

17-07-01-03-001
ADDRESS N/A

W. J. Biedenbach & Associates

3120 Lisa Lane
Zanesville, OH 43701

Surveying and Mapping

Telephone (740) 453-4850
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CAROL GOFF

AUDITORS PARCEL NUMBERS

17-17-07-01-03-000 (AHL)
(PT)

BEING A PART OF LOT NUMBER 3 SIBLEY'S SUBDIVISION IN THE 1ST QUARTER OF TOWNSHIP 1, RANGE 8, UNITED STATES MILITARY LANDS, IN FALLS TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

BEGINNING AT AN EXISTING 5/8 INCH REBAR MARKING THE NORTHWEST CORNER OF LOT 3 OF SAID SIBLEY'S SUBDIVISION;

THENCE SOUTH 88 DEGREES 10 MINUTES 19 SECONDS EAST 236.16 FEET, ALONG THE SOUTH LINE OF A TRACT CONVEYED TO RAY THOMAS LUMBERTOWN, INC. AS RECORDED IN DEED VOLUME 739, PAGE 11 OF THE MUSKINGUM COUNTY DEED RECORDS TO AN EXISTING IRON PIN;

THENCE SOUTH 87 DEGREES 55 MINUTES 02 SECONDS EAST 739.88 FEET ALONG THE SOUTH LINE OF A TRACT CONVEYED TO D. AND T. SARBAUGH (VOLUME 1141, PAGE 752) TO AN IRON PIN SET;

THENCE TRAVERSING THROUGH A TRACT CONVEYED TO CAROL GOFF AS RECORDED IN DEED VOLUME 1153, AT PAGE 158 OF THE MUSKINGUM COUNTY DEED RECORDS, SOUTH 36 DEGREES 14 MINUTES 21 SECONDS WEST 294.02 FEET TO AN IRON PIN SET;

THENCE NORTH 87 DEGREES 58 MINUTES 44 SECONDS WEST 812.76 FEET TO AN IRON PIN SET ON THE WEST LINE OF THE SAID LOT No. 3;

THENCE NORTH 02 DEGREES 30 MINUTES 32 SECONDS EAST 243.14 FEET ALONG THE WEST LINE OF LOT NUMBER 3 OF SAID SIBLEY'S SUBDIVISION TO THE PLACE OF BEGINNING.

CONTAINING 5.001 MORE OR LESS ACRES SUBJECT TO APPLICABLE EASEMENTS.

BEARINGS ARE BASED ON THE STATE PLANE GRID FROM A PREVIOUS SURVEY BY R. M. GRAVES ALONG THE WEST AND SOUTH LINES OF THIS TRACT (DATED DECEMBER 30, 1994.)

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS5718-PS6923).

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 11TH DAY OF MARCH 2000.

W. J. BIEDENBACH
REGISTERED SURVEYOR 5718

**OFFICE COPY
NOT RECORDABLE**

DESCRIPTION APPROVED
FOR AUDITORS PARCEL
BY WJB
4-12-2000

SURVEY FOR CAROL GOFF

AUDITORS PARCEL NUMBER

17-17-07-01-03-000 (PART)

RAY THOMAS LUMBERTOWN, INC.
VOL. 739, PG. 11

D. & T. SARBAUGH
VOL. 1141, PG. 752

E. JACKSON
VOL. 1065, PG. 487

E. JACKSON, JR.
VOL. 993, PG. 387

MUSKINGUM TOWNSHIP
FALLS TOWNSHIP

S.88°10'19"E
236.16'

S.87°55'02"E. 1213.17'

5/8" REBAR (W/B)

39.28'

5/8" REBAR

738.88'

331.30'

5/8" REBAR (W/B)

243.14'

111.99'

30.00'

10.29'

CAROL GOFF
VOL. 1153, PG. 158
5.001 ± ACRES

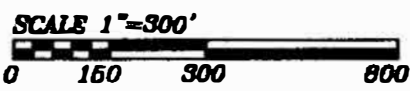
NORTHWEST CORNER OF LOT 3 OF SIBLEY'S SUBDIVISION BY L.P. DINAN, SURVEY DATED JANUARY 15, 1997.

N.87°58'44"W. 812.78'
BEING PARTS OF LOT 3 OF SIBLEY'S SUBDIVISION IN QUARTER TOWNSHIP 1, TOWNSHIP 1, RANGE 8, OF THE UNITED STATES MILITARY LANDS, FALLS TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE STATE PLANE GRID FROM A PREVIOUS SURVEY BY R.M. GRAVES ALONG THE WEST AND SOUTH LINES OF THIS TRACT (DATED DECEMBER 30, 1994)

RESEARCH:
VOL. 1077, PG. 133
VOL. 1059, PG. 399
MUSKINGUM CO. TAX MAP

PREVIOUS SURVEY OF 9.47 AC. BY R.M. GRAVES #5792, DATED 12-30-94.



L.P. DINAN SURVEY #5451

LOT 4

LOT 3

CAROL A. GOFF
VOL. 1153, PG. 158

5/8" REBAR (LNN)

1094.66'

N.02°30'32"E. 2421.19'

5/8" REBAR (BOCK & CLARK)

5/8" REBAR (LNN)

NORTHSIDE GARDEN CENTER VOL. 1059, PG. 399

LEGEND

- EXISTING IRON PIN
- ⊙ IRON PIN SET (5/8" REBAR W/CAP)
- ANGLE POINTS
- ⊕ QUARTER CORNER

SOUTHWEST CORNER OF LOT 3 OF SIBLEY'S SUBDIVISION BY R.M. GRAVES, SURVEY DATED DECEMBER 30, 1994.

LOT 4
LOT 5

N.83°57'17"W. 236.44'
N.81°59'53"W. 349.22'

LOT 3
LOT 2

E. TOWNSHIP ROAD 309
(FAIRVIEW ROAD)

WOLFE BUILDING CENTER, INC.
VOL. 1102, PG. 489
9.47 ACRES

5/8" REBAR
1.01 ± ACRES

P. & F. O'BRIEN
VOL. 1114, PG. 549

N.86°32'03"W. 360.81'
N.87°19'39"W. 25.00'

C.E. & V.J. NEWMAN
VOL. 894, PG. 321

907.63'

DESCRIPTION APPROVED
FOR A RECORD
BY: [Signature]
4-12-2000

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 11th DAY OF MARCH, 2000.

W.J. BIEDENBACH & ASSOC.
SURVEYING & MAPPING
ZANESVILLE, OHIO
(740) 453-4850

DRAWN BY: AJS	DATE: 02-18-99
SCALE: 1"=300'	CHECKED BY: WJB
JOB NO: 4398	DRAWING NO: D:\4398\4398

W.J. BIEDENBACH
REGISTERED SURVEYOR #5718

OFFICE COPY NOT RECORDED