

25-24-15-07-004
10550 MT. OLIVE PL

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

DESCRIPTION FOR CONVEYANCE
RURAL ESTATES INC.
PARCEL NUMBER 25-25-24-15-07-000 (PART)

BEING A PART OF THE NORTH HALF OF SECTION 15, TOWNSHIP
1, RANGE 9, OF THE UNITED STATES MILITARY LANDS, HOPEWELL
TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED
AS FOLLOWS:

COMMENCING AT AN EXISTING STONE AT THE NORTHEAST CORNER
OF THE NORTHWEST QUARTER OF SECTION 15; THENCE NORTH 89
DEGREES 55 MINUTES 52 SECONDS EAST 391.70 FEET ALONG THE
SOUTH LINE OF A 8.567 MORE OR LESS ACRE TRACT CONVEYED TO C.
S. RITTENHOUSE BY DEED RECORDED IN VOLUME 904, PAGE 23 OF THE
MUSKINGUM COUNTY DEED RECORDS, TO A POINT, SAID POINT BEING
SOUTH 89 DEGREES 55 MINUTES 52 SECONDS WEST 430.67 FEET FROM
AN EXISTING IRON PIN (1/2 INCH REBAR); THENCE SOUTH 00
DEGREES 56 MINUTES 27 SECONDS WEST 1058.40 FEET, ALONG THE
WEST LINE OF A 12.145 MORE OR LESS ACRE TRACT CONVEYED TO
ROBERT MONNETT BY DEED RECORDED IN VOLUME 964, PAGE 90 OF THE
MUSKINGUM COUNTY DEED RECORDS, TO A POINT IN THE CENTER OF
TOWNSHIP ROAD 122 (MT. OLIVE ROAD), PASSING EXISTING IRON
PINS (3/4 INCH ID PIPE) AT 0.88 FEET AND 1038.39 FEET; THENCE
WITH THE CENTER OF THE SAID TOWNSHIP ROAD THE NEXT FIVE
COURSES AND DISTANCES:

- 1) NORTH 64 DEGREES 15 MINUTES 04 SECONDS WEST 12.20 FEET
ALONG THE NORTH LINE OF A 3.567 MORE OR LESS ACRE TRACT
CONVEYED TO G. MC ELFRESH BY DEED RECORDED IN VOLUME 560,
PAGE 168 OF THE SAID COUNTY RECORDS TO A POINT, SAID POINT
BEING SOUTH 64 DEGREES 15 MINUTES 04 SECONDS EAST 119.00 FEET
FROM AN EXISTING IRON PIN (1/2 INCH PIPE-BENT),
- 2) WITH A CURVE TO THE LEFT HAVING A RADIUS OF 536.04 FEET
(CHORD BEARING NORTH 76 DEGREES 51 MINUTES 20 SECONDS WEST
232.35 FEET) AN ARC DISTANCE OF 234.20 FEET ALONG THE SAID
NORTH LINE OF MC ELFRESH TO A RAIL ROAD SPIKE SET AT THE
NORTHEAST CORNER OF SAID TRACT,
- 3) NORTH 89 DEGREES 00 MINUTES 03 SECONDS WEST 78.30 FEET TO
A P/K NAIL SET,
- 4) SOUTH 86 DEGREES 08 MINUTES 51 SECONDS WEST 90.03 FEET TO
A P/K NAIL SET,
- 5) SOUTH 82 DEGREES 18 MINUTES 15 SECONDS WEST 175.31 FEET TO
A POINT, SAID POINT BEING THE PLACE OF BEGINNING OF THE TRACT
HEREIN INTENDED TO BE DESCRIBED; THENCE LEAVING SAID ROAD
SOUTH 03 DEGREES 19 MINUTES 24 SECONDS EAST 265.35 FEET TO AN
IRON PIN SET, PASSING AN IRON PIN SET AT 15.35 FEET; THENCE
SOUTH 86 DEGREES 40 MINUTES 36 SECONDS WEST 359.05 FEET TO A
POINT IN THE CENTER OF THE ABOVE MENTIONED ROAD, PASSING IRON
PINS SET AT 110.00 FEET AND 329.05 FEET; THENCE ALONG THE
CENTER OF SAID ROAD THE NEXT NINE COURSES AND DISTANCES:

- 1) NORTH 40 DEGREES 00 MINUTES 54 SECONDS EAST 40.00 FEET TO
A POINT,
- 2) NORTH 32 DEGREES 53 MINUTES 55 SECONDS EAST 49.09 FEET TO
A POINT,
- 3) NORTH 24 DEGREES 26 MINUTES 14 SECONDS EAST 51.64 FEET TO
A RAIL ROAD SPIKE SET,

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- 4) NORTH 21 DEGREES 15 MINUTES 04 SECONDS EAST 45.18 FEET TO AN IRON PIN SET,
- 5) NORTH 23 DEGREES 48 MINUTES 44 SECONDS EAST 49.88 FEET TO A POINT,
- 6) NORTH 42 DEGREES 56 MINUTES 23 SECONDS EAST 49.89 FEET TO A POINT,
- 7) NORTH 66 DEGREES 10 MINUTES 43 SECONDS EAST 43.98 FEET TO A P/K NAIL SET,
- 8) NORTH 79 DEGREES 19 MINUTES 30 SECONDS EAST 64.85 FEET TO A RAIL ROAD SPIKE SET,
- 9) NORTH 82 DEGREES 18 MINUTES 15 SECONDS EAST 95.72 FEET TO THE PLACE OF BEGINNING.

CONTAINING 1.600 MORE OR LESS ACRES, SUBJECT TO ALL LEGAL ROAD RIGHT-OF-WAY OF TOWNSHIP ROAD 122 (MT OLIVE ROAD) AND ALL OTHER APPLICABLE EASEMENTS.

ALL IRON PIN SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS.

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 3.982 MORE OR LESS ACRE TRACT AS SURVEYED BY W. J. BIEDENBACH, REGISTERED SURVEYOR #5718 AND DATED FEBRUARY 27, 1986.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 26TH DAY OF JUNE 1989.

W. J. BIEDENBACH
REGISTERED SURVEYOR #5718

03019F ZINKON

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY

JY Namik

7-14-89

Gerald & Nancy Fisher
854 - 171

FW Rd. 122
(Mt. Olive Rd.)

N. 01° 01' 48" E. 1124.65'
1094.65'

20,000± Acres
Par. N° 25-25-24-15-07 000 (part)

S. 89° 50' 56" W. 712.15'

Section 12
Quarter Township 3

Northeast Corner
Northwest Quarter
Section 15

N. 89° 55' 52" E. 391.70'

1058.40'

5.00° 56' 27" W. 1037.51'

5.86° 08' 51" W. 90.03'

N. 89° 00' 03" W. 78.30'

Ch. N. 76° 51' 20" W. 232.35'
Radius 536.04' Arc 234.20'

N. 64° 15' 04" W. 122.01'

1037.51'

5.86° 40' 36" W. 194.75'

119.02' Deed

5.97° 47' 40" E. 250.48'

5.94° 44' 12" E. 124.12'

N. 30° 12' 21" E. 204.43'

N. 39° 11' 10" E. 123.91'

S. 16° 02' 19" E. 98.66'

S. 16° 02' 19" E. 98.66'

S. 09° 56' 13" W. 653.73'

Par. N° 25-25-24-15-07 000 (part)

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Scale: 1" = 150'

- Existing Stone
- Existing Iron Pin ($\frac{3}{4}$ " pipe)
- Railroad Spike Set
- P-K Nail Set
- Iron Pin Set ($\frac{5}{8}$ " x 30" rebar w/ plastic id. cap)

Research

Vol. 941 Pg. 58
Vol. 964 Pg. 90
Vol. 904 Pg. 23
Vol. 560 Pg. 168
Vol. 854 Pg. 171
Muskingum County Tax Map

Bearings are based on the previous survey of 3,952± Acres as surveyed by W. J. Biedenbach, Reg. Surveyor #5718 and Dated February 27, 1986.

Being a part of the Northwest Quarter of Section 15, Township 4, Range 9, of the United States Military Lands, Hopewell Township, Muskingum County, Ohio.

I hereby certify to the best of my knowledge that the above plat and survey to be recorded by me, this 26th day of

W. J. Biedenbach
Reg. Surveyor #5718

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY J. L. Nantz
7-14-89

Rev. 6-27-89

W. J. BIEDENBACH &
SURVEYING & M.A.
ZANESVILLE, OH.
(614) 453-4862

| | |
|------------------|--------|
| Drawn by: SDD | Date: |
| Scale: 1" = 150' | Check: |
| Job N°: 3019 | G. L. |