

(MUS-16-0.30)
WARRANTY DEED

ADDRESS N/A

KNOW ALL MEN BY THESE PRESENTS:

That George Duncan Heisey, Jr. & Thomas Curtis Heisey

hereinafter referred to as the "Grantor" in consideration of the sum of _____ Dollars (\$ _____)

to it paid by the State of Ohio, for the County of Muskingum, the Grantee, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell and convey to the said Grantee, its successors and assigns forever, the following described real estate:

Situated in the Township of Jackson, County of Muskingum, State of Ohio, and in Section 25, Town 3-N, Range 9-W, and bounded and described as follows:

PARCEL NO. 3WV

Being a parcel of land lying on the right side of the centerline of a survey, made for the Department of Transportation, and recorded in Plat File _____, Slot _____, of the records of Muskingum County and being located within the following described points in the boundary thereof:

Commencing at the intersection of the South line of Section 25 and the North line of the Caprail Railroad (iron pin found and used), said point being 343.79 feet right of proposed S.R. 16 station 779+84.00; thence N 20°36'27" E a distance of 1838.99 feet to a PK nail set on the centerline of existing S.R. 16 (proposed Marne Road), said point being on the Grantor's South line and being 238.82 feet left of station 798+18.25 (Marne Road station 199+25.00), and being the True Place of Beginning;

Thence S 37°36'19" W along said centerline and property line a distance of 435.18 feet to an iron pin set on the existing Limited Access right of way line of S.R. 16, said point being on the Grantor's west line and being 104.58 feet left of station 794+27.92 (Marne Road station 194+93.02, 25.67 feet right); thence along said right of way line and property line the following three courses; 1) N 52°58'28" W a distance of 48.07 feet to a point, said point being 21.46 feet left of station 194+83.57 (Marne Road); thence 2) S 55°32'57" W a distance of 199.21 feet to a point, said point being 37.30 feet left of station 192+83.38 (Marne Road); thence 3) with a curve to the left, an arc length of 133.84 feet, a radius of 210.12 feet, a chord bearing of S 89°14'57" W, and a chord length of 131.59 feet to an iron pin set on the existing northerly right of way line of Marne Road, said point being 268.20 feet left of station 791+46.71 (Marne Road station 191+80.25, 117.28 feet left); thence N 71°00'04" E a distance of 144.21 feet to an iron pin set, said point being 205.77 feet left of station 792+64.55 (Marne Road station 193+15.00, 70.00 feet left); thence N 46°22'57" E a distance of 368.97 feet to an iron pin set, said point being 235.74 feet left of station 796+00.30 (Marne Road station 197+00.00, 75.00 feet left); thence S 52°25'30" E a distance of 46.83 feet to an iron pin set on the existing northerly right of way line of Marne Road, said point being 191.15 feet left of station 796+13.42 (Marne Road station 197+02.04, 28.21 feet left); thence N 37°34'30" E along said right of way line a distance of 221.76 feet to an iron pin set, said point being 266.92 feet left of station 798+07.63 (Marne Road station 199+25.00, 30.23 feet left); thence S 52°25'57" E a distance of 30.23 feet to the True Place of Beginning.

Stationing for the above description is based on the centerline of Proposed State Route 16.

Bearings for the above description were based on the Ohio State Plane Coordinate System, South Zone NAD 83. Description of the above parcel is based on a survey made by Resource International, Inc. by Joseph S. Bolzenius, Registered Surveyor No. 7526, for the State of Ohio, Department of Transportation.

Property owner claims title through instrument recorded in Volume 1015 at Page 261 in the Records of Muskingum County, Ohio.

The above parcel contains 0.845 acres, more or less of which the present road occupies 0.301 acres, more or less, leaving a net take of 0.544 acres, to be taken from Auditor's Parcel 29-29-70-25-23-000 which contains 79.400 acres.

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