

25-30-13-10-003
2205 PLEASANT VALLEY RD

John M. Savage
9.24 Ac.
Part of Parcel No. 25-30-13-10-000

Situated in the State of Ohio, County of Muskingum, Township of Hopewell:

Being a part of the Southeast Quarter of Section Thirteen (13), Township One (1), Range Nine (9) of the United States Military Lands and part of property owned by John M. Savage in the First Parcel of Deed Book 1116, Page 573 of the Muskingum County Deed Records bounded and described as follows:

Commencing at a stone found at the northwest corner of said southeast quarter of section 13; thence S 88° 04' 46" E (the base of bearings for this description is State Plane Grid from a Solar Observation) along the north line of said southeast quarter 1376.33 feet to a stone found with a broken top; thence S 2° 30' 33" W 349.75 feet to an iron pin set at the true place of beginning for the following described parcel; thence S 70° 52' 11" E along the south line of an 8.42 acre parcel 187.73 feet to an iron pin set; thence S 83° 53' 39" E along the south side of said 8.42 acre parcel 539.02 feet to a point in the center of Pleasant Valley Road and passing through an iron pin set at 502.40 feet an iron pin set in the west side of said road at 527.40 feet; thence along the center of said Pleasant Valley Road and the west line of property owned by Karl F. Hoope the following 6 courses and distances:

1 - S 35° 34' 57" W 93.55 feet to a point which bears S 45° 48' 02" E 11.00 feet from an iron pin set

2 - S 30° 06' 26" W 124.67 feet to a point which bears S 62° 55' 19" E 10.00 feet from an iron pin set

3 - S 26° 35' 42" W 125.13 feet to a point which bears S 65° 54' 58" E 14.71 from an iron pin set

4 - S 22° 35' 43" W 61.91 feet to a point to a point which bears S 67° 09' 41" E 7.00 feet from an iron pin set

5 - S 20° 24' 40" W 188.84 feet to a point which bears S 68° 40' 39" E 10.00 feet from an iron pin set

6 - S 23° 47' 57" W 168.01 feet to a railroad spike set at the northeast corner of a 5.00 acre parcel owned by L. Dean and Page L. Smith (Vol. 1123, Pg. 312); thence N 87° 28' 18" W along the north line of said 5.00 acre parcel 417.86 feet to an iron pin set at the northwest corner of said 5.00 acres and passing through an iron pin set at 31.00 feet; thence N 2° 31' 41" E along the west line of the grantors property and the east line of a 78.24 acre property owned by said L. Dean and Page L. Smith (Vol. 1111, Pg. 187) a

distance of 614.88 feet to a stone found; thence N 2° 30' 33" E along the east line of said Smith parcel 170.00 feet to the true place of beginning containing Nine and Twenty-nine hundredths (9.29) acres.

Part of Auditors Parcel No. 25-30-13-10-000.

Subject to an easement for Dillon Reservoir from Harold O. Bonifield to the United States of America in Volume 491, Page 141 tract No. D-423-E and subject to all legal right-of-ways and easements on record.

All iron pins set are 5/8" x 30" rebar with ID capped Graves No. 5792.

This description was written March 16, 2001, from a Field Survey made in 1996 by Richard Max Graves, Registered Surveyor, No. 5792.

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NOT RECORDABLE**

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY RMG

3-19-2001

