

BOWMAN SURVEYING  
38 N. 4<sup>TH</sup> STREET, RM. 103  
ZANESVILLE, OHIO  
PH/FAX (740) 454-0496

SURVEY DESCRIPTION  
FOR  
CRIMSON KING FARMS, LLC

**DRAFT**

35-10-4 - 34-006

PART OF AUDITORS PARCEL  
35-10-41-34-000 (4.79 Acres)  
35-10-41-29-000 (0.88 Acres)  
5.67 ACRES

6700 OLD STAGECOACH RD

Situated in Lot 4 & 7, Quarter Township 1, T-2-N, R-9-W, U.S.M.L., Licking Township, Muskingum County, Ohio. Being part of the lands of Crimson King Farms, LLC conveyed in Deed Book 1856 page 402 of the Muskingum county deed records and being described as follows;

Commencing at the Southwest corner of Lot 4; Thence, N.01°55'36"E. a distance of 249.17 feet along the West line of said lot to a found iron pin on the Northwest corner of the lands, now or formerly, owned by D. Stotts (834/48); thence, S.88°44'07"E. a distance of 73.82 feet along the North line of said Stotts lands to a set rebar; thence, N.03°50'33"E. a distance of 231.68 feet through the lands of Crimson King Farms, LLC (1856/402) to a set rebar, BEING THE POINT OF BEGINNING;

Thence, N.71°19'54"W. a distance of **209.91 feet** through the lands of Crimson King Farms, LLC (1856/402) to a set rebar on the Southeast corner of lot 13 of Stagecoach Pass, Phase 1, subdivision;

Thence, N.12°56'14"E. a distance of **181.28 feet** along said subdivision to a set rebar;

Thence, N.13°25'40"E. a distance of **181.38 feet** along said subdivision to a set rebar;

Thence, N.12°51'26"E. a distance of **180.47 feet** along said subdivision to a set rebar;

Thence, N.17°16'07"E. a distance of **79.60 feet** along said subdivision to a set rebar;

Thence, N.70°25'19"E. a distance of **174.68 feet** along said subdivision to a set rebar;

Thence, N.70°19'28"E. a distance of **166.22 feet** along said subdivision to a set rebar;

Thence, N.14°07'50"W. a distance of **324.85 feet** along said subdivision to a point in the center of Old Stagecoach Road, passing a set rebar at 292.66 feet;

Thence, N.49°47'24"E. a distance of **56.34 feet** along the center of said road to a point;

Thence, S.14°21'44"E. a distance of **409.35 feet** through the lands of Crimson King Farms, LLC (1856/402) to a set rebar, passing a set rebar at 35.00 feet;

Thence, on a curve to the right an arc distance of 37.17 feet, on a radius of 75.00 feet, whose chord bears S.00°09'21"E. a distance of **36.79 feet** through the lands of Crimson King Farms, LLC (1856/402) to a set rebar;

Thence, S.14°02'35"W. a distance of **225.80 feet** through the lands of Crimson King Farms, LLC (1856/402) to a set rebar;

Thence, **S.29°40'08"W.** a distance of **381.86 feet** through the lands of Crimson King Farms, LLC (1856/402) to a set rebar;

Thence, **S.74°37'56"W.** a distance of **82.96 feet** through the lands of Crimson King Farms, LLC (1856/402) to a set rebar;

Thence, **S.04°27'33"W.** a distance of **132.36 feet** through the lands of Crimson King Farms, LLC (1856/402) to the point of beginning.

The above described parcel contains **5.67 acres**, more or less, subject to all legal easements and right of ways. All set rebars are 5/8" x 30" rebars with plastic I.D. caps. North is based upon an assumed meridian.

Attached to the above described parcel is the following described easement for ingress, egress and utility purposes;

Commencing at the Southwest corner of Lot 4; Thence, N.01°55'36"E. a distance of 1626.89 feet along the West line of said lot to a point; Thence, S.88°04'24"E. a distance of 275.62 feet to a point in the center of Old Stagecoach Road at the Northeast corner of the above described 5.67 acre parcel, being the point of beginning;

Thence, N.64°01'12"E. a distance of 53.15 feet along said road to a point; Thence, S.14°21'10"E. a distance of 420.06 feet to a point; Thence, on a curve to the right an arc distance of 62.94 feet, on a radius of 127.00 feet, whose chord bears S.00°09'21"W. a distance of 62.30 feet to a point; Thence, S.14°02'28"W. a distance of 125.70 feet to a point; Thence, N.78°30'06"W. a distance of 52.06 feet through the above described parcel to a point on the West line of said parcel; Thence, N.14°02'35"E. a distance of 128.01 feet to a point; Thence, on a curve to the left an arc distance of 37.17 feet, on a radius of 75.00 feet, whose chord bears N.00°09'21"W. a distance of 36.79 feet to a point; Thence, N.14°21'44"W. a distance of 409.35 feet to the point of beginning.

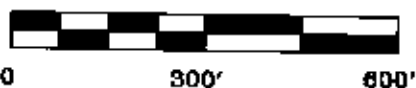
Description was prepared from an actual survey by Bowman Surveying, Stephen M. Bowman, P.S.#7135. June 01, 2004.

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DESCRIPTION PREPARED  
FOR AUDITOR'S REVIEW BY  
BY K. Bucky  
6-7-2004

SITUATED IN LOT 4 & 7, QUARTER TOWNSHIP 1, T-2-N, R-9-W,  
U.S.M.L., LICKING TOWNSHIP, MUSKINGUM COUNTY, OHIO.

**SCALE 1" = 300'**



**5.67 ACRES**

OLD STAGECOACH ROAD

B  
N70°19'28"E  
166.22'

STAGE COACH PASS, PLEASE.

I CERTIFY THIS DRAWING WAS PREPARED  
FROM AN ACTUAL PHOTOGRAPH OF THE SUBJECT

OFFICE COPY  
NOT RELEASABLE

STEPHEN M. BOWMAN, P.S. #7135

### LEGEND

- IRON PIN FOUND
- 3/4" X 30" REBAR SET  
W/ I.D. CAP
- POINT

DESCRIPTION APPROVED FOR AUDITOR'S TEAM USE

BY K. Buckley  
6-9-2004

**BOWMAN SURVEYING**

38 N. 4TH STREET  
ZANESVILLE, OHIO 43701  
PHONE/FAX 740-454-0496

**JOB: M-04219A**

DATE: 05/01/04