

Situated in the 2<sup>nd</sup> Quarter of Township 2 North, Range 9 West of the United States Military Lands, Licking Township, Muskingum County, Ohio (and being the remainder of a tract conveyed to Clay City Beverage, Inc. as the First Parcel of a deed recorded in Deed Book 804, page 90, Aud. Par. #35-35-02-51-17-000) and being further bounded and described as follows:

Beginning for a point of reference at a P.K. nail found at the approximate intersection of the centerline of State Route 586 and the centerline of County Road 8;

thence N. 13° 36' 14" West, within the pavement of State Route 586, a distance of 57.84 feet to a P.K. nail found in the center of State Route 586;

thence with a curve to the left having a radius of 1909.86 feet; a chord bearing and distance of N 34° 16' 13" West 655.92 feet; a central angle of 19° 46' 32"; and a tangent distance of 332.90 feet; an arc distance of 659.18 feet along the centerline of State Route 586 to a point marking the Southeasterly corner of a tract conveyed to Eddie D. and Shelly A. Plum by a deed recorded in Deed Book 1979, page 302;

thence S. 64° 09' 58" West, along the Southerly line of said Plum tract, a distance of 886.24 feet to a 5/8 inch rebar found, **being the true place of beginning of this tract;**

thence South 01° 29' 50" East, along the West line of a tract conveyed to Gregory T. White as Tract One of a deed recorded in Deed Book 1122, page 465 and passing a 5/8 inch rebar found at 247.06 feet, a total distance of 604.72 feet to a ¾ inch pipe found;

thence S. 88° 41' 44" West, along the North line of a tract conveyed to Gail W. Burrier by a deed recorded in Deed Book 1080, page 375, a distance of 1613.94 feet to a ¾ inch pipe found;

thence North 00° 34' 46" West, along the East line of a tract conveyed to Joel S. and Nancy S. Williams by a deed recorded in Deed Book 1899, page 32, a distance of 1035.84 feet to a 5/8 inch rebar found;

thence North 00° 10' 53" East, along the East line of a tract conveyed to Anna Belle Turner, Trustee as Tract 2 of a deed recorded in Deed Book 1654, page 814, a distance of 257.73 feet to a ½ inch rebar found;

thence North 89° 41' 41" East, along the South line of a tract conveyed to Jack E. and Gloria Lynn Dickerson by a deed recorded in Deed Book 617, page 102, a distance of 300.00 feet to a point, said point being South 27° 26' 33" East a distance of 0.48 feet from an "X" chiseled in a large rock;

thence North  $00^{\circ} 18' 19''$  West, along the East line of said Dickerson tract, a distance of 726.00 feet to a point, said point being North  $79^{\circ} 47' 58''$  East a distance of 1.18 feet from a  $\frac{1}{2}$  inch rebar found;

thence South  $89^{\circ} 41' 41''$  West, along the North line of said Dickerson tract, a distance of 300.00 feet to an iron pin set;

thence North  $00^{\circ} 18' 19''$  West, along the East line of the aforementioned Turner, Trustee tract and generally along the centerline of County Road 405 (O'Bannon Road) a distance of 761.26 feet to a point;

thence North  $00^{\circ} 15' 26''$  West, along the East line of a tract conveyed to Michael P. James by a deed recorded in Deed Book 1140, page 82 and generally along the centerline of County Road 405 (O'Bannon Road), a distance of 146.23 feet to a point;

thence North  $89^{\circ} 58' 52''$  East, along the centerline of a spur portion of County Road 405, a distance of 89.58 feet to a point;

thence South  $61^{\circ} 42' 20''$  East, continuing along the centerline of a spur portion of County Road 405 (O'Bannon Road), a distance of 298.83 feet to a point in the centerline of State Route 586;

thence with a curve to the left having a radius of 954.93 feet; a chord bearing and distance of South  $55^{\circ} 47' 26''$  East 152.09 feet; a central angle of  $09^{\circ} 08' 06''$ ; and a tangent distance of 76.29 feet; an arc distance of 152.25 feet along the centerline of State Route 586 to a point;

thence South  $60^{\circ} 21' 29''$  East, continuing along the centerline of State Route 586, a 378.00 feet to a point;

thence with a curve to the right having a radius of 1909.86 feet; a chord bearing and distance of South  $57^{\circ} 18' 00''$  East 206.00 feet; a central angle of  $06^{\circ} 10' 59''$ ; and a tangent distance of 103.15 feet; an arc distance of 206.10 feet to a point marking the Northwestern corner of a tract conveyed to David R. and Jennifer L. Hanby as Tract 2 of a deed recorded in Deed Book 1103, page 474;

thence South  $31^{\circ} 40' 22''$  West, along the Westerly line of said Hanby, Tract 2 and passing a  $\frac{5}{8}$  inch rebar found at 32.42 feet, a total distance of 212.71 feet to a  $\frac{5}{8}$  inch rebar found;

thence South  $50^{\circ} 14' 04''$  East, along the Southerly line of said Hanby, Tract 2, a distance of 371.12 feet to a  $\frac{5}{8}$  inch rebar found;

thence North  $42^{\circ} 36' 20''$  East, along the Easterly line of said Hanby, Tract 2, and passing a  $\frac{5}{8}$  inch rebar found at 164.79 feet, a total distance of 200.00 feet to a point in the centerline of State Route 586;

thence South 46° 03' 15" East, along the centerline of State Route 586, a distance of 438.75 feet to a point marking the Northern most corner of a tract conveyed to Jack W. , Sr. and Cynthia D. Campbell by a deed recorded in Deed Book 1152, page 872;

thence South 59° 49' 50" West, along the Northwesternly line of said Campbell tract and passing a 1 inch round iron bar found at 41.83 feet, a total distance of 351.67 feet to a 5/8 inch rebar found;

thence South 45° 37' 10" East, along the Southwesterly line of said Campbell tract, a distance of 365.71 feet to a 5/8 inch rebar found;

thence South 31° 11' 10" East, continuing along the Southwesterly line of said Campbell tract, a distance of 68.20 feet to a 5/8 inch rebar found;

thence South 01° 29' 50" East, along the West line of a tract conveyed to James B. Scurman by a deed recorded in Deed Book 1892, page 641, a distance of 426.95 feet to a 5/8 inch rebar found;

thence continuing South 01° 29' 50" East, along the West line of the aforementioned Plum tract, a distance of 267.00 feet to the place of beginning.

Containing 81.6465 acres, subject to all legal road right of way and any valid and existing easements, restrictions, leases or other conditions of record, including a 50 foot right of way for ingress and egress as described in Deed Book 617, page 102.

The bearings shown on this plat are based on the bearings in a deed to Eddie D. and Shelly A. Plum as recorded in Deed Book 1979, page 302. Pertinent documents used for this survey and are all deeds mentioned; three (3) survey plats prepared by Kenneth C. Varner, Reg. Surv. #4508, - two (2) for James and Larcena M. Lacy dated June 30, 1986 and one (1) for Clay City Beverage dated March 2, 1989; a survey plat prepared by Harold W. Hitchens, Reg. Surv. #4623, for Dean H. Wilson dated October 24, 1979 and Right-of Way plans for State Route 586 titled S.H. 575, Sec D, Muskingum County (sheet 2 of 5). All iron pins described as set are 5/8 inch diameter, 30 inches long, solid reinforcing bars with plastic identification caps. All mention of Deed Books refer to records on file in the Muskingum County Records Office.

This description was prepared by James M. Matchett, Reg. Surv. #7975, from an actual field survey made under my supervision during October of 2006.

**OFFICE COPY  
NOT RECORDABLE**  
James M. Matchett, Reg. Surv. #7975  
Hitchens & Associates

October 25, 2006

Job#3386-10-06

# Boundary Survey for Ohio Heritage Bank

Situated in the 2nd Qtr., of T 2N, R 9W, U.S.M.L.  
Licking Township, Muskingum County, Ohio

Being the remainder of a tract conveyed to Clay City Beverage, Inc.  
as the First Parcel of a deed recorded in Deed Book 804, page 90,  
Aud. Par. #35-35-02-51 11/3/2006

Joel S. & Nancy S. Williams  
D.B. 1899 - 32

Anna Belle Turner, Trustee  
D.B. 1654 - 814  
(Tract No. 2)

C/L C.R. 405  
(O'Bannon Rd.)

Michael P. James  
D.B. 1140 - 82

C/L C.R. 405  
(O'Bannon Rd.)

Jack E. & Gloria Lynn Dickerson  
D.B. 617 - 102

50' Right-of-Way  
D.B. 617 - 102  
(conveyed with  
adjoining property)

81.6465 Acres

APPROVED FOR CLOSURE

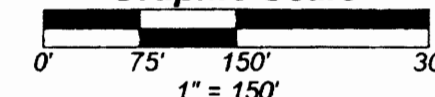
CREATED FROM  
RECORDING COMMISSION

Clay City Beverage, Inc.  
D.B. 804 - 90  
(Second Parcel)

## Curve Data

#	Rad.	Arc	Chord	Tan.	Δ
1	1909.86'	659.18'	N. 34° 16' 13" W. 655.92'	332.90'	19° 46' 32"
2	954.93'	152.25'	S. 55° 47' 26" E. 152.09'	76.29'	09° 08' 06"
3	1909.86'	206.10'	S. 57° 16' 00" E. 206.00'	103.15'	06° 10' 59"

## Graphic Scale



## Bearing Reference

The bearings shown on this plat are based on  
the bearings in a deed to Eddie D. and Shelly A.  
Plum as recorded in Deed Book 1979, page  
302.

## Legend

- Iron Pin Found, 5/8" rebar  
(unless shown otherwise)
- △ P.K. Nail Found
- Iron Pin Set, 5/8" x 30" rebar  
(with plastic identification cap)

## Pertinent Documents

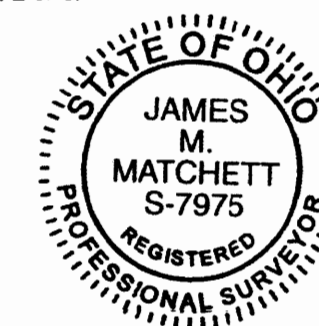
Deeds as shown; tax map; three (3) survey plats  
prepared by Kenneth C. Vamer, Reg. Surv. #4508 - two  
(2) for James and Larcena M. Lacy dated June 30, 1986  
and one (1) for Clay City Beverage dated March 2, 1989;  
a survey plat prepared by Harold W. Hitchens, Reg.  
Surv. #4623, for Dean H. Wilson dated October 24, 1979  
and Right-of-Way Plans for State Route 586 titled S.H.  
575 Sec. D Muskingum County Sheet 2 of 5.

## Certification

I hereby certify this plat to be true and accurate  
based on an actual field survey made under my  
supervision during October of 2006

James M. Matchett, Reg. Surv. #7975  
October 25, 2006  
Revised: October 31, 2006

Jn3386-10-06  
Drawn By: HWH III



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