

ADDRESS N/A

SNR

Description of 0.835 acre

Situated in the State of Ohio, County of Muskingum, Township of Highland, being in the northwest quarter of Section 21, Range 5 West, Township 2 North, of "The United States Military District", being part of a 21.07 acres tract as conveyed to Lloyd and Larry Garner by Parcel One of Deed Volume 1064, Page 162 of the Muskingum County Recorder's Office, and being bounded and described as follows:

Commencing for reference at an iron pin found at the northwest corner of Section 21 (Note: Reference bearing on the north line of Section 21 used as South 89°29'56" East.);

thence, with the north line of Section 21, South 89°29'56" East a distance of 2,617.43 feet to an iron pin set at the northwest corner of the northeast quarter of Section 21;

thence, with the quarter section line, South 00°27'33" West a distance of 1,486.98 feet to a point at the northeast corner of said Garner tract;

thence, with the north line of said Garner tract, South 50°48'02" West a distance of 547.22 feet to a point in the centerline of Township Road No. 185 (Peters Creek Road), being THE TRUE POINT OF BEGINNING for this description;

thence, from said Point of Beginning with the centerline of Township Road No. 185, the following four courses:

- (1) South 33°57'24" West a distance of 52.00 feet to a point;
- (2) thence South 40°51'41" West a distance of 50.96 feet to a point;
- (3) thence South 42°58'28" West a distance of 290.19 feet to a point;
- (4) thence South 44°48'16" West a distance of 294.16 feet to a point in the centerline of County Road No. 65 (Lower Bloomfield Road);

thence, with the centerline of County Road No. 65, North 32°02'58" West a distance of 94.84 feet to a point in the aforementioned Garner north line;

thence, leaving the road with said Garner north line, North 50°48'02" East a distance of 668.20 feet to The Point of Beginning;

containing 0.835 acre, more or less, out of Parcel No. 23-23-90-21-06-000.

Subject to all legal right-of-ways, easements, restrictions, reservations, and zoning regulations of record.

Subject to the right-of-way of County Road No. 65.

Subject to the right-of-way of Township Road No. 185.

Subject to the 100 year Flood Plain restrictions, if applicable.

All iron pins set are 1/2" x 30" rebar capped and labeled "Claus 6456".

The bearings in this description are for angle calculations only and are based on the north line of Section 21 used as an assumed bearing of South 89°29'56" East.

A plat of the above described survey has been submitted for file at the County Engineer's Office.

The above description prepared by Roger W. Claus, Registered Surveyor No. 6456, based on a new survey of February 21, 1997; said survey being subject to any facts that may be disclosed in a full and accurate title search.

Prior Deed: Parcel One of Deed Volume 1064, Page 162

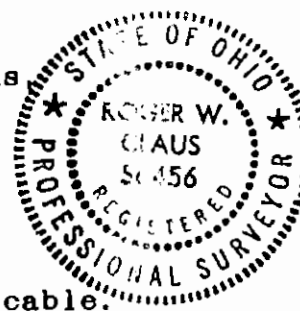
DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY R.W. Claus
2-27-97

OFFICE COPY

NOT RECORDABLE

Roger W. Claus 2-21-97



19 20
22 21

CLYTHA YOUNG
DV. 668 PG. 177
84.06 Ac.

N.W. CORNER OF
N.E. 1/4 OF SEC. 21

G. VICKERS
DV. 530 PG. 778
157.00 Ac.

SURVEY PLAT

for
BRUNER LAND COMPANY, INC.

Situated in the State of Ohio, County of
MUSKINGUM, Township of HIGHLAND,
being IN THE NORTH HALF OF
SECTION 21

Range 5 West, Township 2 North, of "The
UNITED STATES MILITARY DISTRICT"

PERTINENT DOCUMENTS

- (1) All deeds as shown.
- (2) County tax maps.
- (3) U.S.G.S. quadrangle map Bloomfield
- (4) Survey plat by JOSEPH SPILKER
- (5) Survey plat by JOSEPH SPILKER
- (6) Survey plat by JOSEPH SPILKER
- (7)
- (8)

Subject to all legal right-of-ways, easements, restrictions, reservations, and zoning regulations of record. Subject to 100 year Flood Plain restrictions, if applicable. Subject to any facts that may be disclosed in a full and accurate title search.

- o = 1/2" iron pin set capped "Class 8458".
- = iron pin found uncapped.
- = iron pin found capped.
- = iron pin found capped.
- = marked stone found.
- = un-marked stone found.
- = survey angle point.
- = railroad spike set.
- = railroad spike found.
- = tree with wire found.
- = existing property lines.
- = fence evidence found.
- = lines of this survey.

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT THIS PLAT IS TRUE
AND CORRECT TO THE BEST OF MY KNOWLEDGE
AND THAT IT WAS PREPARED FROM AN ACTUAL
FIELD SURVEY OF THE PREMISES.

Feb 21, 1997

Roger W. Claus

REV	DATE	BY

Roger W. Claus, P.E. 8458
33310 TH 2065
Lewistown, Ohio 43754
(614) 567-3168



(614) 567-3168
33310 TH 2065
Lewistown, Ohio 43754



LINE	BEARING	DIST.
A	S 02° 03' 00" W	253.36'
B	S 02° 51' 25" W	217.55'
C	S 04° 37' 26" W	149.60'
D	N 05° 17' 08" E	111.07'
E	N 00° 13' 20" E	99.46'
F	N 07° 47' 29" E	120.24'
G	N 11° 23' 02" E	99.58'
H	N 18° 44' 43" E	90.51'
I	N 22° 51' 38" E	138.96'
J	N 26° 55' 47" E	68.91'
K	N 32° 29' 00" E	86.25'
L	N 28° 19' 29" E	227.60'
M	N 25° 58' 11" E	264.58'
N	S 33° 57' 29" W	52.00'
O	S 40° 51' 41" W	50.96'
P	S 42° 58' 28" W	290.19'
Q	S 44° 48' 16" W	294.16'
R		
S	N 32° 02' 58" W	94.84'

PARCEL NO. 23-23-90-21-29-000
BRUNER LAND CO.
DV. 1130 PG. 915
123.75 Ac.

0.835 Ac To Be CONVEYED
TO BRUNER LAND CO.
OUT OF DV. 1064
PG. 162

DV. 1064 PG. 162
DV. 508 PG. 376
6.59 Ac.

PARCEL ONE
LLOYD & LARRY
GARNER
DV. 1064 PG. 162
21.07 Ac.

PARCEL #
23-23-90-21-06-04

LLOYD & LARRY GARNER
DV. 1064 PG. 162
41.87 Ac. PARCEL TWO
PARCEL # 23-23-90-21-03-04

2.535 Ac. To Be CONVEYED
TO LLOYD & LARRY GARNER
OUT OF DV. 1130 PG. 915

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER
BY *[Signature]*
2-27-97