

10-04-15 03:002

68.61 Acre Split of Longaberger Lands

Situated in the State of Ohio, County of Muskingum, Township of Cass, Quarter Township 2, and being part of Section 15, Township 3, Range 8, United States Military Lands, and being part of the lands presently owned by The Longaberger Company as per Deed Record 1063, page 125, and being more particularly described as follows:

Beginning for reference at an iron pin found at the Southeast corner of the Southwest Quarter of Section 6, Township 3, Range 8, United States Military Lands;

Thence along the common section line of Sections 6, and 15, South 88 degrees 23 minutes 24 seconds East, 1005.86 feet to a point on the west right of way of Raider's Road,(Co. Rd. 616);

Thence along said right of way, South 39 degrees 56 minutes 03 seconds West, 216.10 feet to an iron pin found, and the principal place of beginning;

Thence continuing along said right of way the following seven courses:

- 1.) South 39 degrees 56 minutes 03 seconds West, 120.18 feet to a point;
- 2.) North 50 degrees 03 minutes 57 seconds West, 5.00 feet to an iron pin set;
- 3.) South 39 degrees 56 minutes 03 seconds West, 250.00 feet to an iron pin set;
- 4.) South 50 degrees 03 minutes 57 seconds East, 5.00 feet to a point;
- 5.) South 39 degrees 56 minutes 03 seconds West, 759.95 feet to an iron pin set;
- 6.) Along a curve to the right having a delta angle of 34 degrees 47 minutes 01 seconds, a radius of 1597.02 feet and an arc length of 969.53 feet, and a chord which bears South 57 degrees 19 minutes 33 seconds West, 954.71 feet to an iron pin set;
- 7.) South 74 degrees 44 minutes 50 seconds West, 1670.90 feet to a point on the east line of lands presently owned by the State of Ohio, and being the Jackson\Cass Township line, passing an iron pin set at 1610.90 feet, and from which an iron pin found bears South 03 degrees 52 minutes 39 seconds East, 8.32 feet.

Thence along the east line of said State lands, and along the township line, North 01 degrees 56 minutes 36 seconds East, 36.49 feet to an iron pin found on the southeast corner of lands presently owned by BR and BE Real Estate LLC, (OR 2510-759);

Thence along the east line of said BR and BE lands, and the township line, North 01 degrees 56 minutes 36 seconds East, 994.53 feet to an iron pin found on the southeast corner of lands presently owned by the Longaberger Company,(OR 1135-59);

Thence along the east line of said Longaberger lands, and said township line, North 01 degrees 56 minutes 36 seconds East, 54.70 feet to an iron pin set;

Thence through lands presently owned by the Longaberger Company,(DR 1063-125), and approximately ten feet off the back of curb of Loop Road,(Private Road), the following four courses:

- 1.) North 89 degrees 08 minutes 36 seconds East, 98.47 feet to an iron pin set;
- 2.) North 62 degrees 59 minutes 16 seconds East, 182.17 feet to an iron pin set;
- 3.) North 73 degrees 36 minutes 17 seconds East, 1218.68 feet to an iron pin set;
- 4.) Along a curve to the left having a delta angle of 39 degrees 50 minutes 34 seconds, a radius of 848.00 feet and an arc length of 589.69 feet, and a chord which bears North 53 degrees 41 minutes 02 seconds East, 577.88 feet to an iron pin set on the south line of a parcel of land

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known as the Homestead Survey;

Thence through said Longaberger lands and along said the south line of said Homestead Survey, South 88 degrees 23 minutes 24 seconds East, 1209.26 feet to the principal place of beginning, containing 68.61 acres, more or less.

The above described tract is subject to two storm sewer easements being ten feet in width, and being more particularly described as follows:

Storm Sewer Easement 1

Situated in the State of Ohio, County of Muskingum, Township of Cass, Quarter Township 2, and being part of Section 15, Township 3, Range 8, United States Military Lands, and being part of the lands presently owned by The Longaberger Company as per Deed Record 1063, page 125, and being more particularly described as follows:

Beginning for reference at an iron pin found at the Southeast corner of the Southwest Quarter of Section 6, Township 3, Range 8, United States Military Lands;

Thence along the common section line of Sections 6, and 15, South 88 degrees 23 minutes 24 seconds East, 1005.86 feet to a point on the west right of way of Raider's Road,(Co. Rd. 616);

Thence along said right of way, South 39 degrees 56 minutes 03 seconds West, 216.10 feet to an iron pin found;

Thence along the north line of the above described tract, North 88 degrees 23 minutes 24 seconds West, 1209.26 feet to an iron pin set;

Thence approximately ten feet off the back of curb of Loop Road,(private road), and along the west line of the above described tract, on a curve to the right, with a delta angle of 02 degrees 26 minutes 28 seconds, a radius of 848.00 feet, an arc length of 36.13 feet, and a chord which bears South 34 degrees 58 minutes 59 seconds West, 36.12 to a point, and the principal place of beginning of this easement;

Thence South 24 degrees 26 minutes 24 seconds West, 547.20 feet to a point ten feet past the outlet end of the pipe, and the terminus of this easement.

Storm Sewer Easement 2

Situated in the State of Ohio, County of Muskingum, Township of Cass, Quarter Township 2, and being part of Section 15, Township 3, Range 8, United States Military Lands, and being part of the lands presently owned by The Longaberger Company as per Deed Record 1063, page 125, and being more particularly described as follows:

Beginning for reference at an iron pin found at the Southeast corner of the Southwest Quarter of Section 6, Township 3, Range 8, United States Military Lands;

Thence along the common section line of Sections 6, and 15, South 88 degrees 23 minutes 24 seconds East, 1005.86 feet to a point on the west right of way of Raider's Road,(Co. Rd. 616);

Thence along said right of way, South 39 degrees 56 minutes 03 seconds West, 216.10 feet to an iron pin found;

Thence along the north line of the above described tract, North 88 degrees 23 minutes 24

seconds West, 1209.26 feet to an iron pin set;

Thence approximately ten feet off the back of curb of Loop Road,(private road), and along the west lines of the above described tract, the following two courses:

- 1.) On a curve to the right with a delta angle of 39 degrees 50 minutes 34 seconds, a radius of 848.00 feet, an arc length of 589.69 feet, and a chord which bears, South 53 degrees 41 minutes 02 seconds West, 577.88 feet to an iron pin set;
- 2.) South 73 degrees 36 minutes 17 seconds West, 526.73 feet, and the principal place of beginning of this easement;

Thence South 06 degrees 06 minutes 46 seconds West, 160.34 feet to a point 10 feet past the outlet end of the pipe, and the terminus of this easement.

Subject to all legal recorded easements and right of ways.

Iron pins set are 5\8 inch rears , 30 inches long, with plastic identification caps.

Bearings are based on the Ohio State Plane Coordinate System, NAD 83, South Zone, Grid North as per G.P.S. observations.

This description is written based on a field survey completed August 25, 2014, by Jack D. Newcomer, Reg. No. 7321.

OFFICE COPY
NOT RECORDABLE

8-26-14
Date

Parcel Nos
Part of: 10-04-15-03-000 +- 68.61 Acres



DESCRIPTION
APPROVED
By: [Signature] 8/26/14

SITUATED IN:

State of Ohio, County of Muskingum, Township of Cass, Quarter Township 2, Part of Section 15, Township 3, Range 8, United States Military Lands

BASIS OF BEARINGS

Bearings are based on the Ohio State Plane Coordinate System, NAD 83, South Zone, Grid North as per GPS observations.

Southeast Corner of the Southwest Quarter of Section 6, T 3, R 8, U. S. M. L.

Fanatics Ohio Property Holding Inc. OR 2426-680

The Longaberger Company DR 1063-125

Section 6
Section 15

S 88°23'24"E
9.47'

D=02-26-28
A=36.13'
R=848.00'
S 34°58'59"W
36.12'

S 88°23'24"E 1209.26'

S 39°56'03"W
120.18'
N 50°03'57"W
5.00'

S 39°56'03"W
216.10'

The Longaberger Company DR 1063-125

Loop Road, (Private Road)
S 73°36'17"W 526.73'

D=39-50-34
A=589.69'
R=848.00'
N 53°41'02"E
577.88'

10 ft. Wide Storm Sewer Easement

S 50°03'57"E
5.00'

LEGEND

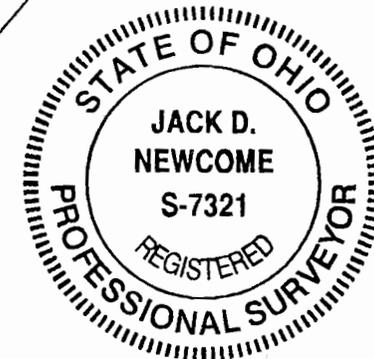
- ▲ Railroad Spike Set
- Iron Pin Found
- ⊠ Stone Found
- Axle Found
- Iron Pipe Found
- ▲ Railroad Spike Found
- Iron Pin Set, 5/8" rebar
- ⊠ Monument Found

The Longaberger Company
DR 1063-125
+- 88.61 Acres

DESCRIPTION APPROVED

By: *[Signature]*

D=34-47-01
A=969.53'
R=1597.02'
S 57°19'33"W
954.71'



REFERENCES

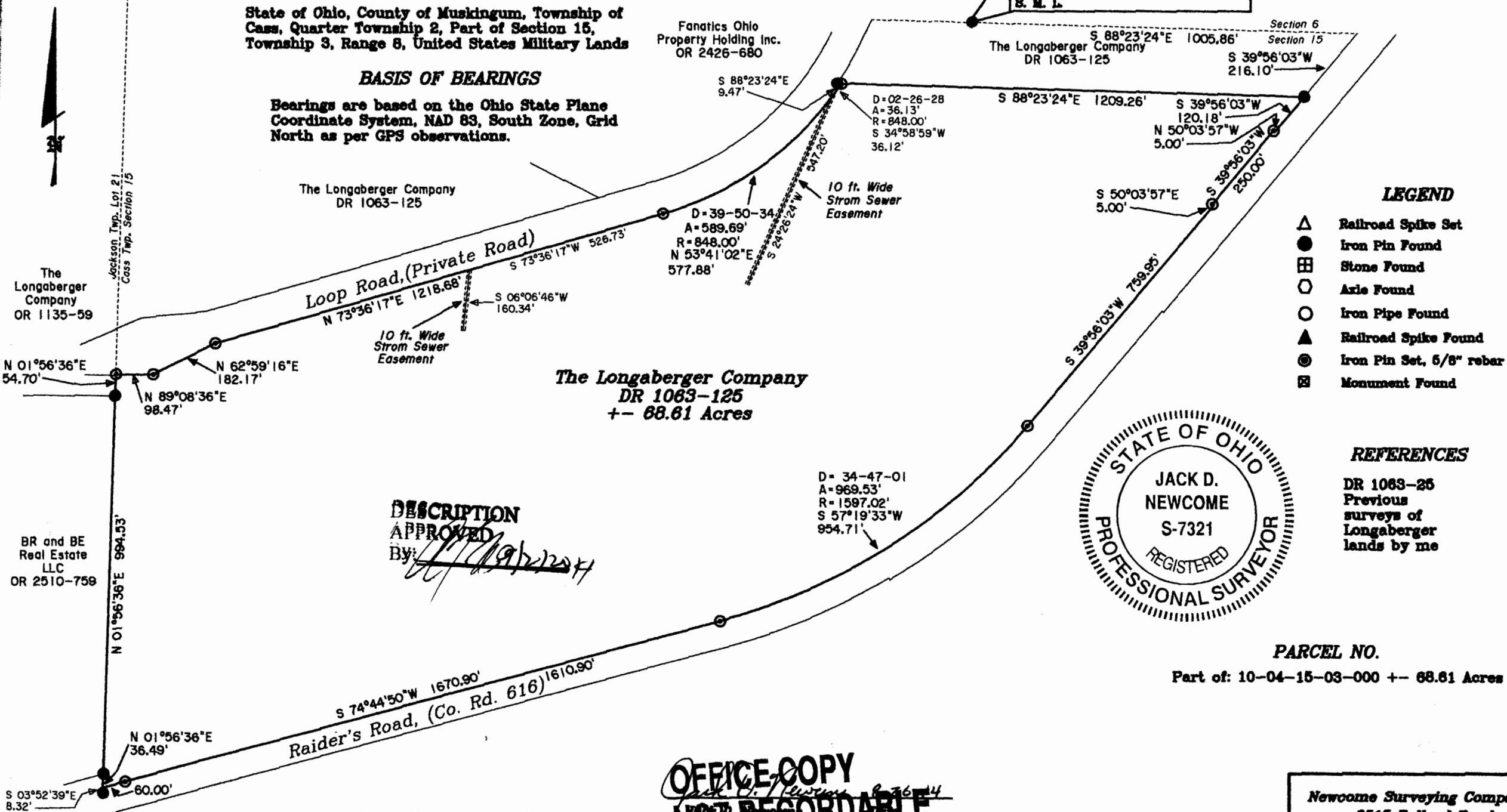
DR 1063-25
Previous surveys of Longaberger lands by me

PARCEL NO.

Part of: 10-04-15-03-000 +- 88.61 Acres

OFFICE COPY
Jack D. Newcome
NOT RECORDABLE
Reg. Surveyor No. 7321

Newcome Surveying Compa
8515 Ballard Road
Nashport, Ohio
740-452-5798



BR and BE Real Estate LLC OR 2510-759

The Longaberger Company OR 1135-59

Jackson Twp., Lot 21
Cass Twp., Section 15

