

17-98-03-06-000
17-98-03-07-000
17-98-03-08-000

Re-Survey of Part of Robert A. Ellenberger Lands in Falls Township

Exhibit "B"

Situated in the State of Ohio, County of Muskingum, Township of Falls, and being part of Quarter Township 4, Township 1, Range 8, United States Military Lands, and being part of the lands presently owned by Robert A. Ellenberger, and all of "Exhibit "B" of Official Record 2101, Page 927, and being more particularly described as follows:

Beginning for reference at an axle found on the Northwest Corner of Section 2, Township 16, Range 14, Congress Lands East of the Scioto River, and also being on the township line between Falls and Springfield Township;

Thence along the township line, South 86 degrees 44 minutes 13 seconds East, 16.44 feet to an iron pin set, in the old road bed of South Rehl Road, (Twp. Rd. 420), and the principal place of beginning;

Thence along the centerline of the old road bed and the existing road bed, North 06 degrees 14 minutes 31 seconds East, 364.50 feet to a point;

Thence leaving said centerline, South 83 degrees 41 minutes 29 seconds East, 20.00 feet to an iron pin found on the east right of way line of said road;

Thence along the east right of way the following five courses:

- 1.) North 14 degrees 57 minutes 37 seconds East, 242.89 feet to an iron pin found;
- 2.) North 31 degrees 30 minutes 17 seconds East, 105.70 feet to an iron pin found;
- 3.) North 15 degrees 52 minutes 30 seconds East, 155.14 feet to an iron pin found;
- 4.) North 40 degrees 15 minutes 08 seconds East, 65.86 feet to an iron pin found;
- 5.) North 20 degrees 49 minutes 00 seconds East, 139.80 feet to an pipe found;

Thence along the west line of lands presently also owned by Robert A. Ellenberger, (OR 2101-927, Parcel Three), South 24 degrees 36 minutes 43 seconds East, 185.85 feet to a point;

Thence along the south line of said Parcel Three, North 53 degrees 08 minutes 17 seconds East, 107.05 feet to a point;

Thence along the east line of said Parcel Three, North 30 degrees 06 minutes 35 seconds East, 127.23 feet to a point;

Thence along the north line of said Parcel Three, South 88 degrees 32 minutes 35 seconds West, 40.94 feet to an iron pin found on the east line of lands also presently owned by Robert A. Ellenberger, (OR 2101-927, First Parcel);

Thence along the east line of said First Parcel the following three courses:

- 1.) North 22 degrees 33 minutes 32 seconds East, 205.36 feet to an iron pin found;
- 2.) North 47 degrees 59 minutes 28 seconds West, 107.48 feet to an iron pin found;
- 3.) North 70 degrees 57 minutes 40 seconds West, 29.26 feet to an iron pin found on the south line of the right of way of U. S. Route 40;

Thence along the said south right of way the following two courses:

- 1.) North 80 degrees 34 minutes 25 seconds East, 256.01 feet to an iron pin found;
- 2.) North 77 degrees 24 minutes 59 seconds East, 66.50 feet to a point in the north edge of a creek and the northwest corner of lands presently owned by Falls Township, Muskingum

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County,(OR 1161-295);

Thence along the west line of said Falls Township lands, South 02 degrees 06 minutes 55 seconds West, 1389.76 feet to a stone found on the Falls/Springfield Township line and the north line of lands also owned by Robert A. Ellenberger,(OR 2101-927, Exhibit "C"), passing an iron pin set at 49.86 feet, and an iron pin found at 326.00 feet;

Thence along the south line of said Ellenberger lands, and the south line of lands presently owned by John S. and Virginia Morozowsky,(OR 1913-852), and the south line of lands presently owned by Steve and Carrie Frame,(DR 1103-493), North 86 degrees 44 minutes 13 seconds West, 736.69 feet to the principal place of beginning, containing 16.42 acres, more or less;

All of: 17-98-03-07-000 +- 16.42 Acres

First Parcel

Situated in the State of Ohio, County of Muskingum, Township of Falls, and being part of Quarter Township 4, Township 1, Range 8, United States Military Lands, and being part of the lands presently owned by Robert A. Ellenberger, and all of "First Parcel" of Official Record 2101, Page 927, and being more particularly described as follows:

Beginning for reference at an axle found on the Northwest Corner of Section 2, Township 16, Range 14, Congress Lands East of the Scioto River, and also being on the township line between Falls and Springfield Township;

Thence along the township line, South 86 degrees 44 minutes 13 seconds East, 16.44 feet to an iron pin set, in the old road bed of South Rehl Road,(Twp. Rd. 420), and the east line of lands also owned by Robert A. Ellenberger,(OR 2101-927, Exhibit "B");

Thence along the east line of said Exhibit "B", the following seven course:

- 1.) Along the centerline of the old road bed and the existing road bed, North 06 degrees 14 minutes 31 seconds East, 364.50 feet to a point;
- 2.) Thence leaving said centerline, South 83 degrees 41 minutes 29 seconds East, 20.00 feet to an iron pin found on the east right of way line of said road;
- 3.) Along the right of way, North 14 degrees 57 minutes 37 seconds East, 242.89 feet to an iron pin found;
- 4.) Along the right of way, North 31 degrees 30 minutes 17 seconds East, 105.70 feet to an iron pin found;
- 5.) Along the right of way, North 15 degrees 52 minutes 30 seconds East, 155.14 feet to an iron pin found;
- 6.) Along the right of way, North 40 degrees 15 minutes 08 seconds East, 65.86 feet to an iron pin found;
- 7.) Along the right of way, North 20 degrees 49 minutes 00 seconds East, 139.80 feet to an pipe found and the principal place of beginning;

Thence continuing along the east right of way of South Rehl Road,(Twp. Rd. 420), for the following two courses:

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- 1.) North 75 degrees 14 minutes 52 seconds West, 47.04 feet to an iron pin set;
- 2.) North 00 degrees 26 minutes 50 seconds West, 202.30 feet to an iron pin set on the south right of way of U. S. Route 40;

Thence along the said south right of way, the following two courses:

- 1.) North 65 degrees 51 minutes 19 seconds East, 83.26 feet to an iron pin set;
- 2.) North 78 degrees 05 minutes 27 seconds East, 131.13 feet to an iron pin found;

Thence leaving said right of way line, an along the west line of lands also owned by Robert A. Ellenberger,(OR 2101-927, Exhibit "B"), the following three courses:

- 1.) South 70 degrees 57 minutes 40 seconds East, 29.26 feet to an iron pin found;
- 2.) South 47 degrees 59 minutes 28 seconds East, 107.48 feet to an iron pin found;
- 3.) South 22 degrees 33 minutes 32 seconds West, 205.36 feet to an iron pin found on the north line of lands also owned by Robert A. Ellenberger,(OR 2101-927, Parcel Three);

Thence along the north lines of said Parcel Three the following three courses:

- 1.) North 84 degrees 06 minutes 54 seconds West, 73.64 feet to an axle found;
- 2.) South 64 degrees 28 minutes 45 seconds West, 62.08 feet to an axle found;
- 3.) North 75 degrees 14 minutes 52 seconds West, 58.60 feet to the principal place of beginning; containing 1.58 acres, more or less.

All of: 17-98-03-06-000 +- 1.58 Acres

Parcel Three

Situated in the State of Ohio, County of Muskingum, Township of Falls, and being part of Quarter Township 4, Township 1, Range 8, United States Military Lands, and being part of the lands presently owned by Robert A. Ellenberger, and all of "Parcel Three" of Official Record 2101, Page 927, and being more particularly described as follows:

Beginning for reference at an axle found on the Northwest Corner of Section 2, Township 16, Range 14, Congress Lands East of the Scioto River, and also being on the township line between Falls and Springfield Township;

Thence along the township line, South 86 degrees 44 minutes 13 seconds East, 16.44 feet to an iron pin set, in the old road bed of South Rehl Road,(Twp. Rd. 420), and the east line of lands also owned by Robert A. Ellenberger,(OR 2101-927, Exhibit "B");

Thence along the east line of said Exhibit "B", the following seven course:

- 1.) Along the centerline of the old road bed and the existing road bed, North 06 degrees 14 minutes 31 seconds East, 364.50 feet to a point;
- 2.) Thence leaving said centerline, South 83 degrees 41 minutes 29 seconds East, 20.00 feet to an iron pin found on the east right of way line of said road;
- 3.) Along the right of way, North 14 degrees 57 minutes 37 seconds East, 242.89 feet to an iron pin found;
- 4.) Along the right of way, North 31 degrees 30 minutes 17 seconds East, 105.70 feet to an iron pin found;
- 5.) Along the right of way, North 15 degrees 52 minutes 30 seconds East, 155.14 feet to an iron

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pin found;

6.) Along the right of way, North 40 degrees 15 minutes 08 seconds East, 65.86 feet to an iron pin found;

7.) Along the right of way, North 20 degrees 49 minutes 00 seconds East, 139.80 feet to an pipe found and the principal place of beginning;

Thence along the south line of lands also owned by Robert A. Ellenberger,(OR 2101-927, First Parcel) the following three courses:

- 1.) South 75 degrees 14 minutes 52 seconds East, 58.60 feet to an axle found;
- 2.) North 64 degrees 28 minutes 45 seconds East, 62.08 feet to an axle found;
- 3.) South 84 degrees 06 minutes 54 seconds East, 73.64 feet to an iron pin found on the west line of lands also owned by Robert A. Ellenberger,(OR 2101-927, Exhibit "B");

Thence along the west lines of said Exhibit "B", the following four courses:

- 1.) North 88 degrees 32 minutes 35 seconds East, 40.94 feet to a point;
- 2.) South 30 degrees 06 minutes 35 seconds West, 127.23 feet to a point;
- 3.) South 53 degrees 08 minutes 17 seconds West, 107.05 feet to a point;
- 4.) North 24 degrees 36 minutes 43 seconds West, 185.85 feet to the principal place of beginning, containing 0.50 acres more or less;

All of: 17-98-03-08-000 +/- 0.50 Acres

Subject to all legal recorded easements and right of ways.

Iron pins set are 5/8 inch rear, 30 inches long, with plastic identification caps.

Bearings are based on the Ohio State Plane Coordinate System, NAD 83, South Zone, Grid North, as per GPS observations.

This description is written based on a field survey completed March 11, 2014, by Jack D. Newcome, Reg. No. 7321.

OFFICE COPY
NOT RECORDABLE



3-13-14
Date

DESCRIPTION
APPROVED
By: *[Signature]* 3/17/2014

17-98-03-06-000 D
 17-98-03-07-000 D
 17-98-03-08-000 D

Centerline of U. S. Rte. 40

SITUATED IN:

State of Ohio, County of Muskingum, Township of Falls, and being part of the Quarter Township 4, Township 1, Range 8, United States Military Lands.

BASIS OF BEARINGS

Bearings are based on the Ohio State Plane Coordinate System, NAD 83, South Zone, Grid North as per GPS observations.

REFERENCES

OR 2101-297
 OR 1161-295
 OR 1913-852
 R\W Map

Township of Falls
 Muskingum County
 OR 1161-295

LEGEND

- △ Railroad Spike Set
- Iron Pin Found
- ⊠ Stone Found
- Axle Found
- Iron Pipe Found
- ▲ Railroad Spike Found
- Iron Pin Set, 5/8" rebar
- ⊠ Monument Found



PARCEL NO.'S

All of: 17-98-03-06-000 +-1.58 Acres
 All of: 17-98-03-07-000 +- 16.42 Acres
 All of: 17-98-03-08-000 +- 0.50 Acres

Robert A. Ellenberger
 OR 2101-297

DESCRIPTION APPROVED BY

[Signature] 3/17/2014

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 Reg. Surveyor No. 7321

Newcome Surveying Company
 6516 Ballard Road
 Nashport, Ohio
 740-452-5796

Centerline of South Rehl Road (Twp. Rd. 420) R\W 40'

Centerline of Driveway

Robert A. Ellenberger
OR 2101-927
Total = +- 18.50 Acres

Exhibit B
+- 16.42 Acres

Iron pipe found 3.12 ft. south of line

Axle Found at the Northwest Corner of Section 2, Township 18, Range 14, Springfield Township

Steve and Carrie Frame
 DR 1103-493

John S. and Virginia Morozowsky Trustees
 OR 1913-852

