

MUSKINGUM RIVER PARTNERS LOT #1

Being a part of Lot 6 of Robert Underwood's Subdivision (Plat Book A-O, Page 53) located in Quarter Township 2, T1N, R7W, Falls Township, and being part of the lands conveyed to Muskingum River Partners, recorded in Deed Volume 1124, page 621 in Muskingum County, Ohio;

Commencing at the Northwest corner of Lot 6 of Robert Underwood's Subdivision (Plat Book A-O, Page 53) at a stone found, thence along the north line of Lot 6 South 87 degrees 05 minutes 53 seconds East 2449.87 feet to a railroad spike found in Linden Avenue; thence South 87 degrees 05 minutes 53 seconds East 8.22 feet to a railroad spike found in Linden Avenue on the west right of way of the Ohio Central Railroad; thence along the west right of way of the Ohio Central Railroad the following three courses:

1. South 12 degrees 54 minutes 07 seconds West 317.44 feet to a point;
2. North 77 degrees 05 minutes 53 seconds West 20.00 feet to a point;
3. South 12 degrees 52 minutes 43 seconds West 1815.58 feet to a railroad spike found in Linden Avenue;

thence leaving the west right of way of the Ohio Central Railroad South 87 degrees 08 minutes 57 seconds East 101.52 feet to an iron pin found on the east right of way of the Ohio Central Railroad; thence leaving east right of way of the Ohio Central Railroad and along the south line of a property owned by Z.Y.C. Investments (DR 1107-291) South 87 degrees 07 minutes 42 seconds East 521.17 feet to an iron pin set; thence leaving the south line of a property owned by Z.Y.C. Investments South 03 degrees 57 minutes 25 seconds East 402.85 feet to an iron pin set, passing iron pins set at 1.01 feet and 171.21 feet, the principle place of beginning for this parcel;

thence South 87 degrees 07 minutes 42 seconds East 370.05 feet to the low water mark of the Muskingum River, passing an iron pin set at 340.05 feet;

thence along the low water mark of the Muskingum River South 03 degrees 57 minutes 48 seconds East 193.15 feet to a point, being the northeast corner of a property owned by J. Hardbarger (DR 1143-164);

thence leaving said low water mark and along the north line of J. Hardbarger North 87 degrees 22 minutes 28 seconds West 124.17 feet to an iron pin found at the northwest corner of J. Hardbarger, also being the northeast corner of a property owned by Riverside Airport, Inc. (DR 744-280), passing an iron pin found at 33.00 feet;

thence along the north line of Riverside Airport, Inc. North 87 degrees 07 minutes 48 seconds West 245.83 feet to an iron pin set;

thence leaving the north line of Riverside Airport, Inc. North 03 degrees 57 minutes 25 seconds West 193.69 feet to the principle place of beginning, containing 1.63 acres, more or less, with 0.26 acres being in the 50' wide road right of way and 0.16 acres being in the utility easement area.

Iron pins set are 5/8 inch rebar, 30 inches long with yellow ID cap stamped DAVIS #7972.

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.

This legal description prepared on April 04, 2000 by Douglas R. Davis, registered Surveyor No. 7972, and based on a field survey performed by DADECO Engineering.

Part of Parcel #17-17-26-02-0000 (± 1.63 acres)

References DR 744-280
DR 1124-621

DR 1107-291
DR 1143-164

Douglas R. Davis, P.S. #7972

Date:

OFFICE COPY
NOT RECORDABLE

DESCRIPTION REVIEWED
ON APRIL 04, 2000
BY *[Signature]*

4-7-2000



PLAT OF SURVEY FOR MUSKINGUM RIVER PARTNERS

STATE OF OHIO
MUSKINGUM COUNTY
FALLS TOWNSHIP,
PART OF LOT 6 OF ROBERT UNDERWOOD'S
SUBDIVISION, QUARTER TOWNSHIP 2, T1N, R7W

Z.Y.C. INVESTMENTS
DR 1107-291

MUSKINGUM RIVER PARTNERS
DR 1124-621

RIVERSIDE AIRPORT, INC.
DR 744-280

J. HARDBARGER
DR 1143-164

DESCRIPTION APPROVED
FOR AUDITING
BY [Signature]
4-7-2000

CURVE DATA

CURVE #1

R = 60.00'
Δ = 39°17'13"
L = 41.14'
Ch = 40.34'
Bearing = N28°01'05"W

CURVE #2

R = 55.00'
Δ = 108°30'44"
L = 104.16'
Ch = 89.28'
Bearing = N01°57'38"E

CURVE #3

R = 42.50'
Δ = 86°31'03"
L = 64.18'
Ch = 58.25'
Bearing = S70°14'59"E

CURVE #4

R = 55.00'
Δ = 16°44'16"
L = 16.07'
Ch = 16.01'
Bearing = S18°23'58"E

LINE DATA

LINE #1

Length = 47.33'
Bearing = N55°31'33"W

LINE #2

Length = 104.08'
Bearing = S55°31'33"E

LINE #3

Length = 320.64'
Bearing = N03°55'42"W

LINE #4

Length = 383.57'
Bearing = S03°55'42"E

LEGEND

- IRON PIN SET 5/8" X 30" W/CAP MARKED DAVIS (17972)
- IRON PIN FOUND
- △ RAILROAD SPIKE FOUND
- STONE FOUND
- POINT
- IRON PIPE FOUND

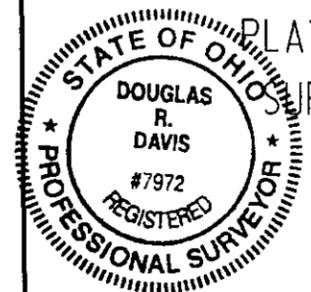
DADECO
ENGINEERING

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

I HEREBY CERTIFY THIS PLAT
TO BE CORRECT AS SURVEYED
BY DADECO ENGINEERING
MARCH 04, 2000

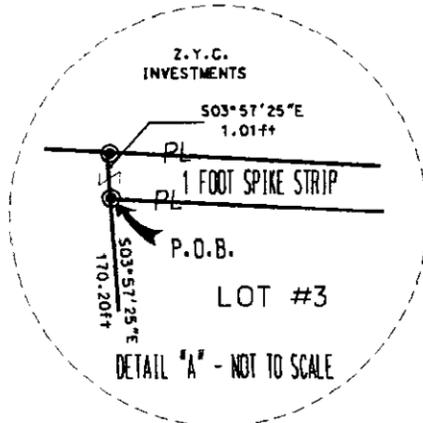
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MUSKINGUM RIVER
PARTNERS
PLAT OF SURVEY



DATE 03/04/00

NORTHWEST CORNER OF LOT 6 OF
ROBERT UNDERWOOD'S SUBDIVISION,
QUARTER TOWNSHIP 2, T1N, R7W



LOT 1 ACREAGE

OVERALL 1.63 AC.
25' UTILITY EASEMENT AREA 0.16 AC.
IN ROAD RIGHT OF WAY 0.26 AC.

PERTINENT DOCUMENTS AND SURVEYS USED:

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

PART OF PARCEL NO. : 17-17-26-02-01-000

BASIS OF BEARING:

BEARINGS SHOWN HEREON ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.



Scale 1" = 200'