

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

Being part of Lot #33, of Quarter Township #3, Township #1, Range #9, of the US Military District, **being part of** the S & S Reynolds property described in Official Record Volume 1557, Page 243 of said county's deed records, known as Muskingum County **Auditor's Parcel Number 25-65-03-22-000**, and more particularly described as follows;

Commencing at the Southwest corner of said Lot #33, also being the Northwest corner of Lot #32 of said Quarter Township #3, and being on the common line for Muskingum and Licking Counties; **THENCE North 05 degrees 48 minutes 30 seconds East 352.41 feet** to an unmarked point in the center line of US Route #40 (West Pike), passing a concrete monument at 119.22 feet and the center line of Old US Route #40 at 160.88 feet; **THENCE North 70 degrees 00 minutes 20 seconds East 535.73 feet** into Muskingum County, Hopewell Township, Lot #33 and along the center line of US Route #40 to an unmarked PC of a curve; **THENCE along a curve to the right having a chord bearing North 71 degrees 03 minutes 10 seconds East 104.83 feet**, a radius of 2864.79 feet, and arc length of 104.84 feet, to an unmarked point the center of small creek being an unnamed tributary to Kent Run, said point being the common corner for said Reynolds property and for the M Hanby property recorded in Deed Book Volume 1056, Page 625, also being the place of beginning of the property herein intended to be described;

- #1- **THENCE North 09 degrees 47 minutes 00 seconds West 62.64 feet** leaving said US Route #40 and along the center line of said creek and common line for said Reynolds and Hanby properties to a common corner for said Reynolds and Hanby properties and for the National Trail American Legion property recorded in Deed Book Volume 393, Page 365, being the intersection of said creek and a small run;
- #2- **THENCE North 19 degrees 15 minutes 10 seconds East 68.26 feet** continuing along said creek and common line for said Reynolds and Legion properties to an unmarked point;
- #3- **THENCE North 26 degrees 42 minutes 20 seconds East 41.84 feet** continuing along said creek and common line for said Reynolds and Legion properties to an unmarked point;
- #4- **THENCE North 43 degrees 04 minutes 00 seconds West 39.02 feet** continuing along said creek and common line for said Reynolds and Legion properties to an unmarked point;
- #5- **THENCE North 09 degrees 04 minutes 40 seconds West 29.57 feet** continuing along said creek and common line for said Reynolds and Legion properties to an unmarked point;
- #6- **THENCE North 68 degrees 46 minutes 00 seconds West 33.36 feet** continuing along said creek and common line for said Reynolds and Legion properties to an unmarked point;
- #8- **THENCE North 31 degrees 44 minutes 50 seconds East 46.29 feet** continuing along said creek and common line for said Reynolds and Legion properties to an unmarked point on the South line of the W Smith property as recorded in Deed Book Volume 1041, Page 412;
- #9- **THENCE South 84 degrees 11 minutes 30 seconds East 57.42 feet** leaving said creek and along said Smith property to an iron pin (set) at the Southeast corner of said Smith property;
- #10- **THENCE South 84 degrees 11 minutes 30 seconds East 313.08 feet** through said Reynolds property to an iron pin (set);
- #11- **THENCE North 04 degrees 20 minutes 50 seconds East 418.98 feet** continuing through said Reynolds property to an iron pin (set) on the common line for said Reynolds property and for the J James property recorded in Deed Book Volume 618, Page 160, also being in an old fence row mentioned in deeds of the area;

- #12- THENCE South 80 degrees 10 minutes 20 seconds East 292.48 feet** along said Reynolds and James properties and old fence row to an iron pipe (1" found) at the common northern corner for said Reynolds and James properties and for the T & R Boyd property recorded in Deed Book Volume 1111, Page 366;
- #13- THENCE South 04 degrees 20 minutes 50 seconds West 475.48 feet** along the common line for said Reynolds and Boyd properties to an unmarked point in the center line of said US Route #40, passing an iron pipe (1" found inside a 3" pipe) at 409.05 feet;
- #14- THENCE along a curve to the left having a chord bearing South 78 degrees 41 minutes 40 seconds West 657.87 feet**, a radius of 2864.79 feet, and arc length of 659.33 feet, to the place of beginning, **containing 5.13 acres.**

**SAVING AND EXCEPTING AN INGRESS AND EGRESS EASEMENT:**

Saving and exception an ingress and egress easement through the above described 5.13 acre parcel for the remaining portion of the Reynolds property and more particularly described as follows:

Beginning at the Southeast corner of the above described 5.13 acre parcel, being in the center line of US Route #40 (West Pike);

- E1- THENCE along a curve to the left having a chord bearing South 82 degrees 18 minutes 40 seconds West 297.69 feet**, a radius of 2864.79 feet, and arc length of 297.82 feet along said center line of US Route #40 to an unmarked point;
- E2- THENCE North 04 degrees 20 minutes 50 seconds East 146.52 feet** leaving said center line and crossing said 5.13 acre parcel to an iron pin (set) at a corner of said 5.13 acre parcel;
- E3- THENCE North 04 degrees 20 minutes 50 seconds East 308.98 feet** along a line of said 5.13 acre parcel to an unmarked point;
- E4- THENCE South 85 degrees 39 minutes 10 seconds East 50.00 feet** through said 5.13 acre parcel to an unmarked point;
- E5- THENCE South 04 degrees 20 minutes 50 seconds West 267.03 feet** continuing through said 5.13 acre parcel to an unmarked point;
- E6- THENCE South 38 degrees 53 minutes 10 seconds East 72.00 feet** continuing through said 5.13 acre parcel to an unmarked point;
- E7- THENCE North 84 degrees 52 minutes 00 seconds East 194.48 feet** continuing through said 5.13 acre parcel to an unmarked point on the East line of said 5.13 acre parcel;
- E8- THENCE South 04 degrees 20 minutes 50 seconds West 105.97 feet** along the East line of said 5.13 acre parcel to the place of beginning, passing an iron pipe (1" found inside a 3" pipe) at 39.54 feet.

The bearings within this description are based on surveys of the R & S Grubb property completed by W J Biedenbach PLS #5718 dated 3/27/2000. Iron pins (set) are 5/8" rebar with identification caps (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on May 1, 2002, in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe all or any easements of record, nor encroachments unless otherwise indicated.

**OFFICE COPY  
NOT RECORDED**

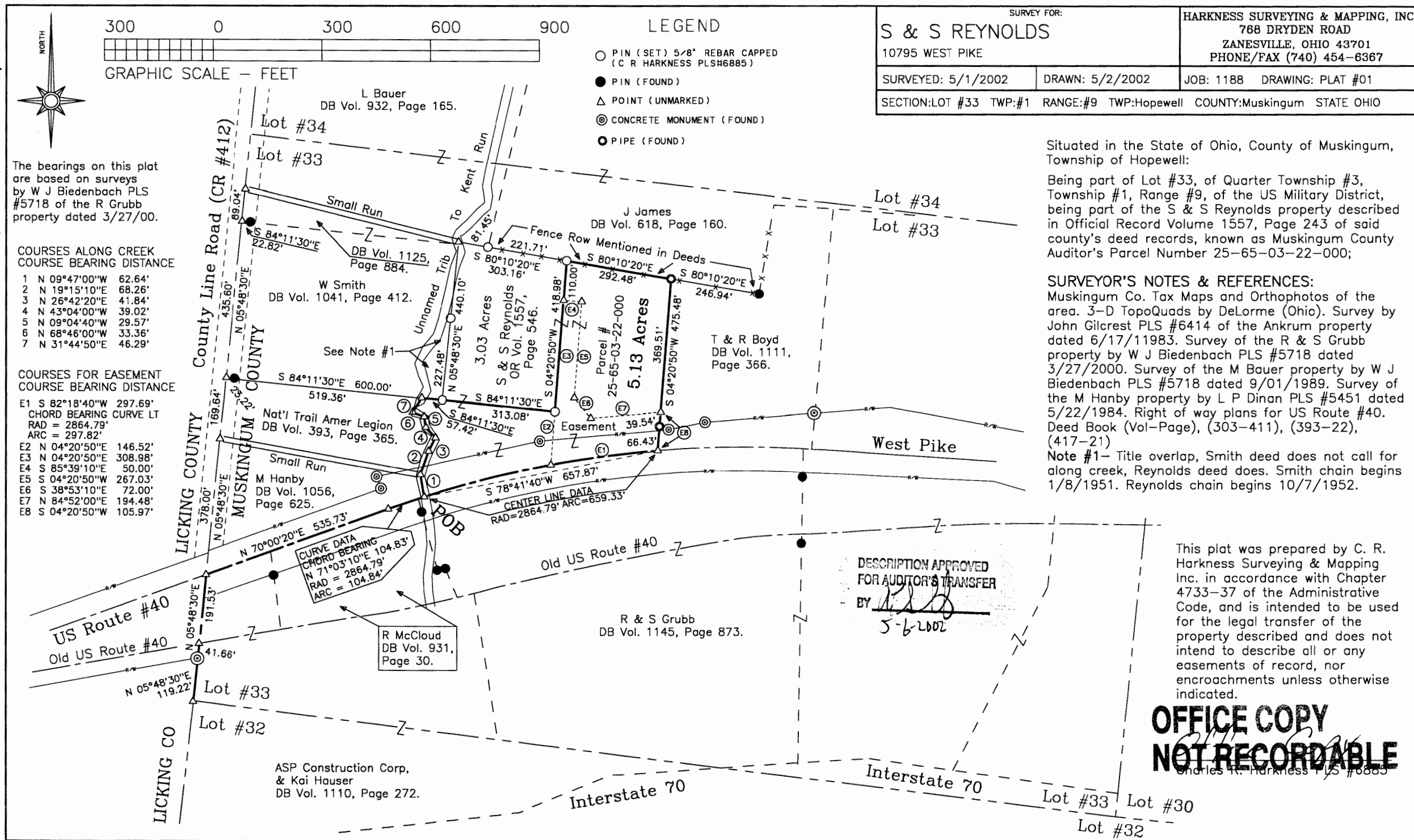
Charles R. Harkness P.L.S. #6885

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY

5-6-2002

25-65-03-22 PART  
ADDRESS N/A



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**SURVEYOR'S NOTES & REFERENCES:**

Muskingum Co. Tax Maps and Orthophotos of the area. 3-D TopoQuads by DeLorme (Ohio). Survey by John Gilcrest PLS #6414 of the Ankrum property dated 6/17/1983. Survey of the R & S Grubb property by W J Biedenbach PLS #5718 dated 3/27/2000. Survey of the M Bauer property by W J Biedenbach PLS #5718 dated 9/01/1989. Survey of the M Hanby property by L P Dinan PLS #5451 dated 5/22/1984. Right of way plans for US Route #40. Deed Book (Vol-Page), (303-411), (393-22), (417-21)

**Note #1**— Title overlap, Smith deed does not call for along creek, Reynolds deed does. Smith chain begins 1/8/1951. Reynolds chain begins 10/7/1952.

This plat was prepared by C. R. Harkness Surveying & Mapping Inc. in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe all or any easements of record, nor encroachments unless otherwise indicated.