

N/A

RESURVEY
DESCRIPTION OF A 90.474 ACRE TRACT

Situate in the State of Ohio, County of Muskingum, Township of Hopewell, and being part of the Southeast Quarter of Section # 7, Township 18 North, Range 15 West in the Congress Lands East of the Scioto River and being all of Parcel # 25-77-07-08, which was last conveyed to Fred H. Bates in Volume # 1054, Page 265 of Muskingum County records and being more particularly bounded and described as follows ;

Beginning at a iron pin found at the Southeast corner of Section # 7, Township 18 North, Range 15 West, thence along the south line of section # 7 and Bruce Shepard property (Vol.1027,pg.331), North 87 degrees 31 minutes 44 seconds West 2147.35 feet to an iron pin set at the southeast corner of a 3.029 acres parcel owned by Fred H. Bates; thence along the east line of said parcel, North 00 degrees 54 minutes 54 seconds East 330.00 feet to an iron pin set; thence continuing along said parcel, North 87 degrees 31 minutes 44 seconds West 400.00 feet to a point in the centerline of Mount Perry Road (Co.Rd. # 30), passing an iron pin set at 370.00 feet; thence along said road and Carol Lenhart property (Volume 1750,Pg. 28) and Ethel Osburn property (Vol. 717, Pg.273), North 00 degrees 54 minutes 54 seconds East 1257.96 feet to a point in the centerline of Mount Perry Road; thence leaving said road along George Dennis Porter property (Vol.1131, Pg. 291), South 87 degrees 42 minutes 44 seconds East 2571.00 feet to an iron pin set in the east line of Section # 7, passing an iron pin set at 30.00 feet; thence along said section line, South 01 degrees 46 minutes 16 seconds West 1595.72 feet to an iron pin found at the Place of Beginning.

Containing 90.474 acres, more or less, more or less, subject to all easements, restrictions, or right of ways, either written or implied. All iron pins set are # 5 rebar 30 inches long with a yellow identification cap labeled "BINCKLEY S- 7879".

Bearings on this description are assumed on the East Line of Section # 7, Township 18 North, Range 15 West as being South 01 degrees 46 minutes 16 seconds West and are for angular calculation only.

This description is based on an actual survey completed by Binckley Land Surveying in January, 2005.

APPROVED FOR CLOSURE

ASB 2-3-2005

OFFICE COPY
NOT RECORDABLE
Donald E. Binckley S-7879 Date

EXEMPT FROM
PLANNING COMMISSION

ASB 2-3-2005

RESURVEY
DESCRIPTION OF A 3.029ACRE TRACT

Situate in the State of Ohio, County of Muskingum, Township of Hopewell , and being part of the Southeast Quarter of Section # 7, Township 18 North, Range 15 West in the Congress Lands East of the Scioto River and being all of Parcel # 25-77-07-07, which was last conveyed to Fred H. Bates in Volume # 1054, Page 265 of Muskingum County records and being more particularly bounded and described as follows ;

Beginning for reference at a iron pin found at the Southeast corner of Section # 7, Township 18 North, Range 15 West , thence along the south line of section # 7 and Bruce Shepard property (Vol.1027,pg.331) , North 87 degrees 31 minutes 44 seconds West 2147.35 feet to an iron pin set at the southeast corner of a 3.029 acres parcel owned by Fred H. Bates and the True Place of Beginning ; thence continuing along south line of Section # 7, North 87 degrees 31 minutes 44 seconds West 400.00 feet to a point in the centerline of Mount Perry Road (Co.Rd.# 30), passing an iron pin set at 370.00 feet ; thence continuing along said road and Carol Lenhart property (Vol. 1750, Pg. 28) , North 00 degrees 54 minutes 54 seconds East 330.00 feet to a point in the centerline of Mount Perry Road (Co.Rd. # 30) ; thence leaving said road along Fred H. Bates property, South 87 degrees 31 minutes 44 seconds East 400.00 feet to an iron pin set , passing an iron pin set at 30.00 feet ; thence along said Bates property, South 00 degrees 54 minutes 54 seconds West 330.00 feet to an iron pin found at the True Place of Beginning . Containing 3.029 acres , more or less, subject to all easements, restrictions, or right of ways, either written or implied. All iron pins set are # 5 rebar 30 inches long with a yellow identification cap labeled " BINCKLEY S- 7879".

Bearings on this description are assumed on the East Line of Section # 7, Township 18 North, Range 15 West as being South 01 degrees 46 minutes 16 seconds West and are for angular calculation only.

This description is based on a field survey completed by Binckley Land Surveying in January , 2005.

APPROVED FOR CLOSURE

ALH 2-3-2005

**OFFICE COPY
NOT RECORDABLE**
Donald E. Binckley H.P.S. 7879 Date

**EXEMPT FROM
PLANNING COMMISSION**

ALH 2-3-2005

BINCKLEY LAND SURVEYING

6375 WINDSONG WAY NASHPORT, OHIO 43830
PHONE (740)455-3736 FAX (740)455-9149

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ASB 2-3-2005

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BASIS OF BEARING: BEARINGS ON THIS PLAT ASSUMED ON THE
EAST LINE OF SECTION # 7 AS BEING SOUTH 01 DEGREES 46
MINUTES 16 SECONDS WEST AND ARE FOR ANGULAR
CALCULATIONS ONLY.

REFERENCES : TAX MAPS, DEEDS OF RECORD, PREVIOUS SURVEYS BY
TERRY FINLEY DATED 8-26-1997.

I HEREBY CERTIFY THIS PLAT TO BE CORRECT TO THE BEST OF MY
KNOWLEDGE AND BELIEF AND REPRESENTS AN ACTUAL SURVEY
COMPLETED BY BINCKLEY LAND SURVEYING IN JANUARY, 2005.

**OFFICE COPY
NOT RECORDABLE**

DONALD E. BINCKLEY II P.S. #7879 DATE

SITUATE IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF
HOPEWELL, AND BEING A PART OF THE SOUTHEAST QUARTER OF SECTION # 7,
TOWNSHIP 18 NORTH, RANGE 15 WEST OF THE CONGRESS LANDS EAST OF THE
SCIOTO RIVER, AND PARCEL # 25-77-07-07 AND PARCEL # 25-77-07-08, WHICH WAS
LAST CONVEYED TO FRED H. BATES IN DEED VOLUME 1054, PAGE 265 OF
MUSKINGUM COUNTY RECORDS.

GEORGE DENNIS PORTER
VOLUME 1131 PAGE 291

FRED H. BATES

VOLUME 1054 PAGE 265
PARCEL # 25-77-07-08
± 90.474 ACRES

Q MOUNT PERRY ROAD
CO.RD.#30

PARCEL # 25-77-07-07
± 3.029 ACRES

LEGEND

- POINT
- IRON PIN FOUND
- IRON PIN SET
- ▲ R.R.SPK. FD.

SECTION # 7 T.-18 N. R.-15 W.

SECTION # 18 T.-18 N. R.-15 W.

SOUTHEAST CORNER OF SECTION # 7

BRUCE SHEPARD
VOLUME 1027 PAGE 331

SCALE 1"= 400'

