

100-02-03-121)

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

DESCRIPTION FOR CONVEYANCE

BEING A PART OF THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 18, RANGE 15, HOPEWELL TOWNSHIP, AND A PART OF THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 17, RANGE 15, NEWTON TOWNSHIP OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT MARKED BY AN EXISTING IRON PIN (3/4 INCH I.D. PIPE) AT THE SOUTHWEST CORNER OF THE SAID SOUTHWEST QUARTER OF SECTION 14; THENCE SOUTH 89 DEGREES 48 MINUTES 56 SECONDS EAST 1145.64 FEET ALONG THE SOUTH LINE OF THE SAID SOUTHWEST QUARTER TO A POINT ON THE EAST LINE OF A 2.00 MORE OR LESS ACRE TRACT CONVEYED TO DONZEL M. LINGER AS RECORDED IN DEED BOOK VOLUME 769 PAGE 276 OF THE MUSKINGUM COUNTY DEED RECORDS, SAID POINT ALSO BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE CONVEYED; THENCE NORTH 01 DEGREE 15 MINUTES 49 SECONDS EAST 45.10 FEET ALONG THE SAID EAST LINE OF THE 2.00 MORE OR LESS ACRE TRACT TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR) AT THE NORTHEAST CORNER OF THE SAID 2.00 MORE OR LESS ACRE TRACT; THENCE NORTH 82 DEGREES 11 MINUTES 06 SECONDS WEST 174.33 FEET ALONG THE NORTH LINE OF THE SAID 2.00 MORE OR LESS ACRE TRACT TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR) ON THE EAST LINE OF A TRACT CONVEYED TO C. W. AND HOMER, JR. BIRCHFIELD AS RECORDED IN DEED BOOK VOLUME 565 PAGE 825 OF THE MUSKINGUM COUNTY DEED RECORDS; THENCE NORTH 01 DEGREE 17 MINUTES 12 SECONDS EAST 643.53 FEET ALONG THE SAID EAST LINE OF THE BIRCHFIELD TRACT TO A POINT IN TOWNSHIP ROAD 412 (ASBURY CHAPEL ROAD), PASSING A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR) AT 622.77 FEET; THENCE NORTH 68 DEGREES 29 MINUTES 07 SECONDS EAST 15.12 FEET ALONG THE SOUTH LINE OF A 38.49 MORE OR LESS ACRE TRACT CONVEYED TO EDWARD D. AND CONSTANCE E. HILL TO A POINT IN THE CENTER OF SAID ASBURY CHAPEL ROAD, SAID POINT BEING SOUTH 00 DEGREES 02 MINUTES 03 SECONDS EAST 25.00 FEET FROM A POINT MARKED BY AN EXISTING IRON PIN (5/8 INCH REBAR); THENCE NORTH 77 DEGREES 27 MINUTES 10 SECONDS EAST 97.60 FEET TO A POINT IN THE SAID CENTER OF ASBURY CHAPEL ROAD; THENCE NORTH 81 DEGREES 40 MINUTES 40 SECONDS EAST 108.87 FEET TO A POINT IN THE SAID CENTER OF ASBURY CHAPEL ROAD; THENCE NORTH 83 DEGREES 49 MINUTES 48 SECONDS EAST 155.12 FEET TO A POINT IN THE SAID CENTER OF ASBURY CHAPEL ROAD; THENCE NORTH 85 DEGREES 02 MINUTES 22 SECONDS EAST 188.80 FEET TO A POINT IN THE SAID CENTER OF ASBURY CHAPEL ROAD; THENCE SOUTH 84 DEGREES 09 MINUTES 57 SECONDS EAST 32.37 FEET TO A POINT MARKED BY A RAIL ROAD SPIKE SET AT THE INTERSECTION OF SAID ASBURY CHAPEL ROAD AND FORD ROAD; THENCE SOUTH 59 DEGREES 31 MINUTES 51 SECONDS EAST 51.27 FEET TO A POINT IN THE SAID CENTER OF FORD ROAD; THENCE SOUTH 78 DEGREES 33 MINUTES 52 SECONDS EAST 36.26 FEET TO A POINT IN THE SAID CENTER OF FORD ROAD; THENCE SOUTH 85 DEGREES 33 MINUTES 05 SECONDS EAST 53.70 FEET TO A POINT IN THE SAID CENTER OF FORD ROAD; THENCE SOUTH 88 DEGREES 20 MINUTES 19 SECONDS EAST 76.51 FEET TO A POINT IN THE SAID CENTER OF FORD ROAD; THENCE SOUTH 78 DEGREES 11 MINUTES 56 SECONDS EAST 41.58 FEET TO A POINT MARKED BY A RAIL ROAD SPIKE SET IN THE SAID CENTER OF FORD ROAD AT THE CENTER OF A RAVINE; THENCE FOLLOWING THE CENTER OF SAID RAVINE THE NEXT 12 COURSES AND DISTANCES:

- 1) SOUTH 33 DEGREES 27 MINUTES 36 SECONDS WEST 89.39 FEET TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR),
- 2) SOUTH 18 DEGREES 49 MINUTES 58 SECONDS WEST 85.99 FEET TO A POINT,
- 3) SOUTH 29 DEGREES 40 MINUTES 30 SECONDS WEST 28.12 FEET TO A POINT,
- 4) SOUTH 26 DEGREES 45 MINUTES 43 SECONDS WEST 59.04 FEET TO A POINT,
- 5) SOUTH 25 DEGREES 49 MINUTES 27 SECONDS WEST 47.09 FEET TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR),
- 6) SOUTH 55 DEGREES 06 MINUTES 08 SECONDS WEST 51.62 FEET TO A POINT,
- 7) SOUTH 29 DEGREES 50 MINUTES 49 SECONDS WEST 138.91 FEET TO A POINT,
- 8) SOUTH 36 DEGREES 41 MINUTES 09 SECONDS WEST 48.31 FEET TO A POINT,
- 9) SOUTH 24 DEGREES 13 MINUTES 11 SECONDS WEST 44.32 FEET TO A POINT,
- 10) SOUTH 51 DEGREES 59 MINUTES 31 SECONDS WEST 41.02 FEET TO A POINT, SAID POINT BEING SOUTH 67 DEGREES 48 MINUTES 56 SECONDS EAST 13.14 FEET FROM A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR),
- 11) SOUTH 24 DEGREES 04 MINUTES 39 SECONDS WEST 97.51 FEET TO A POINT, SAID POINT BEING NORTH 50 DEGREES 10 MINUTES 18 SECONDS EAST 42.14 FEET FROM A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR),
- 12) SOUTH 06 DEGREES 59 MINUTES 35 SECONDS EAST 119.30 FEET TO A POINT ON THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 14; THENCE LEAVING THE SAID RAVINE NORTH 89 DEGREES 48 MINUTES 56 SECONDS WEST 133.44 FEET ALONG THE SAID SOUTH LINE OF THE SOUTHWEST QUARTER TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR), PASSING A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR) AT 28.79 FEET; THENCE SOUTH 01 DEGREE 28 MINUTES 16 SECONDS WEST 1222.32 FEET TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR); THENCE NORTH 89 DEGREES 48 MINUTES 56 SECONDS WEST 445.50 FEET TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR); THENCE NORTH 01 DEGREE 28 MINUTES 16 SECONDS EAST 980.99 FEET TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR) AT THE SOUTHWEST CORNER OF THE ABOVE MENTIONED 2.00 MORE OR LESS ACRE TRACT; THENCE SOUTH 86 DEGREES 07 MINUTES 02 SECONDS EAST 249.42 FEET ALONG THE SOUTH LINE OF THE SAID 2.00 MORE OR LESS ACRE TRACT TO A POINT MARKED BY AN IRON PIN SET (5/8 INCH REBAR) AT THE SOUTHEAST CORNER OF THE SAID 2.00 MORE OR LESS ACRE TRACT; THENCE NORTH 01 DEGREE 15 MINUTES 49 SECONDS EAST 257.40 FEET ALONG THE EAST LINE OF THE SAID 2.00 MORE OR LESS ACRE TRACT TO THE PLACE OF BEGINNING.

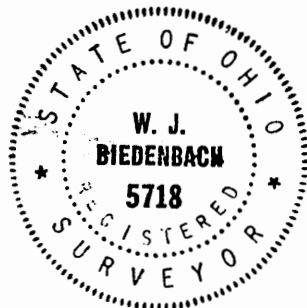
CONTAINING 22.092 MORE OR LESS ACRES (TOTAL), 11.018 MORE OR LESS ACRES IN SECTION 14 OF HOPEWELL TOWNSHIP. (AUDITOR'S PARCEL NUMBER 25-00362 AND 25-00363 (ALL) AND 11.074 MORE OR LESS ACRES IN SECTION 2 OF NEWTON TOWNSHIP (AUDITOR'S PARCEL NUMBER 47-01406 -ALL) SUBJECT TO ALL LEGAL ROAD RIGHT-OF-WAYS OF ASBURY CHAPEL ROAD AND FORD ROAD (TOWNSHIP ROAD 412), SUBJECT TO A 20 FOOT RIGHT-OF-WAY AS RECORDED IN DEED BOOK VOLUME 769 PAGE 276, AND ALL EASEMENTS.

I HEREBY CERTIFY THE ABOVE DESCRIPTION AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 15TH DAY OF OCTOBER 1985.

OFFICE COPY
NOT RECORDABLE
W. J. BIEDENBACH
REGISTERED SURVEYOR #5718

D2244 HARRIS (SEEVERS)

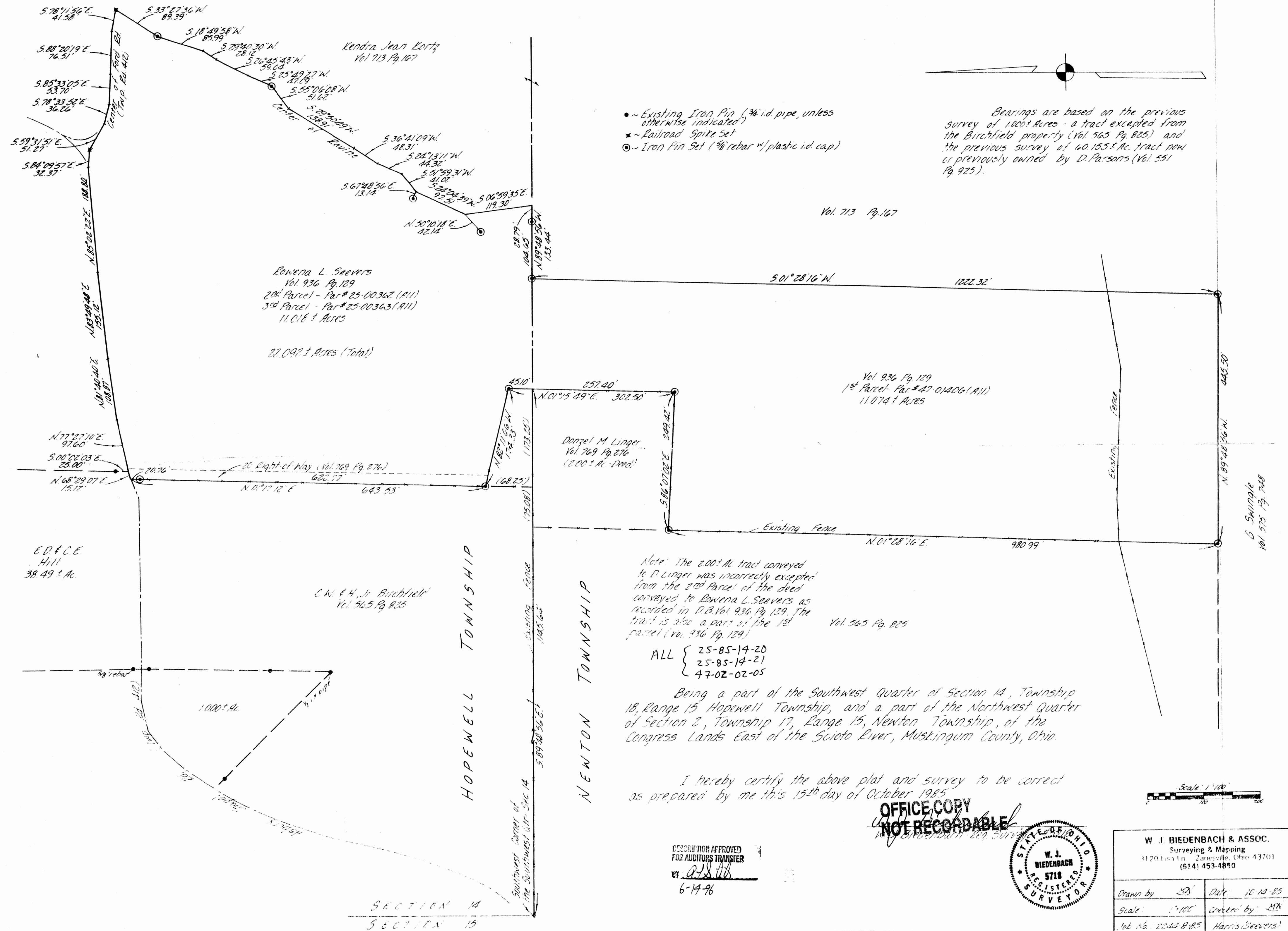
A// { 25-85-14-20
25-85-14-21
47-02-02-05



DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY

6-14-96



- Existing Iron Pin (3/4" id. pipe, unless otherwise indicated)
- ★ Railroad Spike Set
- Iron Pin Set (3/8" rebar w/ plastic id. cap)

Bearings are based on the previous survey of 1000+ Acres - a tract excepted from the Birchfield property (Vol. 565 Pg. 825) and the previous survey of 40.155+ Ac. tract now or previously owned by D. Parsons (Vol. 551 Pg. 925).

Vol. 713 Pg. 167

Rowena L. Seewers
Vol. 936 Pg. 129
2nd Parcel - Par # 25-00362 (A11)
3rd Parcel - Par # 25-00363 (A11)
11.018+ Acres

22.097+ Acres (Total)

Vol. 936 Pg. 129
1st Parcel - Par # 47-01406 (A11)
11.074+ Acres

Daniel M. Linger
Vol. 769 Pg. 276
12.00+ Acres (Cont.)

G. Swingle
Vol. 575 Pg. 248

Note: The 200+ Ac tract conveyed to D. Linger was incorrectly excepted from the 2nd Parcel of the deed conveyed to Rowena L. Seewers as recorded in D.B. Vol. 936 Pg. 129. The tract is also a part of the 1st parcel (Vol. 936 Pg. 129).

Vol. 565 Pg. 825

ALL {
25-85-14-20
25-85-14-21
47-02-02-05

Being a part of the Southwest Quarter of Section 14, Township 18, Range 15, Hopewell Township, and a part of the Northwest Quarter of Section 2, Township 17, Range 15, Newton Township, of the Congress Lands East of the Scioto River, Muskingum County, Ohio.

I hereby certify the above plat and survey to be correct as prepared by me this 15th day of October 1985.

OFFICE COPY
NOT RECORDABLE

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER
BY W. J. Biedenbach
6-14-96



Scale: 1" = 100'

W. J. BIEDENBACH & ASSOC. Surveying & Mapping 4120 Lisa Ln. Zanesville, Ohio 43701 (614) 453-4850	
Drawn by: <u>WJ</u>	Date: <u>10-13-85</u>
Scale: <u>1"=100'</u>	Checked by: <u>MX</u>
Job No: <u>2044-B-85</u>	Harris/Seewers