

# Biedenbach Surveying, Inc

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SUZANNE WARNE  
DEED VOLUME 1135, PAGE 92  
PARCEL NUMBER  
42-42-60-19-05-000 (PART)

BEING A PART OF THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 3, RANGE 5, OF THE UNITED STATES MILITARY LANDS, MONROE TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING STONE AT THE NORTHWEST CORNER OF SECTION 19;

THENCE WITH THE NORTH LINE OF THE SAID SECTION, SOUTH 87 DEGREES 19 MINUTES 40 SECONDS EAST 1322.12 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR WITH CAP);

THENCE LEAVING THE SAID NORTH LINE AND WITH THE WEST LINE OF A TRACT CONVEYED TO HOLMES LIMESTONE COMPANY (DEED VOLUME 1139, PAGE 969), ALSO BEING THE WEST LINE OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 19, SOUTH 03 DEGREES 02 MINUTES 25 SECONDS WEST 649.01 FEET TO A POINT IN THE CENTER OF COUNTY ROAD 17 (GRANNYS KNOB ROAD), SAID POINT BEING THE PLACE OF BEGINNING FOR THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE CONTINUING WITH THE SAID WEST LINE OF THE EAST HALF, SOUTH 03 DEGREES 02 MINUTES 25 SECONDS WEST 1240.28 FEET TO AN IRON PIN SET, PASSING AN EXISTING IRON PIN (5/8 INCH REBAR WITH CAP) AT 26.07 FEET;

THENCE LEAVING THE SAID WEST LINE OF THE EAST HALF, AND TRAVERSING INTO A TRACT CONVEYED TO W. AND S. WARNE (DEED VOLUME 1135, PAGE 92) THE FOLLOWING 9 COURSES AND DISTANCES:

1. NORTH 81 DEGREES 09 MINUTES 45 SECONDS WEST 918.46 FEET TO AN IRON PIN SET, PASSING AN IRON PIN SET AT 280.82 FEET;
2. NORTH 88 DEGREES 49 MINUTES 41 SECONDS WEST 411.07 FEET TO AN IRON PIN SET, SAID IRON PIN BEING ON THE WEST LINE OF SECTION 19;
3. NORTH 03 DEGREES 07 MINUTES 14 SECONDS EAST 1115.06 FEET TO AN IRON PIN SET, SAID IRON PIN BEING ON THE WEST LINE OF SECTION 19, PASSING IRON PINS SET AT 402.22 FEET AND 631.09 FEET;
4. SOUTH 67 DEGREES 44 MINUTES 00 SECONDS EAST 294.44 FEET TO AN IRON PIN SET;
5. NORTH 84 DEGREES 57 MINUTES 27 SECONDS EAST 198.99 FEET TO AN IRON PIN SET;
6. NORTH 76 DEGREES 52 MINUTES 51 SECONDS EAST 182.28 FEET TO AN IRON PIN SET;
7. NORTH 68 DEGREES 30 MINUTES 18 SECONDS EAST 112.79 FEET TO AN IRON PIN SET;
8. NORTH 57 DEGREES 02 MINUTES 48 SECONDS EAST 80.34 FEET TO AN IRON PIN SET;
9. NORTH 04 DEGREES 48 MINUTES 47 SECONDS WEST 46.10 FEET TO A POINT IN THE CENTER OF ABOVE SAID COUNTY ROAD, PASSING AN IRON PIN SET AT 20.47 FEET;

THENCE WITH THE CENTERLINE OF THE SAID COUNTY ROAD, WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 722.61 FEET (CHORD BEARING SOUTH 83 DEGREES 05 MINUTES 20 SECONDS EAST 353.39 FEET) AN ARC LENGTH OF 357.01 FEET TO A POINT;

THENCE CONTINUING WITH THE CENTERLINE OF SAID COUNTY ROAD, SOUTH 68 DEGREES 56 MINUTES 01 SECONDS EAST 167.27 FEET TO THE PLACE OF BEGINNING;

CONTAINING 35.000 MORE OR LESS ACRES. SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF COUNTY ROAD 17 (GRANNYS KNOB ROAD) AND ALL OTHER APPLICABLE EASEMENTS.

ALSO SUBJECT TO THE FOLLOWING 15 FEET WIDE INGRESS/EGRESS EASEMENT

BEING A PART OF THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 3, RANGE 5, OF THE UNITED STATES MILITARY LANDS, MONROE TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS

COMMENCING AT AN EXISTING STONE AT THE NORTHWEST CORNER OF SECTION 19;

THENCE WITH THE NORTH LINE OF THE SAID SECTION, SOUTH 87 DEGREES 19 MINUTES 40 SECONDS EAST 1322.12 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR WITH CAP);

THENCE LEAVING THE SAID NORTH LINE AND WITH THE WEST LINE OF A TRACT CONVEYED TO HOLMES LIMESTONE COMPANY (DEED VOLUME 1139, PAGE 969, ALSO BEING THE WEST LINE OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 19, SOUTH 03 DEGREES 02 MINUTES 25 SECONDS WEST 649.01 FEET TO A POINT IN THE CENTER OF COUNTY ROAD 17 (GRANNYS KNOB

ROAD), SAID POINT BEING THE PLACE OF BEGINNING FOR THE EASEMENT HEREIN INTENDED TO BE DESCRIBED;

THENCE CONTINUING WITH THE SAID WEST LINE OF THE EAST HALF, SOUTH 03 DEGREES 02 MINUTES 25 SECONDS WEST 1240.28 FEET TO AN IRON PIN SET, PASSING AN EXISTING IRON PIN (5/8 INCH REBAR WITH CAP) AT 26.07 FEET;

THENCE LEAVING THE SAID WEST LINE OF THE EAST HALF, AND TRAVERSING INTO A TRACT CONVEYED TO W. AND S. WARNE (DEED VOLUME 1135, PAGE 92) THE FOLLOWING 2 COURSES AND DISTANCES:

1. NORTH 81 DEGREES 09 MINUTES 45 SECONDS WEST 15.08 FEET TO A POINT;
2. NORTH 03 DEGREES 02 MINUTES 25 SECONDS EAST 1243.64 FEET TO A POINT IN THE CENTER OF ABOVE SAID COUNTY ROAD;

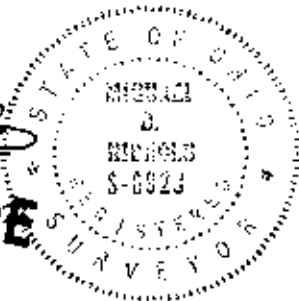
THENCE WITH THE CENTERLINE OF SAID COUNTY ROAD, SOUTH 68 DEGREES 56 MINUTES 01 SECONDS EAST 15.77 FEET TO THE PLACE OF BEGINNING;

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS6923).

BEARINGS ARE BASED ON THE EAST LINE OF A PREVIOUS SURVEY OF A 100.566± ACRES TRACT BY E.R. DONAKER PS 7142, DATED APRIL 1997.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE DESCRIPTION AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 18<sup>TH</sup> DAY OF DECEMBER, 2008, FROM A FIELD SURVEY COMPLETED THE 18<sup>TH</sup> DAY OF DECEMBER, 2008.

**OFFICE COPY  
NOT RECORDABLE**  
MICHAEL J. BIEDENBACH  
REGISTERED SURVEYOR



DESCRIPTION

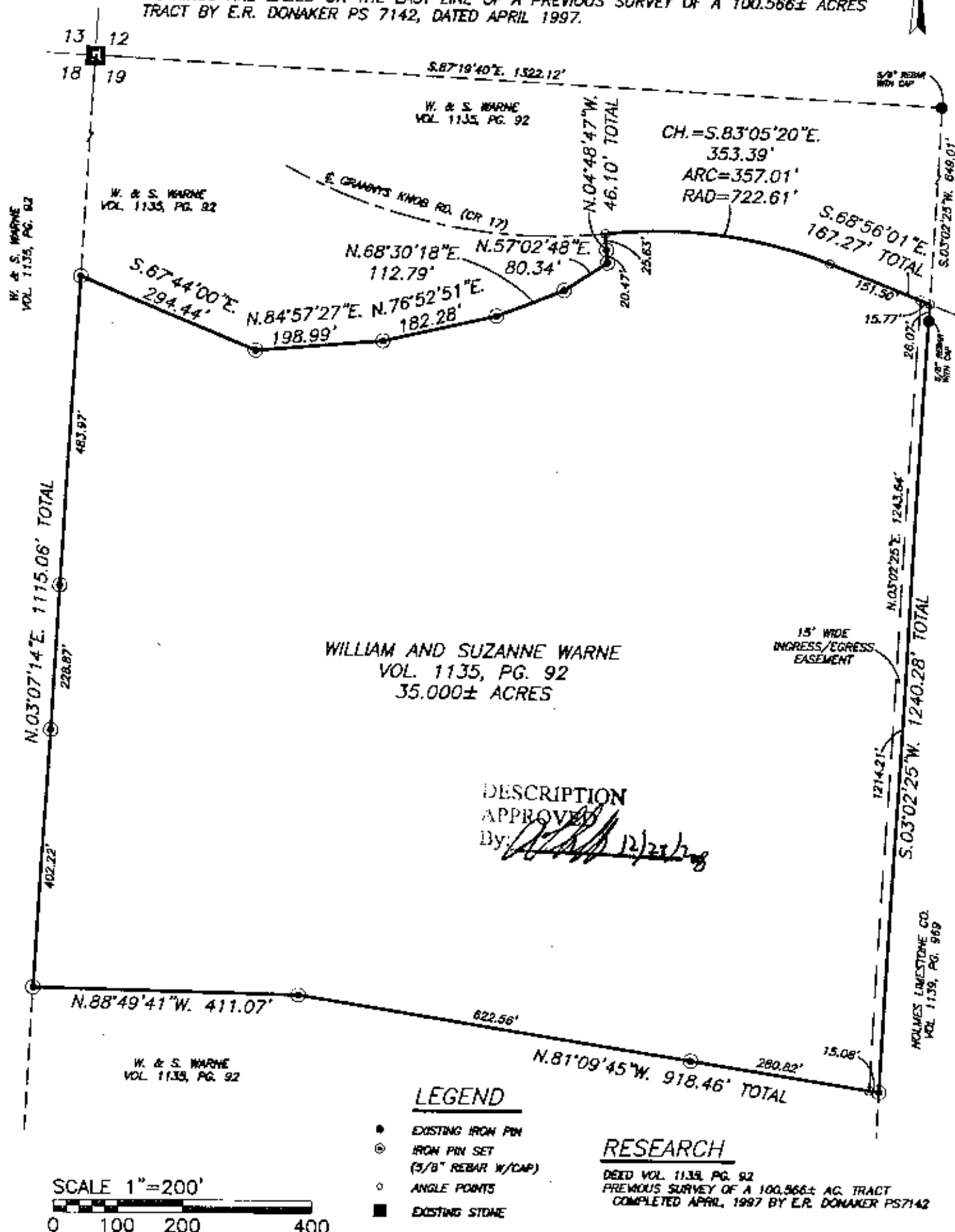
APPROVED

By: *[Signature]* 12/21/08

AUDITORS PARCEL NUMBER  
42-42-60-19-05-000 (PART)

BEING A PART OF THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 3, RANGE 5, OF THE UNITED STATES MILITARY LANDS, MONROE TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE EAST LINE OF A PREVIOUS SURVEY OF A 100.566± ACRES TRACT BY E.R. DONAKER PS 7142, DATED APRIL 1997.



I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND THEREIN BE CORRECT AS PREPARED BY ME, THIS 18th DAY OF DECEMBER, 2008.

MICHAEL D. NICHOLS  
REGISTERED SURVEYOR #692



THIS PROPERTY IS SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS, OR RESTRICTIONS, WHETHER RECORDED OR IMPLIED. THIS PLAT IS INTENDED FOR THE LEGAL TRANSFER OF THE PROPERTY SHOWN AND DOES NOT INTEND TO SHOW ANY OR ALL OF THE EASEMENTS, RIGHT OF WAYS, RESTRICTIONS OR ENCROACHMENTS UNLESS OTHERWISE INDICATED.

**BIEDENBACH SURVEYING, INC.**

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phone: 740-453-4850, fax: 740-450-7000, email: [blacksbrook@aol.com](mailto:blacksbrook@aol.com)

DRAWN BY: JML

DATE: 12-18-08

SC4/F: 1<sup>st</sup> = 200<sup>th</sup>

CHECKED BY: MDN

JOB NO: 5196

**DRAWING NO:**

DRAWING NO:  
△\KMFOLDERS\A.100\538L.dwg