

17-27-01-24-004
1336 RITCHEY RD

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-005

W. J. BIEDENBACH AND ASSOCIATES
SURVEYING AND MAPPING
3120 LISA LANE, ZANESVILLE, OHIO 43701
(614)453-4850

DESCRIPTION FOR CONVEYANCE

BEING A PART OF THE TRACT CONVEYED TO E. AND E. REIGLE AS RECORDED IN DEED BOOK VOLUME 521 PAGE 950 OF THE MUSKINGUM COUNTY DEED RECORDS; SITUATED IN THE 1ST QUARTER OF TOWNSHIP 1, RANGE 8, OF THE UNITED STATES MILITARY LANDS, FALLS TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT MARKED BY AN EXISTING IRON PIN (AXLE) AT THE SOUTHWEST CORNER OF LOT NUMBER SEVEN OF MEADOWBROOK SUBDIVISION AS RECORDED IN PLAT BOOK 8 PAGE 47 OF THE MUSKINGUM COUNTY PLAT RECORDS; THENCE NORTH 03 DEGREES 45 MINUTES 00 SECONDS EAST 88.22 FEET ALONG THE WEST LINE OF SAID LOT NUMBER SEVEN AND THE EAST LINE OF THE ABOVE MENTIONED REIGLE TRACT TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR), SAID POINT BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE CONVEYED; THENCE NORTH 74 DEGREES 20 MINUTES 16 SECONDS WEST 197.12 FEET TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR); THENCE NORTH 43 DEGREES 42 MINUTES 57 SECONDS WEST 90.26 FEET TO A POINT ON THE WESTERLY LINE OF THE SAID REIGLE TRACT, PASSING A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR) AT 80.26 FEET; THENCE NORTH 46 DEGREES 49 MINUTES 00 SECONDS EAST 60.00 FEET ALONG THE SAID WESTERLY LINE OF THE REIGLE TRACT TO A POINT; THENCE SOUTH 43 DEGREES 42 MINUTES 57 SECONDS EAST 140.00 FEET TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR), PASSING A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR) AT 10.00 FEET; THENCE SOUTH 74 DEGREES 20 MINUTES 16 SECONDS EAST 117.79 FEET TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR), SAID POINT BEING ON THE EAST LINE OF THE SAID REIGLE TRACT; THENCE SOUTH 03 DEGREES 45 MINUTES 00 SECONDS WEST 26.58 FEET ALONG THE SAID EAST LINE OF THE REIGLE TRACT (THE WEST LINE OF LOT NUMBER SEVEN OF MEADOWBROOK SUBDIVISION) TO THE PLACE OF BEGINNING.

CONTAINING 0.253 MORE OR LESS ACRES, SUBJECT TO ALL LEGAL ROAD RIGHT-OF-WAY OF TOWNSHIP ROAD 147 (RICHEY ROAD), AND ALL EASEMENTS.

BEARINGS ARE BASED ON THE DEED BEARINGS AS RECORDED IN VOLUME 521 PAGE 950 OF THE MUSKINGUM COUNTY DEED RECORDS.

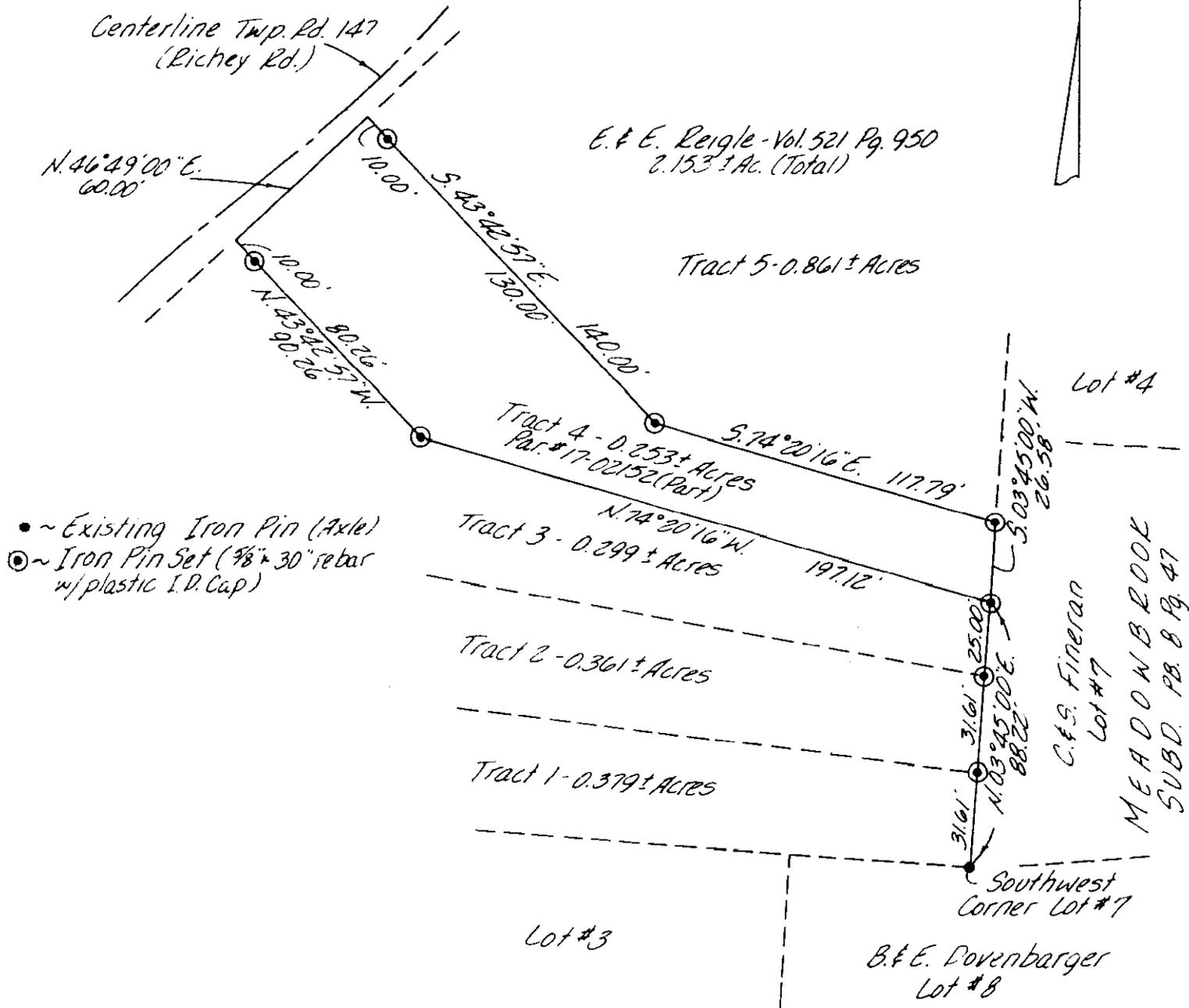
I HEREBY CERTIFY THE ABOVE DESCRIPTION AND SURVEY TO BE CORRECT AS PREPARED BY ME THIS 1ST DAY OF OCTOBER 1985.

Michael D. Nichols
MICHAEL D. NICHOLS
REGISTERED SURVEYOR #6923

D2236D J. MC CARTY



OK VAD
10-2-85



- ~ Existing Iron Pin (Axle)
- ⊙ ~ Iron Pin Set (1/8" x 30" rebar w/ plastic I.D. Cap)

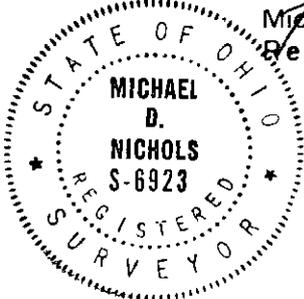
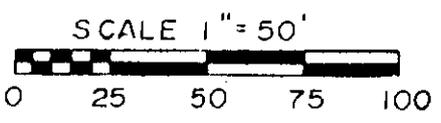
Bearings based on deed bearings as recorded in Vol. 521 Pg. 950 of the Muskingum County Deed Records.
 Being a part of the first Quarter of Township 1, Range 8, U.S.M.L. Falls Township, Muskingum County, Ohio.

- References:
- Vol. 521 Pg. 950
 - Vol. 799 Pg. 145
 - Vol. 882 Pg. 329
 - Vol. 826 Pg. 17
 - Vol. 809 Pg. 265
 - Vol. 630 Pg. 182
 - P.B. 8 Pg. 47
 - Musk. Co. Tax Map

I hereby certify the above plat and survey to be correct as prepared by me, this 1st day of October, 1985.

Michael D. Nichols

Michael D. Nichols
Reg. Surveyor #6923



W. J. BIEDENBACH & ASSOC. Surveying & Mapping 3120 Lisa Ln. Zanesville, Ohio 43701 (614) 453-4850	
Drawn by AB	Date 8/16/85
Scale 1" = 50'	Checked by