

## Description of Parcel 8

Situated in the State of Ohio, County of Muskingum, Township of Brush Creek, being in the northeast 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 northeast corner of Section 8 (Note: Reference bearing on the north line of Section 8 used as South 88°33'21" East.);

thence, with the east line of Section 8, South 01°41'10" West a distance of 2,022.61 feet to an iron pin set at the northeast corner of a 39.59 acres tract as conveyed to Ronald B. Miracle by Deed Volume 986, Page 97 of the Muskingum County Recorder's Office;

thence, with the north line of said Miracle property, North 89°02'04" West a distance of 1,559.34 feet to an iron pin set;

thence North 01°09'46" East a distance of 1,484.98 feet to an iron pin set, being THE TRUE POINT OF BEGINNING for this description;

thence, from said Point of Beginning continuing, North 01°09'46" East a distance of 217.19 feet to an iron pin set;

thence North 88°51'54" East a distance of 966.40 feet to a point in the centerline of State Route 555, passing through two iron pins set at distances of plus 836.40 feet and plus 936.40 feet, respectively;

thence, with the centerline of State Route 555, South 16°55'11" East a distance of 226.62 feet to a point;

thence, leaving the road, South 88°55'24" West a distance of 1,036.75 feet to the Point of Beginning, passing through two iron pins set at distances of plus 90.00 feet and plus 190.00 feet, respectively;

containing 5.002 acres, more or less, out of Parcel No. 08-08-70-08-12-000.

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

Subject to the right-of-way of State Route 555.

Subject to the 100 year Flood Plain restrictions.

Page 2 of 2  
Description of Parcel B

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

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 State Route 555. Said easement runs in a north-south direction across the east end of the above described property with the east line of said easement being the centerline of State Route 555. Containing 0.208 acres, more or less, of easement.

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TOGETHER WITH a 40.00 feet wide right-of-way, for the purposes of ingress from State Route 555. The centerline of said right-of way being described as follows:

Beginning in the centerline of State Route 555 at the southeast corner of the above described 5.002 acres tract;

thence, from said Point of Beginning with the south line of said 5.002 acres tract, South  $88^{\circ}55'24''$  West a distance of 90.00 feet to The Point of Ending for this right-of-way description;

Containing 0.083 acres, more or less, of right-of-way.

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Subject to all of the above described 40.00 feet wide right-of-way being also reserved unto the grantor, his heirs, and/or assigns, forever, for the purposes of ingress and egress to any and all tract of land which may join said right-of-way.

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 north line Section 8 used as an assumed bearing of South  $88^{\circ}33'21''$  East.

The above description prepared by Roger W. Claus, Registered Surveyor No. 6456, based on a new survey of September 30, 1992.

Prior Deed: Deed Volume \_\_\_\_\_ Page \_\_\_\_\_

APPROVED FOR CLOSURE

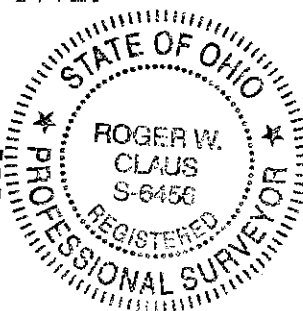
J.L. Gamble 10/8/92

AS

EXEMPT FROM  
PLANNING COMMISSION

10/12/2006

**OFFICE COPY  
NOT RECORDABLE**  
*Roger W. Claus*



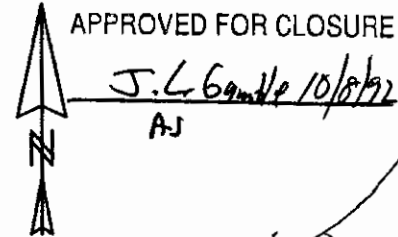
# SURVEY PLAT FOR

## J. J. DETWEILER ENTERPRISES

NEW SPLIT OUT OF PARCEL NO. 08-08-70-08-12-000

SCALE 1" = 200'

0' 200' 400'



SECTION 5

NORTH 88°33'21" WEST  
BASIS OF BEARINGS

SECTION 8

EXEMPT FROM  
PLANNING COMMISSION

7

N 88°51'54"E 836.40'  
N 88°51'54"E 966.40' TOTAL

8

5.002 ACRES

SEE FEMA FLOOD MAP 390-4250175 C

S 88°55'24"W 846.75'  
S 88°55'24"W 1036.75' TOTAL

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM  
TOWNSHIP OF BRUSH CREEK, BEING IN THE NORTHEAST  
QUARTER OF SECTION 8, RANGE 13 WEST, TOWNSHIP 10  
NORTH, OF "THE CONGRESS LANDS EAST OF THE SCIOTO  
RIVER".

PERTINENT DOCUMENTS

- (1) ALL DEEDS AS SHOWN.
- (2) COUNTY TAX MAPS.
- (3) SURVEY PLAT BY CLAUS SURVEYING.

OHIO POWER  
45.23 ACRES  
D.V. 279, PG. 200

N 88°33'21"W 723.23'

5

4

C/L T.R. 426.  
(PLETCHER  
HILL RD.)

19

18

17

8

9

THE BEARINGS ON THIS PLAT ARE FOR  
ANGLE CALCULATIONS ONLY AND ARE  
BASED ON AN ASSUMED BEARING ON  
THE NORTH LINE OF THE NORTHEAST  
QUARTER OF SECTION 8 USED AS  
NORTH 88°33'21" WEST.

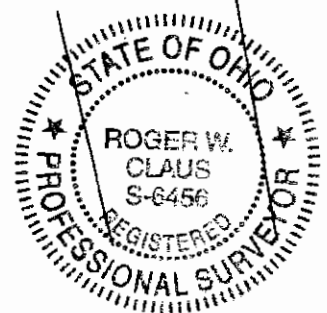
SUBJECT TO ALL LEGAL RIGHT-OF-WAYS,  
EASEMENTS, RESTRICTIONS, RESERVATIONS,  
AND ZONING REGULATIONS OF RECORD.  
SUBJECT TO 100 YEAR FLOOD PLAIN  
RESTRICTIONS, IF APPLICABLE. SUBJECT  
TO ANY FACTS THAT MAY BE DISCLOSED  
IN A FULL AND ACCURATE TITLE SEARCH.

SURVEYORS CERTIFICATION:

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND  
CORRECT TO THE BEST OF MY KNOWLEDGE AND  
THAT IT WAS PREPARED FROM AN ACTUAL FIELD  
SURVEY OF THE PREMISES ON SEPTEMBER 28, 1992.

**OFFICE COPY  
NOT RECORDABLE** 10-06-06  
ROGER W. CLAUS, REG. SURVEYOR 6456 DATE:  
33 CHRISTMAN RIDGE ROAD  
LEWISVILLE, OHIO 43754  
1-740-567-3168  
1-740-567-3106 FAX

SURVEY PLAT FILE: 020321F8



C/L S.R. 555  
(CENTER RD.)

N 89°02'04"W 1559.34'

S 1°41'10"W 2022.61'

P.O.B. FOR  
PARCEL 8

40' WIDE  
COMMON-USE  
RIGHT-OF-WAY  
0.083 ACRE

9

10

L 17

P.O.B.

L 17

P.O.B.

P.O.B.

P.O.B.