

44-04-02-29-001
8054 GREEN RA

W. J. BIEDENBACH AND ASSOCIATES, SURVEYING AND MAPPING
3120 LISA LANE, ZANESVILLE, OHIO 43701 (614)453-4850

CHARLES E. AND JEANNE TODD
AUDITORS PARCEL NUMBER 44-44-04-02-29-000 (PART)

BEING A PART OF LOT NUMBER 38, QUARTER TOWNSHIP 1, TOWNSHIP 2, RANGE 8, OF THE UNITED STATES MILITARY LANDS, MUSKINGUM TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF LOT NUMBER 26 OF GREEN ACRES AS RECORDED IN PLAT BOOK 13, PAGE 28 OF THE MUSKINGUM COUNTY PLAT RECORDS; THENCE WITH THE SOUTH LINE OF THE 3.46 MORE OR LESS ACRE TRACT PREVIOUSLY CONVEYED TO WILLIAMS TRAILER SALES, INC. BY DEED RECORDED IN VOLUME 865, PAGE 348 OF THE MUSKINGUM COUNTY DEED RECORDS, NORTH 88 DEGREES 59 MINUTES 10 SECONDS EAST 143.60 FEET TO AN IRON PIN SET, SAID POINT BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED; THENCE NORTH 00 DEGREES 53 MINUTES 58 SECONDS WEST 196.79 FEET TO AN IRON PIN SET; THENCE NORTH 88 DEGREES 59 MINUTES 10 SECONDS EAST 166.64 FEET TO AN IRON PIN SET ON THE EAST LINE OF THE SAID 3.46 MORE OR LESS ACRE TRACT, SAID POINT BEING SOUTH 00 DEGREES 55 MINUTES 03 SECONDS EAST 303.07 FEET FROM AN EXISTING IRON PIN (3/4 INCH ID PIPE); THENCE WITH THE SAID EAST LINE, SOUTH 00 DEGREES 55 MINUTES 03 SECONDS EAST 196.79 FEET TO AN EXISTING IRON PIN (3/4 INCH ID PIPE); THENCE WITH THE SOUTH LINE OF SAID TRACT SOUTH 88 DEGREES 59 MINUTES 10 SECONDS WEST 166.70 FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.753 MORE OR LESS ACRES. SUBJECT TO ALL APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS5718-PS6923).

BEARINGS ARE BASED ON THE SOUTH LINE OF THE 3.46 MORE OR LESS ACRE TRACT CONVEYED TO WILLIAMS TRAILER SALES, INC. BY VOLUME 865, PAGE 348.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE DESCRIPTION AND PLAT TO BE CORRECT AS PREPARED BY ME, THIS 1996.

OFFICE COPY
NOT RECORDABLE

W. J. BIEDENBACH
REGISTERED SURVEYOR 571B

D3983-7 HUTCHESON

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY
3-22-96

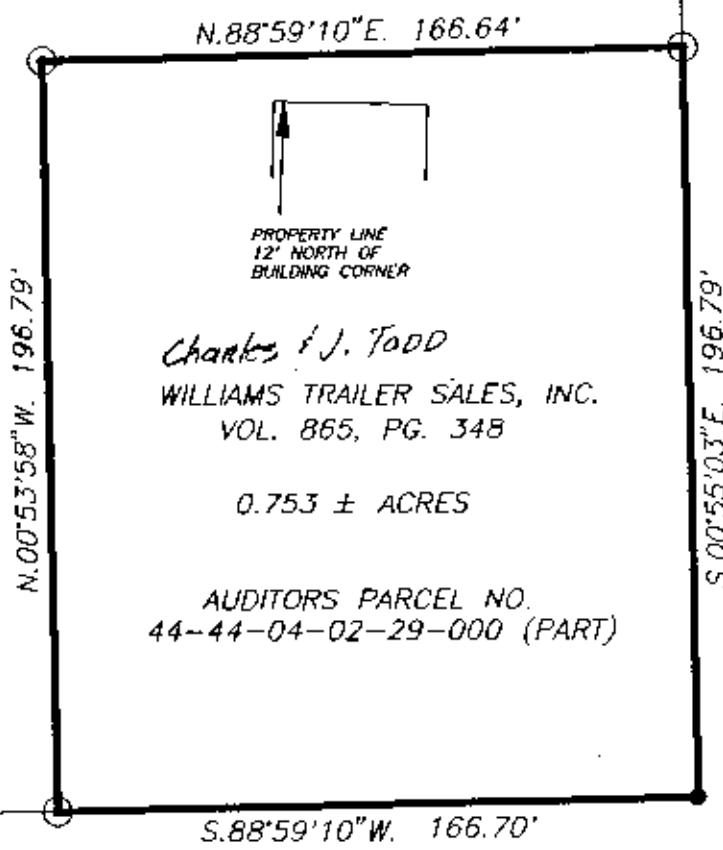
LEGEND

- IRON PIN FOUND
- ⊙ IRON PIN SET
(5/8" REBAR W/CAP)

BEARINGS ARE BASED ON THE SOUTH LINE
OF THE 3.46 ACRE TRACT CONVEYED TO
WILLIAMS TRAILER SALES, INC., BY DEED
VOL. 865, PG. 348.

VOL. 865, PG. 348

EAST LINE OF GREEN ACRES P.B. 13, PG. 28



Charles J. Todd
WILLIAMS TRAILER SALES, INC.
VOL. 865, PG. 348

0.753 ± ACRES

AUDITORS PARCEL NO.
44-44-04-02-29-000 (PART)

G. HUTCHESON
VOL. 677, PG. 331

SOUTHEAST CORNER OF
LOT NUMBER 28 OF GREEN
ACRES AS RECORDED IN PLAT
BOOK 13, PAGE 28.

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

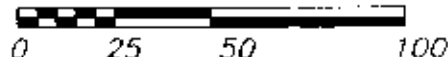
BY *[Signature]*
3-22-96

RESEARCH:

VOL. 664, PG. 340
VOL. 667, PG. 331
VOL. 865, PG. 348
MUSK. CO. TAX MAP
MUSK. CO. PLAT
BOOK 13, PG. 28.

BEING A PART OF LOT NUMBER 38, QUARTER
TOWNSHIP 1, RANGE 8, OF THE UNITED STATES
MILITARY LANDS, MUSKINGUM TOWNSHIP,
MUSKINGUM COUNTY, OHIO.

SCALE 1"=50'



I HEREBY CERTIFY TO THE BEST OF MY
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND
SURVEY TO BE CORRECT AS PREPARED BY ME,
THIS 20TH DAY OF MARCH, 1996.

OFFICE COPY

NOT RECORDABLE

W.J. BIEDENBACH & ASSOC.
REGISTERED SURVEYOR #5115

W.J. BIEDENBACH & ASSOC.
SURVEYING & MAPPING
ZANESVILLE, OHIO
(614) 453-4850

DRAWN BY: BMK	DATE: 3-20-96
SCALE: 1"=50'	CHECKED BY: WJB
Plot date: 03/20/96 at 18:25 File name: C:/ACAD12/DWG/3983	