

Re-Survey of Junior C. Tignor lands in the Town of Dresden

Situated in the State of Ohio, County of Muskingum, Town of Dresden, and being part of Outlot 72, and part of Outlot 81, as per Plat Book 2, Page 128, and being all the lands presently owned by Junior C. Tignor as per Official Record 1591, Page 476, and being more particularly described as follows:

Beginning for reference, and the principal place of beginning at iron pin set at the Southwest corner of Outlot 81, and being a corner of lands presently owned by F. M. and M. L. Bice,(OR 1507-544);

Thence along the east line of said Bice lands and the west line of Outlot 81, North 00 degrees 17 minutes 38 seconds West, 328.63 feet to an iron pin found on the southwest corner of Outlot 72, and the southwest corner of lands presently owned by P. D. and D. D. Bice(OR 1728-542);

Thence along said Bice lands the following four courses:

- 1.) North 65 degrees 00 minutes 00 seconds East, 543.09 feet to a point;
- 2.) North 25 degrees 04 minutes 00 seconds West, 229.15 feet to an iron pin found, passing an iron pin found at 0.93 feet;
- 3.) North 66 degrees 54 minutes 37 seconds East, 615.86 feet to an iron pin set;
- 4.) South 24 degrees 59 minutes 31 seconds East, 26.34 feet to an iron pipe found on the northwest corner of lands presently owned by B. J. and L. A. Rhodes,(OR 1995-433);

Thence along the west line of said Rhodes land, South 24 degrees 59 minutes 31 seconds East, 182.28 feet to a point on the north line of Outlot 81, and the north line of Tenth Street being presently owned by the Village of Dresden as per DR 543-471, passing an iron pin set at 172.28 feet;

Thence along the north line of Tenth Street and Outlot 81, South 65 degrees 00 minutes 00 seconds West, 300.00 feet to a point;

Thence along the west line of Tenth Street, South 25 degrees 00 minutes 00 seconds East, 25.00 feet to a point;

Thence along the south line of Tenth Street, North 65 degrees 00 minutes 00 seconds East, 186.10 feet to a point on the west line of lands presently owned by S. K. and T. A. Brockelhurst,(OR 1556-458);

Thence along the line of said Brockelhurst lands the following two courses:

- 1.) South 25 degrees 03 minutes 19 seconds East, 173.64 feet to an iron pin found, passing an iron pin found at 6.64 feet;
- 3.) North 64 degrees 55 minutes 58 seconds East, 99.96 feet to an iron pin found on the west line of lands present ly owned by the C. Mitchell Jr. Revocable Trust, and C. J. Mitchell, Trustee,(DR 1109-320);

Thence along the lines of said Mitchell Trust lands the following two courses:

- 1.) South 24 degrees 18 minutes 15 seconds East, 225.97 feet to an iron pin found;
- 2.) South 77 degrees 13 minutes 31 seconds West, 694.89 feet to aan iron pin found on the northeast corner of lands presently owned by G. L. and J. A. Helbling,(DR 1111-477);

Thence along the lines of said Helbfling lands the following two courses:

- 1.) South 77 degrees 13 minutes 31 seconds West, 240.85 feet to an iron pipe found;

2.) South 08 degrees 34 minutes 53 seconds East, 173.62 feet to an iron pin found on the northwest corner of lands owned by said Mitchell Trust;

Thence along the west line of said Mitchell Trust lands, South 08 degrees 34 minutes 53 seconds East, 50.71 feet to an iron pipe found on the north line of lands presently owned by P. R. and P. M. Horstman, (DR 1067-487);

Thence along the north line of said Horstman lands, North 89 degrees 36 minutes 32 seconds West, 182.27 feet to an iron pipe found on the northeast corner of said F. M. and M. L. Bice lands;

Thence along the north line of said Bice lands, North 89 degrees 36 minutes 32 seconds West, 151.14 feet to the principal place of beginning, containing 11.96 Acres, more or less.

Subject to all legal recorded easements and right of ways.

Iron pins set are 5/8 inch rebars , 30 inches long, with plastic identification caps.

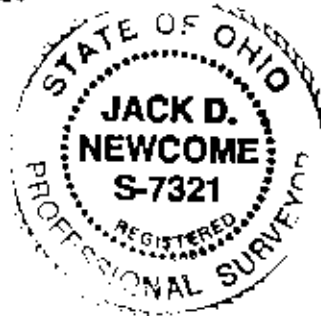
Bearings are based on the North Line of Outlot 81, as being North 65 degrees 00 minutes 00 seconds East, as per the Plat of the Town of Dresden, Plat Book 2, page 128.

This description is written based on a field survey completed January 27, 2010, by Jack D. Newcome, Reg. No. 7321.

**OFFICE COPY
NOT RECORDABLE**

Jack D. Newcome, Reg. No. 7321

No.s
All of: 33-30-29-05-000 +- 3.09 Acres
All of: 33-30-29-06-000 +- 7.50 Acres
All of: 33-30-29-07-000 +- 1.37 Acres



1-28-10

Date

DESCRIPTION
APPROVED

BY *[Signature]* 1/28/10



LEGEND

- △ Railroad Spike Set
- Iron Pin Found
- ⊠ Stone Found
- Axle Found
- Iron Pipe Found
- ▲ Railroad Spike Found
- ⊙ Iron Pin Set, 3/8" rebar
- ⊞ Monument Found

P. D. and D. D. Rice
OR 1728-642

P. D. and D. D. Rice
OR 1728-642

H. J. and L. A. Rhodes
OR 1995-433

SITUATED IN:
State of Ohio, County of Muskingum,
Town of Dresden, and being part of
Outlot 72, and Outlot 81 as depicted in
Plat Book 2, Page 128, of the
Muskingum County Records.

BASIS OF BEARINGS

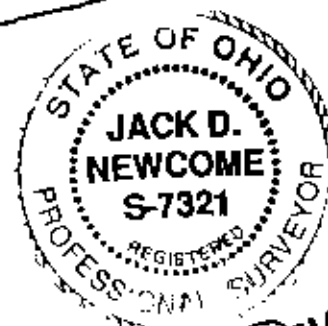
Bearings are based on the north
line of Outlot 81 as being North 85
degrees 00 minutes 00 seconds
East, as per the Plat of the Town of
Dresden, Pl. Bk. 2, Pg. 128.

REFERENCES

Pl. Bk. E, Pg.
128
Adjoining
Boundary
Surveys by D.
Swartz, S.
Bowman, and J.
D. Newcome.
OR 1591-475

PARCEL NO.'S

All of: 33-30-29-05-000 +- 3.09 Acres
All of: 33-30-29-06-000 +- 7.50 Acres
All of: 33-30-29-07-000 +- 1.37 Acres



**OFFICE COPY
NOT RECORDABLE**
Date 1-28-10
Surveyor No. 7321

SCRIPTION
[Handwritten Signature]

Newcome Surveying Company
6616 Ballard Road
Nashport, Ohio
740-452-5796

Iron Pin Set at the
Southwest Corner of
Outlot 81, of the Town of
Dresden, as per Plat Book
2, Page 128.

Note: Gravel field drive exists across
property, but no easement of record was
found.

F. M. and M. L. Rice
OR 1607-544

P. R. and P. M. Horstman
DR 1067-487

G.L. and J. A.
Helbling
DR 1111-477

C. Mitchell Jr. Rev. Trust,
and C. J. Mitchell Trustee
DR 1109-320

C. Mitchell Jr. Rev. Trust,
and C. J. Mitchell Trustee
DR 1109-320

Junior C. Tignor
OR 1591-478
+- 11.98 Acres

The Village
of Dresden
DR 543-471

S. E. and T. A.
Brookhurst
OR 1556-455

