



Linn Engineering, Inc.

Civil Engineering Consultants

740-452-7434 • 1-800-991-7434 • FAX 740-452-5198

534 Market Street • P.O. Box 2086 • Zanesville, Ohio 43702-2086

17-96-01-18

2455 W. Pike

Elby's Restaurant

Situated in the State of Ohio, County of Muskingum, Township of Falls, bounded and described as follows:

**OFFICE COPY
NOT RECORDABLE**

Being a part of Quarter Township Four, Township One North, Range Eight West, United States Military lands, and being part of the premises currently owned by Elby's Family Restaurant, Inc., as described in Muskingum County Deed Book 824, Page 136, and more particularly described as follows:

Beginning for reference at the Northwest corner of Lot 4, as described in the case of John Redman as administrator of the James Ritchey Estate, etal and recorded in Muskingum County Common Pleas Court Records in Volume X, Page 80 and Volume Y, Page 480;

thence along the center line of Old National Road South 73 degrees 05 minutes 03 seconds East 659.06 feet to the principal place of beginning;

thence continuing along said centerline of Old National Road the following two courses:

- 1) South 73 degrees 07 minutes 13 seconds East 82.65 feet to a point;
- 2) on a curve to the right having a radius of 781.27 feet, a central angle of 07 degrees 48 minutes 10 seconds and a chord bearing South 69 degrees 17 minutes 51 seconds East a distance of 106.31 feet to a point;

thence along the west line of lands now owned by Rivett Group (DR 1080-208) South 16 degrees 52 minutes 25 seconds West 363.46 feet to an iron pin found on the north right of way of US Route 40;

thence along said north right of way the following three courses:

- 1) South 86 degrees 48 minutes 03 seconds West 11.38 feet to an iron pin found;
- 2) North 70 degrees 00 minutes 55 seconds West 180.07 feet to an iron pin found;
- 3) North 70 degrees 17 minutes 30 seconds West 44.96 feet to an iron pipe found on the east right of way of Rehl Road;

thence along the East right of way of said Rehl Road the following three courses:

- 1) North 17 degrees 08 minutes 24 seconds East 323.00 feet to drill hole found;
- 2) South 71 degrees 16 minutes 14 seconds East 45.20 feet a drill hole found;
- 3) North 16 degrees 52 minutes 44 seconds East 40.94 feet to the principal place of beginning;

containing 1.94 acres, more or less, subject to all legal road right of ways and applicable easements written or implied.

Bearings are based on the centerline of Old National Road as being South 73 degrees 05 minutes 03 seconds East as given in Muskingum County Book 991, Page 581.

Elby's Restaurant
Page 2

This description is written based on an ALTA survey completed May 13, 1996 by Timothy H. Linn,
Reg. No. 7113.

Timothy H. Linn Date
Reg. No. 7113

PARCEL NO.:

Part of Parcel No.: 17-17-96-01-18-000 (1.60 ac.)

All of Parcel No.: 17-17-96-01-19-000 (0.34 ac.)

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY

8-29-2001

NW Corner of Lot 4, as described in the case of John Redman as administrator of the James Ritchey Estate, ET AL. Recorded in Common Pleas Court Records in Vol. "X", PG. 80 and Vol. "Y", PG. 480 of the Muskingum County Records.

SITUATED IN
 The State of Ohio, County of Muskingum
 Township of Falls, Quarter Township 4
 T1, R8 of the United States Military Lands.

LEGEND

- ⊕ Drill Hole
- Iron Pin Found
- Iron Pin Found

REFERENCES

- DR 824-136
- DR 991-581
- DR 1070-323
- DR 1080-208

BASIS OF BEARINGS

Bearings are based on the centerline of Old National Road as being S73°05'03"E, as recorded in D.B. 991, Pg. 581 Muskingum County Deed Records.

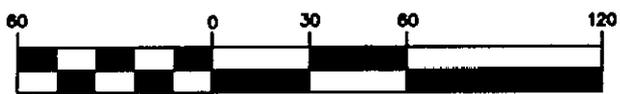
PARCEL NO.

Part of: 17-17-96-01-18-000(±1.60 ac.)
 All of: 17-17-96-01-19-000(±0.34 ac.)

DESCRIPTION APPROVED
 FOR AUDITOR'S TRANSFER
 BY *[Signature]*
 8-29-2001

Limited Access/Right of Way Area
 US Rt. 40

GRAPHIC SCALE



(IN FEET)
 1 inch = 60 ft.

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Timothy P. Linn
 Reg. Surveyor
 Project No.: ELBY-794



Linn Engineering, Inc. 740-452-7434
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