

MARGARET M. COX**OFFICE COPY
NOT RECORDABLE**

Being real estate situated in Cass Township, Muskingum County, Ohio, being part of the first quarter in township 3 in range 7, recorded in Volume 1112, page 343;

Beginning at the Northwest Corner of said quarter township;
thence east with the township line, 1440.78 feet (87.32 rods) to a stake;
thence S 41° W, 407.88 feet (24.72 rods);
thence N 49° W, 247.50 feet (15 rods);
thence S 41° W, 703.23 feet (42.62 rods) to the Ohio Canal;
thence southwardly along said canal to the quarter township line;
thence north along said line 1109.46 feet (67.24 rods) to the place of beginning.

Excepting the following parcels recorded in Muskingum County, Ohio:

First: 2.65 acres conveyed to Trustees of Madison Presbyterian Church by deed dated June 11, 1889 and recorded in Volume 92, page 134.

Second: 2.435 acres conveyed to the Board of Education of Adams Mill Special School District by deed dated August 25, 1905 and recorded in Volume 140, page 23.

Third: 1.0 acre conveyed to Ray Balo by deed dated March 11, 1938 and recorded in Volume 273, page 136.

The same parcel being described by a recent survey as follows:

Commencing at an iron pipe found at the Northwest Corner of the 1st Quarter, T3N, R7W; thence South 86°12'46" East, 333.61 feet along the Muskingum County/Coshocton County line to an iron pipe found; thence continuing along the Muskingum/ Coshocton County line South 86°12'46" East, 499.13 feet to a point and being the true place of beginning;

thence South 86°12'46" East, 593.80 feet along the county division line to a point in the centerline of Cass Township Road 481A;

thence leaving the centerline of said road South 86°12'46" East, 14.07 feet to an iron pin set;

thence along the west line of the State of Ohio (DR 1-471) South 44°47'14" West, 533.00 feet to an iron pin set;

thence continuing South 44°47'14" West, 33.00 feet to a point on the centerline of Cass Township Road 481;

thence continuing along centerline of Township Road 481 North 56°44'10" West, 38.33 feet to a point;

thence leaving said centerline South 59°56'41" West, 26.99 feet to an iron pin set;

thence continuing South 59°56'41" West, 5.00 feet to a point;

thence North 55°59'48" West, 219.40 feet to an iron pipe found;

thence North 44°02'35" East, 18.30 feet to a point in the centerline of said T. R. 481;

Thence along the centerline of T.R. 481 the following four courses:

1. South 41°49'33" East, 46.50 feet to a point;
2. South 55°26'22" East, 63.23 feet to a point;

3. South 67°07'57" East, 68.46 feet to a point;
4. South 68°47'10" East, 17.37 feet to a point;

thence leaving said centerline, North 34°33'52" East, 18.60 feet to an iron pin set;

thence continuing North 34°33'52" East, 189.27 feet to an iron pin set;

thence North 50°44'29" West, 164.61 feet to an iron pin set;

thence South 70°54'07" West, 45.37 feet to a stone found;

thence North 86°34'17" West, 97.90 feet to a stone found;

thence North 03°40'26" East, 138.33 feet to the true point of beginning, containing 2.74 acres, more or less.

Iron pins set are 5/8 inch rebar, 30 inches long with yellow ID cap stamped DADECO #56345;

Subject to all legal right of ways, easements, restrictions, zoning regulations either written or implied and any pertinent facts disclosed from a full and accurate title search including railroad easements and right-of-ways.

The bearings for this survey are for angle calculations only and are based on the Muskingum County / Coshocton County line as an assumed bearing North 86°12'46" West.

This legal description prepared on July 25, 2000 by Douglas R. Davis, registered Surveyor No. 7972, and based on a field survey performed by DADECO Engineering.

All of Parcel No.: 10-10-25-01-04-000

References:

DR 11-441
DR 92-134
DR 708-311
DR 978-283
DR 985-482
DR 112-341

Douglas R. Davis, P.S. #7972



DESCRIPTION APPROVED
FOR AMBIT'S TRANSFER
BY AD

7-28-2000

W & C LARR
O.R. VOL 119, PG 431

PLAT OF SURVEY FOR MARGARET COX

STATE OF OHIO, COSHOCTON COUNTY
VIRGINIA TOWNSHIP
PART OF LOT 28, 4TH QTR.
TOWNSHIP 4-N, RANGE 7-W,
UNITED STATES MILITARY LANDS
AND MUSKINGUM COUNTY
CASS TOWNSHIP
PART OF 1ST QUARTER
TOWNSHIP 3, RANGE 7,
UNITED STATES MILITARY LANDS

MARGARET COX
± 39.937 ACRES

± 37.197 ACRES FROM AUDITOR'S
PARCEL NO. 039-00000009-00
O.R. VOL 85, PG 32 (COSHOCTON CO.)
DEED VOL 247, PG 650 (COSHOCTON CO.)

± 2.740 ACRES FROM AUDITOR'S
PARCEL NO. 10-10-25-01-04-00
VOL 1112, PG 343 (MUSKINGUM CO.)

ALL OF:
PARCEL NO. : 039-00000009-00 (COSHOCTON CO.)
PARCEL NO. : 10-10-25-01-04-000 (MUSKINGUM CO.)

BASIS OF BEARING:
BEARINGS SHOWN HEREON ARE TO AN ASSUMED MERIDIAN
AND ARE USED TO DENOTE ANGLES ONLY.

PERTINENT DOCUMENTS AND SURVEYS USED:

1. DEED REFERENCES SHOWN
2. TAX MAPS
3. SURVEY RECORDS FOUND IN THE MUSKINGUM
COUNTY ENGINEERS OFFICE, ZANESVILLE, OHIO

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY WLD

7-28-2000

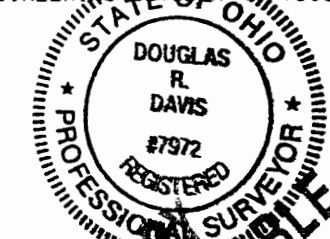
| | | |
|----|-------------|----------|
| 1 | S83°47'53"E | 30.00ft |
| 2 | S13°06'08"W | 92.62ft |
| 3 | S21°23'15"W | 61.53ft |
| 4 | S25°58'00"W | 18.65ft |
| 5 | S86°12'46"E | 14.07ft |
| 6 | S44°47'14"W | 33.00ft |
| 7 | N56°44'10"W | 38.33ft |
| 8 | S59°56'41"W | 26.99ft |
| 9 | S59°56'41"W | 5.00ft |
| 10 | N44°02'35"E | 18.30ft |
| 11 | S41°49'33"E | 46.50ft |
| 12 | S55°26'22"E | 63.23ft |
| 13 | S67°07'57"E | 68.46ft |
| 14 | S68°47'10"E | 17.37ft |
| 15 | N34°33'52"E | 18.60ft |
| 16 | S70°54'07"W | 45.37ft |
| 17 | S01°42'47"E | 100.89ft |

- LEGEND**
- IRON PIN SET 5/8"x30" W/ CAP
MARKED "DADECO 56345"
 - IRON PIPE FOUND
 - 3/4" IRON PIN FOUND
 - ⊗ STONE FOUND
 - POINT

DADECO
ENGINEERING

715 RICHEY ROAD
ZANESVILLE, OHIO 43701
(740) 452-7262

I HERE BY CERTIFY THIS
PLAT TO BE CORRECT
AS SURVEYED BY DADECO
ENGINEERING, DETROIT, 1999



DOUGLAS R. DAVIS
P.E. # S7972

**OFFICE COPY
NOT RECORDED**

MARGARET COX
PLAT OF
SURVEY

DATE 07/25/00

SOUTHWEST CORNER OF
LOT 28, 4TH QUARTER,
T4N, R7W

NORTHWEST CORNER OF
1ST QUARTER,
T3N, R7W

R K FRANKS
O.R. VOL 59, PG 1077

N02°43'28"E
1121.98ft

S83°51'42"E
1427.89ft

R & C DALZELL
DEED VOL 325, PG 651

S04°22'44"W
163.00ft
S83°47'53"E
152.34ft

COUNTY RD. 294

GRAY FARM PARTNERSHIP
DEED VOL 316, PG 753

N86°12'46"W
333.61ft

GRAY FARM PARTNERSHIP
DEED VOL 781, PG 283

D&J MARTIN
VOL 989, PG 482

N86°28'26"W
508.60ft

COSHOCTON COUNTY
MUSKINGUM CO

P.O.B.

N86°12'46"W 593.80ft
S86°12'46"E 593.80ft

N03°40'26"E
241.07ft

N86°34'17"W
97.90ft

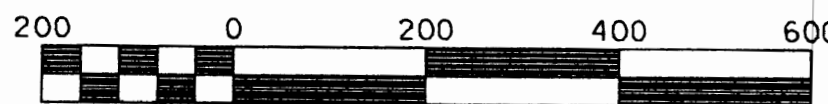
MAD. PRESB. CHURCH
11/441, 92/134
& 708/311

CASS T.R.

STATE OF OHIO
VOL 1, PG 471-472

R COX
VOL 978, PG 289

GRAY FARM PARTNERSHIP
VOL 781, PG 283



Scale 1" = 200'

DETAIL
SCALE: 1" = 30'

DETAIL
SCALE: 1" = 40'