

DEED DESCRIPTION  
1.492 ACRES  
JAMES Z. WALLACE PROPERTY [REMAINDER]  
AUDITOR'S PARCEL #08-70-04-19-000 [entire]

BEING A **PART** OF AN ORIGINAL 80 + - ACRE TRACT IN THE NORTHEAST QUARTER OF SECTION # 9, TOWNSHIP 10 NORTH, RANGE 13 WEST, BRUSH CREEK TOWNSHIP, MUSKINGUM COUNTY, OHIO [ALSO BEING A **PART** OF THE PROPERTY OF JAMES Z. WALLACE OF DEED BOOK 597, PAGE 137 OF THE MUSKINGUM COUNTY RECORDER] AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**BEGINNING, FOR REFERENCE**, AT AN EXISTING CORNER STONE MARKING THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF SECTION # 9;

THENCE N 3° 03' 19" E 1931.39 FEET, IN THE WEST LINE OF THE NORTHEAST QUARTER OF SECTION #9, TO AN IRON PIN SET AND THE **PRINCIPAL PLACE OF BEGINNING** OF THIS 1.492 ACRES PARCEL { SAID "PRINCIPAL PLACE OF BEGINNING ALSO BEING THE NORTHWEST CORNER OF THE ROBERT K. RUECKERT, Jr. and NICHOLLE RUECKERT PROPERTY OF OFFICIAL RECORD BOOK 2193, PAGE 108;

[ THE FOLLOWING 1.492 ACRE PARCEL TO BE DESCRIBED IS BOUNDED ON THE **NORTH** BY THE SHAWN A. and MARSHA L. MUMAW PROPERTY OF OFFICIAL RECORD BOOK 2320, PAGE 193, BOUNDED ON THE **EAST** BY THE LARRY W. and DIANE J. MAYLE PROPERTY OF DEED BOOK 663, PAGE 66 AND DEED BOOK 723, PAGE 78 AND BY THE DENNIS A. and ROSE MARY BACK PROPERTY OF DEED BOOK 702, PAGE 339, BOUNDED ON THE **SOUTH** BY THE AFORESAID "ROBERT K. RUECKERT, Jr. and NICHOLLE RUECKERT" PROPERTY AND IS BOUNDED ON THE **WEST** BY THE CLAY CITIES ENTERPRISES, INC. PROPERTY OF DEED BOOK 697, PAGE 149 AND BY THE RICHARD E. GROVES, et. al. PROPERTY OF OFFICIAL RECORD BOOK 2204, PAGE 17, ALL OF THE MUSKINGUM COUNTY RECORDER ]

THENCE, **FROM** THE "**PRINCIPAL PLACE OF BEGINNING**", **LEAVING** SAID "RUECKERT" PROPERTY, N 3° 03' 19" E 447.77 FEET, IN THE WEST LINE OF THE NORTHEAST QUARTER OF SECTION #9 AND IN THE AFORESAID "CLAY CITIES ENTERPRISES, INC." AND "RICHARD E. GROVES, et. al." BOUNDARIES, RESPECTIVELY, TO AN IRON PIN SET MARKING THE SOUTHWEST CORNER OF THE AFORESAID "SHAWN A. And MARSHA L. MUMAW" PROPERTY [SAID "IRON PIN SET" BEARS S 3° 03' 19" W 319.37 FEET FROM AN IRON PIN SET MARKING THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SECTION #9], **PASSING** AN EXISTING CORNER STONE MARKING THE SOUTHEAST CORNER OF THE "RICHARD E. GROVES, et. al." PROPERTY AT 63.67 FEET;

THENCE, **LEAVING** THE WEST LINE OF THE NORTHEAST QUARTER OF SECTION #9 AND THE AFORESAID "RICHARD E. GROVES, et. al." PROPERTY, S 71° 57' 00" E 238.06 FEET, IN THE SOUTH BOUNDARY OF SAID "MUMAW" PROPERTY, TO A POINT IN THE EXISTING CENTER OF, GRAVEL SURFACED, DOZER RIDGE ROAD, IN THE SOUTHEAST CORNER OF SAID "MUMAW" PROPERTY AND IN THE WESTERLY BOUNDARY OF THE AFORESAID "LARRY W. and DIANE J. MAYLE" PROPERTY, **PASSING** AN IRON PIN SET AT 224.11 FEET;

THENCE THE FOLLOWING SIX [6] COURSES ARE TO POINTS IN THE EXISTING CENTER OF "DOZER RIDGE ROAD" AND ARE ALSO IN THE WEST BOUNDARIES, RESPECTIVELY, OF THE AFORESAID "MAYLE" PROPERTY AND THE AFORESAID "DENNIS A. and ROSE MARY BACK PROPERTY PROPERTY:

COURSE # 1 = S 30° 30' 42" W 186.85 FEET;

COURSE # 2 = S 25° 55' 00" W 58.39 FEET;



COURSE # 3 = S 19° 14' 00" W 58.90 FEET;

COURSE # 4 = S 12° 39' 00" W 56.80 FEET;

COURSE # 5 = S 1° 24' 00" W 57.90 FEET;

COURSE # 6 = S 15° 21' 00" E 53.80 FEET TO A POINT IN THE NORTH BOUNDARY OF THE AFORESAID "RUECKERT" PROPERTY;

THENCE, LEAVING "DOZER RIDGE ROAD" AND SAID "BACK" PROPERTY, N 61° 11' 54" W 126.45 FEET TO AN IRON PIN SET IN THE NORTHWEST CORNER OF SAID "RUECKERT" PROPERTY, IN THE WEST LINE OF THE NORTHEAST QUARTER OF SECTION #9 AND BEING THE "PRINCIPAL PLACE OF BEGINNING" OF THIS 1.492 ACRE PARCEL, PASSING AN IRON PIN SET AT 62.30 FEET;

THE PARCEL AS DESCRIBED CONTAINS 1.492 ACRES, MORE OR LESS, SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD.

ALL IRON PINS SET ARE 5/8" INCH BY 30" INCH STEEL ROD WITH PLASTIC IDENTIFICATION CAPS MARKED KNISLEY 7231 AND WERE SET ON JUNE 7, 2010.

THE BEARINGS IN THE ABOVE DESCRIPTION ARE BASED ON THE WEST LINE OF THE NORTHEAST QUARTER OF SECTION #9 AS BEING N 3° 03' 19" E ie. ALL BEARINGS DESCRIBED HEREIN ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

THE ABOVE DESCRIPTION IS BASED ON A FIELD SURVEY MADE BY A & E SURVEYING ON JUNE 7, 2010. THIS DESCRIPTION WAS WRITTEN ON OCTOBER 28, 2011. SEE THE PLAT ATTACHED.

DESCRIPTION  
11/9/2011

A & E SURVEYING  
P. O. BOX 420  
SOMERSET, OHIO 43783  
PH: (740) 743-2201 FAX: 743-2498  
**OFFICE COPY  
NOT RECORDABLE**  
WAYNE A. KNISLEY  
OHIO REGISTERED SURVEYOR # 7231  
DATE: OCTOBER 28, 2011





# PLAT OF SURVEY

BEING A PART OF AN 80 +- ACRE TRACT IN THE NORTHEAST QUARTER OF SECTION #9, TOWNSHIP 10 NORTH, RANGE 13 WEST, BRUSH CREEK TOWNSHIP, MUSKINGUM COUNTY, OHIO. ALSO BEING A PART OF THE PROPERTY OF JAMES Z. WALLACE OF DEED BOOK 597, PAGE 137 OF THE MUSKINGUM COUNTY RECORDER [AUD. PAR. #08-70-04-19-000].

## BASIS OF BEARINGS

All bearings shown hereon are based on the west line of the N/E Quarter of Section #9 as being N 3° 03' 19" E ie. All bearings shown hereon are to an assumed meridian and are used to denote angles only.

## PERTINENT DOCUMENTS AND SOURCES OF DATA USED:

- 1- Deed references as shown
- 2- Brush Creek Township tax maps
- 3- U.S.G.S. map
- 4- Various survey records found in the office of the Muskingum County Engineer, Zanesville, Ohio.

Charles & Ruth McLaughlin Prop.  
74.15 Ac.= Deed  
D. Bk. 1157, Pg. 654  
Aud. Par. #08-70-04-17-000

Reference Iron Pin Fd.  
The N/W Corner Of The  
S/E Qtr. Of Section # 4

Shawn A. Mumaw Property  
D. Bk. 1130, Page 182  
5.835 Ac. = Deed  
Aud. Par. #08-70-04-18-000

N. V. Loshuk Prop.  
O.R. 2058, Pg. 926

Reference Iron Pin Fd.  
The N/W Corner  
Of Section # 9

The N/W Corner Of The  
N/E Qtr. Of Section # 9

Shawn A. & Marsha L. Mumaw Property  
O.R. 2320, Page 193 {3.377 acres}  
Aud. Par. #08-70-04-19-001  
2.704 Acres in Sec. # 9  
0.673 Acre in Sec. # 4

Stone found w/ cross notch  
the N/W cor. of the prop.  
of Paul Swingle et. al. of  
O. R. Bk. 1861, Pg. 679  
[ 76.05 +- Ac. = deed ]

Larry W. and Diane J. Mayle Property  
Deed Book 663, Page 66= 6.74 Ac.= Deed  
Aud. Par. #08-70-09-04-000  
Deed Book 723, Page 78= 6.28 Ac.= Deed  
Aud. Par. #08-70-04-23-000

WAYNE A. KNISLEY  
PS. 7231

Richard E. Groves et. al. Property  
{40 Acres = Deed} O. R. Bk. 2204, Pg. 17  
Aud. Par. #08-70-09-06-000

LINE TABLE		
Id	Bearing	Distance
L1	S 25°55'00" W	58.39'
L2	S 19°14'00" W	58.90'
L3	S 12°39'00" W	56.80'
L4	S 1°24'00" W	57.90'
L5	S 15°21'00" E	53.80'

DOZER RIDGE ROAD  
[ gravel surfaced ]  
R/W width not found

Larry W. and Diane J. Mayle Property  
Deed Book 663, Page 66= 6.74 Ac.= Deed  
Aud. Par. #08-70-09-04-000  
Deed Book 723, Page 78= 6.28 Ac.= Deed  
Aud. Par. #08-70-04-23-000

## Notes:

- 1- This, subject, "1.492 Acres Parcel" is subject to all legal highways and easements of record.
- 2- All distances are measured unless otherwise shown hereon.
- 3- This plat is a derivative of a field survey made by A & E Surveying on June 7, 2010.

## Note:

This, subject, "1.492 Acres Parcel" is not in a flood hazard area. See FIRM Panel #390425 0175 C.

## Legend

- IRON PIN SET= 5/8" INCH BY 30" INCH STEEL
- ⊕ ROD W/ PLASTIC ID. CAP MARKED KNISLEY 7231 {set on June 7, 2010}
- EXISTING IRON
- POINT { NOTHING SET }
- x—x—x— OLD, WOVEN WIRE, FENCE
- ⊗ EXISTING CORNER STONE
- RAILROAD SPIKE SET {on June 7, 2010}

Existing Corner Stone marking the, occupied, S/E corner of the prop. of Richard E. Groves et. al. of O. R. Bk. 2204, Pg. 17

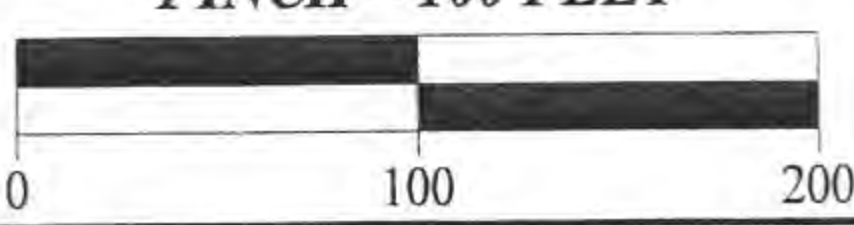
Existing, old, fence

Clay Cities Enterprises, Inc.  
Property, 39, Ac.= Deed  
Deed Bk. 697, Page 149  
Aud. Par. #08-70-09-08-000

Existing Corner Stone  
The S/W Corner Of The  
N/E Qtr. Of Section # 9

Robert K. Rueckert, Jr. and Nicholle Rueckert Property  
0.6 Acre= Deed, O.R. Bk. 2193, Page 108  
Aud. Par. #08-70-09-09-000

GRAPHIC SCALE  
1 INCH = 100 FEET



JOB # G200905GP3

Survey For:

JAMES Z. WALLACE

A & E Surveying  
P.O. Box 420

Somerset, Ohio 43783

Ph: (740) 743-2201, Fax: 743-2498

Cell: (740) 605-0002

NOT RECORDABLE

Wayne A. Knisley -- Ohio P.S. #7231

Date: October 28, 2011

DESCRIPTION

APPROVED  
By: [Signature] 11/4/2011