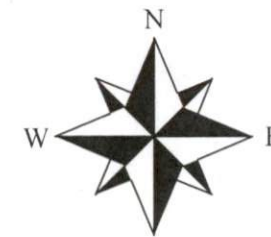


SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF CLAY, PART BEING IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 3, RANGE 14 WEST, TOWNSHIP 14 NORTH OF "CONGRESS LANDS EAST OF THE SCIOTO RIVER".

THE BEARINGS ON THIS PLAT ARE FOR ANGLE CALCULATIONS ONLY AND ARE BASED ON A GRID BEARING ON THE NORTH LINE OF THE SOUTHWEST QUARTER OF SECTION 2 USED AS SOUTH 86°35'46" EAST.

Survey Plat for Bruner Land Company Inc.



0' 100' 200'

Scale : 1" = 100'

TOM K. MILLER
O.R.V. 958 PG. 183
4.25 ACRES

P.O.B.
N.W. Corner
N.W. 1/4 of
S.W. 1/4 of
Section 2

R/W
P.O.E.

RONNIE R. & SHARON K. LANTZ
O.R.V. 2857 PG. 863
89.290 ACRES
P.N. 13-40-02-05-000

S 86°35'46" E 483.69'

Basis of Bearings

S 86°35'46" E 1599.87'

Center of
Section 2

BRUNER LAND COMPANY INC.
O.R.V. 3052 PG. 895
75.984 ACRES

BRUNER LAND COMPANY INC.
O.R.V. 3052 PG. 895
26.80 Ac. (Deed)

NEW SPLIT OUT OF
O.R.V. 3052 PG. 895
0.727 ACRE

Part of
P.N. 13-40-02-07-002

DESCRIPTION
APPROVED
By: *DND* 12-2-2022

RYAN R. & KAYLIE M. LANTZ
O.R.V. 3069 PG. 312
5.00 ACRES

P.N. 13-40-02-07-000

LINE	BEARING	DISTANCE
L1	S 65°12'56" W	54.04'
L2	S 71°37'10" W	62.54'
L3	S 76°39'32" W	68.70'
L4	S 84°04'41" W	74.93'
L5	N 87°31'42" W	54.14'
L6	N 80°36'50" W	82.93'
L7	N 74°24'07" W	38.33'
L8	N 03°44'43" E	79.12'
L9	N 06°44'19" W	56.04'
L10	S 64°55'50" W	30.00'

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date

BRUNER LAND COMPANY INC.
O.R.V. 3052 PG. 895
26.80 ACRES

BRUNER LAND COMPANY INC.
O.R.V. 3052 PG. 895
146.647 ACRES
P.N. 13-40-02-07-001

- = 5/8" x 30" I.P. Set "Biedenbach Surveying, LLC. PS 7881"
- ⊙ = 5/8" I.P.F. "Biedenbach 7881"
- △ = Survey Angle Point
- = I.P.F. Uncapped (size noted)
- ⊙ = 1" Rod Found
- ⊗ = Post Found

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.

Survey File No.: GB-3762AF3

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 AERIAL FIELD SURVEY OF THE PREMISES. TITLE IS NOT GUARANTEED BY THIS SURVEY.

GREGORY A. BIEDENBACH
OHIO REG. SURVEYOR PS 7881
BIEDENBACH SURVEYING, LLC
114 ADAMS AVENUE
WOODSFIELD, OHIO 43793
1.740.472.1262 OFFICE
1.740.472.5298 FAX

NOTE: THIS MAP IS AN ORIGINAL COPY ONLY WITH ORIGINAL SIGNATURE AND SEAL.