

Tract One
+ - 91.65 Acre Split of 10999 Newark Road LLC Lands

Situated in the State of Ohio, County of Muskingum, Township of Licking, and being part of Quarter Township 2, Township 2, Range 9, United States Military Lands, and being part of the lands presently owned by 10999 Newark Road LLC, as per Official Record 2168, Page 453, and being more particularly described as follows:

Beginning for reference and the principal place of beginning at a monument found on the right of way of State Route 146, and the Licking\Muskingum County line, and being ninety five feet left of centerline station 148+40.30 as depicted on Sheet 44 of 45 of LIC/MUS-16-28.47/0.00 Right of Way Plans, and the Location Plan Recorded in Plat Book 12, Page 8, of the Muskingum County Records;

Thence along the county line, and the east line of lands presently owned by Wayne Graham,(Instr. No. 200804220009121), North 02 degrees 14 minutes 04 seconds East, 664.67 feet to an iron pin found on the southeast corner of lands presently owned by 10999 Newark Road LLC,(Instr. No. 200804160008656);

Thence continuing along the county line and said east line of 10999 Newark Road LLC lands, North 02 degrees 19 minutes 50 seconds East, 883.25 feet to a point from which an iron pin set bears South 34 degrees 31 minutes 26 seconds West, 36.98 feet;

Thence through the lands presently owned by 10999 Newark Road LLC,(OR 2168-453) the following six courses:

- 1.) North 34 degrees 31 minutes 26 seconds East, 544.71 feet to an iron pin set;
- 2.) South 89 degrees 10 minutes 35 seconds East, 525.97 feet to an iron pin set;
- 3.) North 02 degrees 59 minutes 42 seconds East, 687.18 feet to an iron pin found on the south line of a Conservation Easement, (OR 1843-896);
- 4.) Along said easement line the next three courses, South 83 degrees 11 minutes 45 seconds East, 324.90 feet to an iron pin found;
- 5.) North 37 degrees 50 minutes 12 seconds East, 110.17 feet to an iron pin found;
- 6.) North 85 degrees 55 minutes 07 seconds East, 450.37 feet to a point on the west line of lands presently owned by L. and R. Farms,(DR 1101-46), from which an iron pin found bears North 85 degrees 55 minutes 07 seconds East, 6.65 feet;

Thence along the west line of said L. and R. Farms lands, South 02 degrees 23 minutes 10 seconds West, 2791.53 feet to an iron pin found on the northeast corner of lands presently owned by Ralph and Carol Hanby,(DR 715-147);

Thence along the north line of said Hanby lands, North 87 degrees 35 minutes 14 seconds West, 826.87 feet to an iron pin found;

Thence along the west line of said Hanby lands, South 05 degrees 06 minutes 31 seconds West, 380.10 feet to a monument found on the right of way of State Route 146;

Thence along said right of way the following six courses:

- 1.) North 61 degrees 34 minutes 18 seconds West, 188.79 feet to an iron pin found;
- 2.) North 60 degrees 23 minutes 16 seconds West, 210.38 feet to a monument found;
- 3.) North 70 degrees 43 minutes 52 seconds West, 207.98 feet to an iron pin found;

- 4.) North 35 degrees 28 minutes 27 seconds West, 62.65 feet to a monument found;
- 5.) North 65 degrees 33 minutes 57 seconds West, 151.14 feet to a monument found;
- 6.) North 88 degrees 22 minutes 42 seconds West, 76.40 feet to the principal place of beginning, containing 91.65 acres more or less;

Tract Two

+ - 0.166 Acre Split From 10999 Newark Road LLC

Situated in the State of Ohio, County of Licking, Township of Hanover, and being part of Lot 10, Quarter Township 1, Township 2, Range 10, United States Military Lands, and being part of the lands presently owned by 10999 Newark Road LLC, as per Instrument No. 200804160008656, and being more particularly described as follows:

Beginning for reference at a monument found on the right of way of State Route 146, and the Licking\Muskingum County line, and being ninety five feet left of centerline station 148+40.30 as depicted on Sheet 44 of 45 of LIC/MUS-16-28.47/0.00 Right of Way Plans, and the Location Plan Recorded in Plat Book 9, Pages 82, 83, and 84 of the Licking County Records;

Thence along the county line, and an east line of lands presently owned by Wayne Graham,(Instr. No. 200804220009121), North 02 degrees 14 minutes 04 seconds East, 664.67 feet to an iron pin found on the southeast corner of lands presently owned by 10999 Newark Road LLC,(Instr. No. 200804160008656), and a northeast corner of said Graham lands and being the principal place of beginning;

Thence through the lands presently owned by 10999 Newark Road LLC,(Instr. No. 200804160008656), the following four courses:

- 1.) North 01 degrees 26 minutes 22 seconds East, 725.09 feet to an iron pin set;
- 2.) North 07 degrees 51 minutes 50 seconds West, 124.38 feet to an iron pin set;
- 3.) North 73 degrees 51 minutes 12 seconds East, 14.32 feet to an iron pin set;
- 4.) North 34 degrees 31 minutes 26 seconds East, 36.98 feet to a point on the county line;

Thence along the county line, South 02 degrees 19 minutes 50 seconds West, 883.25 feet to the principal place of beginning, containing 0.166 Acres more or less.

The above described 0.166 acres shall not constitute an independent building site separate from the adjacent parcel,(Tract One, 91.65 Acres in Muskingum County), or be transferred as an independent principal building parcel in the future unless approved as such in accordance with applicable Subdivision Regulations.

The above described tracts are subject to an Ingress, Egress Easement retained by the present owner,(10999 Newark Road LLC, OR 2168-453, Musk. Co., and Instrument No. 200804160008656, Lick. Co., over the existing gravel drive lying within the following described parcel:

Situated in the State of Ohio, County of Licking, Township of Hanover, and being part of Lot

10, Quarter Township 1, Township 2, Range 10, and the County of Muskingum, Township of Licking, Quarter Township 2, Township 2, Range 9, United States Military Lands, and being part of the lands presently owned by 10999 Newark Road LLC, as per Licking County Instrument No. 200804160008656, and Muskingum County Official Record 2168-453, and being more particularly described as follows:

Beginning for reference at a monument found and the principal place of beginning, on the right of way of State Route 146, and the Licking\Muskingum County line, and being ninety five feet left of centerline station 148+40.30 as depicted on Sheet 44 of 45 of LIC/MUS-16-28.47/0.00 Right of Way Plans, and the Location Plan Recorded in Plat Book 9, Pages 82, 83, and 84 of the Licking County Records, and Plat Book 12, Page 8 of the Muskingum County Records;

Thence along the county line, and an east line of lands presently owned by Wayne Graham,(Instr. No. 200804220009121), North 02 degrees 14 minutes 04 seconds East, 664.67 feet to an iron pin found on the southeast corner of lands presently owned by 10999 Newark Road LLC,(Instr. No. 200804160008656), and a northeast corner of said Graham lands;

Thence through the lands presently owned by 10999 Newark Road LLC,(Instr. No. 200804160008656), the following four courses:

- 1.) North 01 degrees 26 minutes 22 seconds East, 725.09 feet to an iron pin set;
- 2.) North 07 degrees 51 minutes 50 seconds West, 124.38 feet to an iron pin set;
- 3.) North 73 degrees 51 minutes 12 seconds East, 14.32 feet to an iron pin set;
- 4.) South 12 degrees 31 minutes 33 seconds East, 130.29 feet to a point in lands presently owned by 10999 Newark Road LLC,(OR 2168-453), passing the county line at 76.85 feet;

Thence through said 10999 Newark Road LLC lands the following two courses:

- 1.) South 01 degrees 50 minutes 01 seconds West, 726.18 feet to a point;
- 2.) South 01 degrees 48 minutes 12 seconds West, 664.26 feet to a point on the right of way of State Route 146;

Thence along said right of way, North 88 degrees 22 minutes 42 seconds West, 25.00 feet to the principal place of beginning, containing 0.755 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 I. D. caps.

Bearings are based on the Licking\Muskingum County line as being North 02 degrees 19 minutes 50 seconds East, as per Instrument Number 199705280014084.

These descriptions are written based on a field survey completed April 29, 2011, by Jack D. Newcome, Reg. No. 7321.

**OFFICE COPY
NOT RECORDABLE**

Jack D. Newcome, Reg. No. 7321

5-3-11
Date

Part of:

Licking Co. Auditors PIN 022-059688-00.000 +- 0.166 Acres

Prior Instrument Reference: Licking County Instrument Number 200804160008656.

Part of:

Muskingum Co. Parcel No. 35-02-61-20-000 +- 91.65 Acres

Prior Deed Record: Muskingum County Official Record 2168, Page 453

**DESCRIPTION
APPROVED**

By: [Signature] 5/3/11



SITUATED IN:

State of Ohio, County of Muskingum, Township of Licking, and being part of Quarter Township 2, Township 2, Range 9, United States Military Lands

BASIS OF BEARINGS

Bearings are based on the Licking/Muskingum County Line as being North 02 degrees 19 minutes 50 seconds East, as per Instr. No. 199705280014084, (Lick. Co.).

REFERENCES

OR 2168-453
DR 715-147
DR 1100-46
Instr. No. 200804220009121
Instr. No. 200804160008656

DESCRIPTION

APPROVED
By: *[Signature]* 5/9/2011

10999 Newark Road LLC
OR 2168-453
Tract One
+/- 91.65 Acres

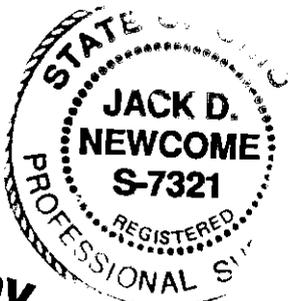
L and R. Farms
DR 1101-46

U. S. A.
(Flowage Easement)
Tract J-1039E
DR 496-481

Monument Found 95 feet Left of Centerline Station 148+40.30 of St. Rte. 146, being on the Lick/Musk. Co. Line as per Sheet 44 of 45 of LIC/MUS-16-26.47/0.00 R/W Plans

LEGEND

- △ Railroad Spike Set
- Iron Pin Found
- ⊠ Stone Found
- Axle Found
- Iron Pipe Found
- ▲ Railroad Spike Found
- ⊙ Iron Pin Set, 5/8" rebar
- ⊠ Monument Found



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NOT RECORDABLE
Jack D. Newcome 5-3-11
Jack D. Newcome
Reg. Surveyor No. 7321

Newcome Surveying Company
6515 Ballard Road
Nashport, Ohio
740-452-5798

PARCEL NO.

Part of: 35-02-61-20-000 +/- 91.65 Acres

