N 39° 33' 40" E	64.77'	NN	N 23° 52' 46" W	38.68'
E	N 19° 02' 17" E	39.51'	OO	N 41° 06' 56" W	61.78'
F	N 06° 47' 23" E	77.22'	PP	N 46° 11' 44" W	211.05'
G	N 02° 13' 26" E	129.82'	QQ	N 76° 31' 28" E	113.39'
H	N 6° 46' 59" W	115.50'	RR	N 50° 52' 15" E	44.52'
I	N 60° 23' 35" W	77.75'	SS	N 52° 23' 31" E	30.53'
J	N 80° 05' 15" W	126.19'	TT	N 44° 52' 41" E	53.97'
K	N 74° 00' 49" W	58.57'	UU	N 33° 09' 06" E	53.44'
L	N 61° 34' 06" W	53.70'	VV	N 20° 21' 24" E	55.29'
M	N 45° 53' 15" W	87.65'	WW	N 08° 42' 57" E	72.36'
N	N 47° 46' 30" W	136.26'	XX	N 07° 13' 11" E	68.36'
O	N 53° 33' 16" W	49.84'	YY	N 27° 48' 19" E	39.05'
P	N 76° 59' 36" W	41.29'	ZZ	N 51° 01' 21" E	72.85'
Q	S 51° 52' 01" W	79.37'	AAA		
R	S 67° 26' 15" W	47.72'	BBB	N 57° 13' 32" E	190.56'
S	S 83° 56' 43" W	167.21'	CCC	N 60° 56' 29" E	111.33'
T	S 83° 17' 30" W	77.97'	DDD	N 68° 43' 28" E	84.29'
U	S 78° 57' 30" W	59.44'	EEE	N 77° 43' 28" E	50.86'
V	S 78° 57' 30" W	47.17'	FFF	N 80° 47' 36" E	77.88'
W	S 81° 36' 36" W	50.14'	G.GG	N 82° 51' 34" E	159.18'
X	N 85° 39' 22" W	111.91'	HHH	N 74° 06' 06" E	57.01'
Y	S 74° 26' 22" W	100.89'	I.II	N 61° 33' 00" E	42.34'
Z	S 80° 58' 35" W	64.47'	J.JJ	N 48° 26' 33" E	22.80'
AA	N 84° 58' 37" W	18.97'	K.KK	N 15° 52' 44" E	54.79'
BB	N 84° 58' 37" W	39.08'	LLL	N 10° 27' 03" W	158.27'
CC	N 75° 15' 39" W	79.35'	M.MM	S 55° 14' 07" E	56.99'
DD	N 64° 52' 01" W	74.18'	N.NN	N 10° 43' 29" E	63.60'
EE			O.OO	N 30° 37' 31" E	56.93'
FF	N 50° 04' 36" W	212.22'	P.PP	N 44° 13' 31" E	84.60'
GG	N 48° 24' 33" W	182.00'	Q.QQ	N 53° 22' 46" E	84.78'
HH	N 44° 46' 10" W	36.50'	R.RR	N 62° 35' 39" E	129.86'
II	N 44° 46' 10" W	51.56'	S.SS		
JJ	N 37° 18' 45" W	105.02'	T.TT		

KATHRYN ROSS
48.25 Ac.
DV. 1065 PG. 223

0.944 Ac.
BEING THE SAME
3/4 A. TRACT IN

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

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

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY J L Namb
12-11-92

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT THIS PLAT IS TRUE
AND CORRECT TO THE BEST OF MY KNOWLEDGE
AND BELIEF, AND WAS PREPARED BY ME OR
UNDER MY CLOSE PERSONAL SUPERVISION.

Dec 3, 1992 *John A. ...*

John A. ...
Surveyor, P.S. 0408
1910 IH 2085
Lexington, Ohio 43764
Tel: 607-2108

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