

Survey for Muskingum County

Being a part of land located in the State of Ohio, Muskingum County, Clay Township, and part of the northwest quarter of Section 3, Township 14 North, Range 14 West, Congress Lands East of the Scioto River. Being all of the lands conveyed to Muskingum County in Deed Record 845, page 32 – parcel 1, bounded and described as follows:

Commencing at the northwest corner of Section 3, Township 14 North, Range 14 West;

thence along the north line of Section 3, also being the north line of Clay Township South 86 degrees 47 minutes 39 seconds East 1071.18 feet to an iron pipe found on the east line of the Conrail Railroad;

thence leaving the north line of Section 3 and along the east line of the Conrail Railroad South 22 degrees 06 minutes 09 seconds West 937.94 feet to a point, said point being South 59 degrees 15 minutes 32 seconds West 3.95 feet from an iron pipe found, the **place of beginning** for this parcel;

thence leaving the east line of the Conrail Railroad South 59 degrees 15 minutes 32 seconds East 150.90 feet to an iron pin set;

thence continuing South 59 degrees 15 minutes 32 seconds East 55.50 feet to a point in the centerline of Ransbottom Road (CR 32), being a corner of the Village of Roseville (DR 406-177 and DR 490-286);

thence along the Village of Roseville the following four courses:

1. South 59 degrees 15 minutes 32 seconds East 29.04 feet to an iron pin found;
2. South 20 degrees 42 minutes 40 seconds West 22.74 feet to an iron pin found;
3. South 20 degrees 37 minutes 33 seconds West 16.07 feet to an iron pin found;
4. South 20 degrees 56 minutes 09 seconds West 270.10 feet to an iron pin set;

thence continuing South 20 degrees 56 minutes 09 seconds West 193.00 feet to a point, being a corner of Three Swings Properties, LLC. (OR 1973-858);

thence along a line of Three Swings Properties, LLC. (OR 1973-858) South 18 degrees 25 minutes 57 seconds West 10.00 feet to an iron pin set;

thence continuing along a line of Three Swings Properties, LLC. (OR 1973-858) South 18 degrees 25 minutes 57 seconds West 385.27 feet to an iron pin found on the north line of the Village of Roseville (DR 527-705);

thence along the north line of the Village of Roseville (DR 527-705) North 86 degrees 15 minutes 23 seconds West 34.69 feet to an iron pin found on the northeast corner of D.L. and P.Y. Miller (OR 1127-329);

thence along the north line of D.L. and P.Y. Miller (OR 1127-329) North 85 degrees 48 minutes 09 seconds West 168.76 feet to an iron pin found on the east line of Ransbottom Road (CR32);

thence along the east line of Ransbottom Road (CR 32) the following three courses:

1. North 21 degrees 43 minutes 58 seconds East 93.37 feet to an iron pin set;
2. North 30 degrees 08 minutes 02 seconds East 211.84 feet to an iron pin set;
3. North 33 degrees 23 minutes 57 seconds East 149.36 feet to an iron pin set;

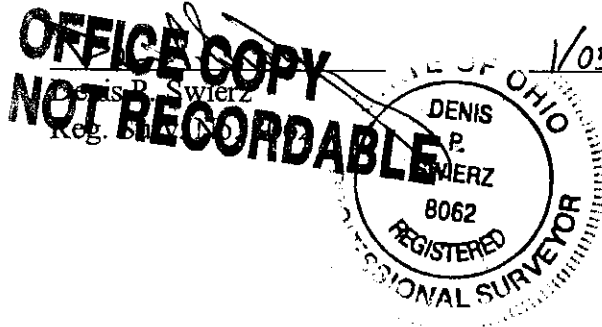
thence leaving the east line of Ransbottom Road (CR 32) North 71 degrees 25 minutes 26 seconds West 133.47 feet to an iron pin found on the east line of the Conrail Railroad;

thence along the east line of Conrail Railroad North 22 degrees 06 minutes 09 seconds East 553.05 feet to the place of beginning containing 4.43 acres, more or less,

All of Parcel No.: 13-13-10-01-28-000 (+ 4.43 acres)
Ransbottom Road right-of-way (+ 0.48 acres)
TOTAL 3.95 ACRES

This legal description was written by Denis P. Swierz based on a field survey completed December 2006 by Muskingum County Engineers' Office. The bearings in this description are based on NAD 83, Ohio South Zone, State Plane coordinates as per GPS Observations from Muskingum County Engineer GPS monument - GPS 34.

Subject to all easements, right of ways, restrictions, reservations, etc.. of record and those that may be implied.



APPROVED FOR CLOSURE
[Signature] 1/9/2007

EXEMPT FROM
PLANNING COMMISSION
[Signature] 1/9/2007

PLAT OF SURVEY FOR MUSKINGUM COUNTY

STATE OF OHIO, MUSKINGUM COUNTY, CLAY TOWNSHIP.

PART OF THE NORTHWEST QUARTER OF SECTION 3.

TOWNSHIP 14 NORTH, RANGE 14 WEST.

CONGRESS LANDS EAST OF THE SCIOTO RIVER

S 86°47'39" E
1071.18 FT

NORTHWEST CORNER OF
SECTION 3, T 14 N, R 14 W

BASIS OF BEARING:

BEARINGS ARE BASED ON NAD 83, OHIO SOUTH ZONE, STATE PLANE COORDINATES AS PER GPS OBSERVATIONS FROM MUSKINGUM COUNTY ENGINEER GPS MONUMENT - GPS 34.

PERTINENT DOCUMENTS AND SURVEYS USED:

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

EXEMPT FROM
PLANNING COMMISSION

APPROVED FOR CLOSURE

MUSKINGUM COUNTY
±4.43 ACRES
DR 845-32 (PARCEL #1)

USA EASEMENT
DR 482-363
TRACT 210E-1

RANSBOTTOM ROAD (CR 32)

VILLAGE OF ROSEVILLE
DR 406-177 & 490-286

BOARD OF COUNTY COMMISSIONERS
OF MUSKINGUM COUNTY
DR 821-50 (PARCEL #1)

PARCEL NO.
ALL OF: 13-13-10-01-28-000 ±4.43 ACRES
IN RANSBOTTOM RD. R/W ±0.48 ACRES
TOTAL ±3.95 ACRES

100 0 100

Scale: 1" = 100'

MUSKINGUM COUNTY
ENGINEERS OFFICE

155 REHL ROAD
ZANESVILLE, OHIO 43701
(740) 454-0155

I HEREBY CERTIFY THIS PLAT
TO BE CORRECT AS SURVEYED
DECEMBER 2006

LEGEND

- IRON PIN SET 5/8" X 3" MARKED "MUSK CTY" "SWIERZ 8062"
- IRON PIN FOUND
- IRON PIPE FOUND
- POINT

OFFICE COPY
NOT RECORDABLE

DENIS P. SWIERZ
PS# 8062

DATE 1/05/07

O.L. & P.Y. MILLER
DR 1127-329

VILLAGE OF ROSEVILLE
DR 527-705

N 86°15'23" W
34.69 FT

R.A. LENHART, ETAL.
DR 1658-265

VILLAGE OF ROSEVILLE
EASEMENT
DR 487-518

3 SWINGS PROPERTIES, LLC
DR 1973-858

CONRAIL RAILROAD (ACTIVE TRACK)

N 71°25'26" W
133.47 FT

N 33°23'57" E
149.36 FT

N 30°08'02" E
211.84 FT

N 21°43'58" E
93.37 FT

N 85°48'09" W
168.76 FT

N 22°06'09" E
553.05 FT

N 22°06'09" W
937.94 FT

S 59°15'32" E
150.90 FT

S 59°15'32" E
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S 20°42'40" W
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