

LEGAL DESCRIPTION OF A 1.003 ACRE PARCEL

Situated in the State of Ohio, County of Muskingum, City of Zanesville, and being a part of the Southwest Quarter of Section 21, Township-2, Range-8, United States Military Lands, and being part of that 26.90 acre tract (Parcel No. 44520104002) as conveyed to Richvale, LLC by deed of record in Official Record 2123, Page 900, all references being to those of record in the Recorder's Office, Muskingum County, Ohio, said 1.003 acre parcel being more particularly bounded and described as follows:

Commencing at an iron pin found at the northwest corner of the Southwest Quarter of Section 21, said iron pin found being in Richvale Road;

Thence along the northerly line of said Southwest Quarter and said Richvale Road, **South 87°36'15" East, 630.76 feet** to the **Point of Beginning** for the **1.003 acre** tract herein described;

Thence continuing along the northerly line of said Southwest Quarter and said road **South 87°36'15" East, 236.99 feet** to a point;

Thence leaving said road and across said 26.90 acre tract **South 17°24'00" West, 243.69 feet** to a point marking a northeasterly corner of The Village of Wellington Place Condominiums Condominium Property, Phase 1, recorded in Plat Book 19, Page 144;

Thence along the easterly line of said Phase 1 the following four (4) courses and distances:

North 87°36'15" West, 171.41 feet to a point

North 25°46'23" East, 55.54 feet to a point;

North 2°12'31" East, 163.40 feet to a point; and . . .

North 87°36'15" West, 24.06 feet to a point marking a northwesterly corner of said Phase 1;

Thence **North 2°33'52" East, 21.00 feet** to the **Point of Beginning**, and containing **1.003 acres** more or less, according to a previous survey performed by Jobes Henderson &

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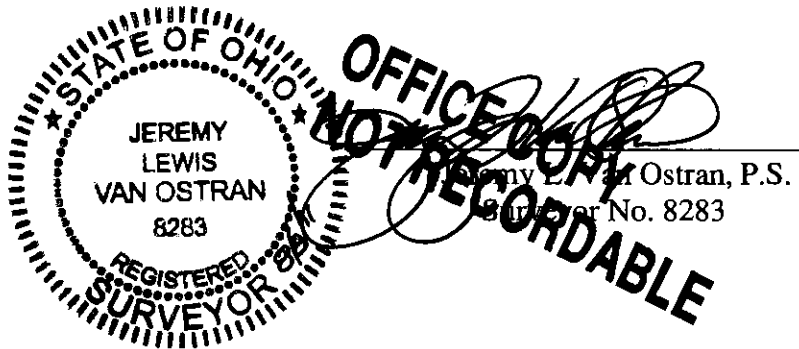
Associates in June of 2011.

The bearings in the above description are based on bearing taken from the description of that 26.90 acre tract as conveyed to Richvale, LLC by deed of record in Official Record 2123, Page 900.

Subject to all valid and existing easements, restrictions and conditions of record.

June 30, 2011

S:/11-049/Survey/legals/wellington/1.003 acres



DESCRIPTION

APPROVED

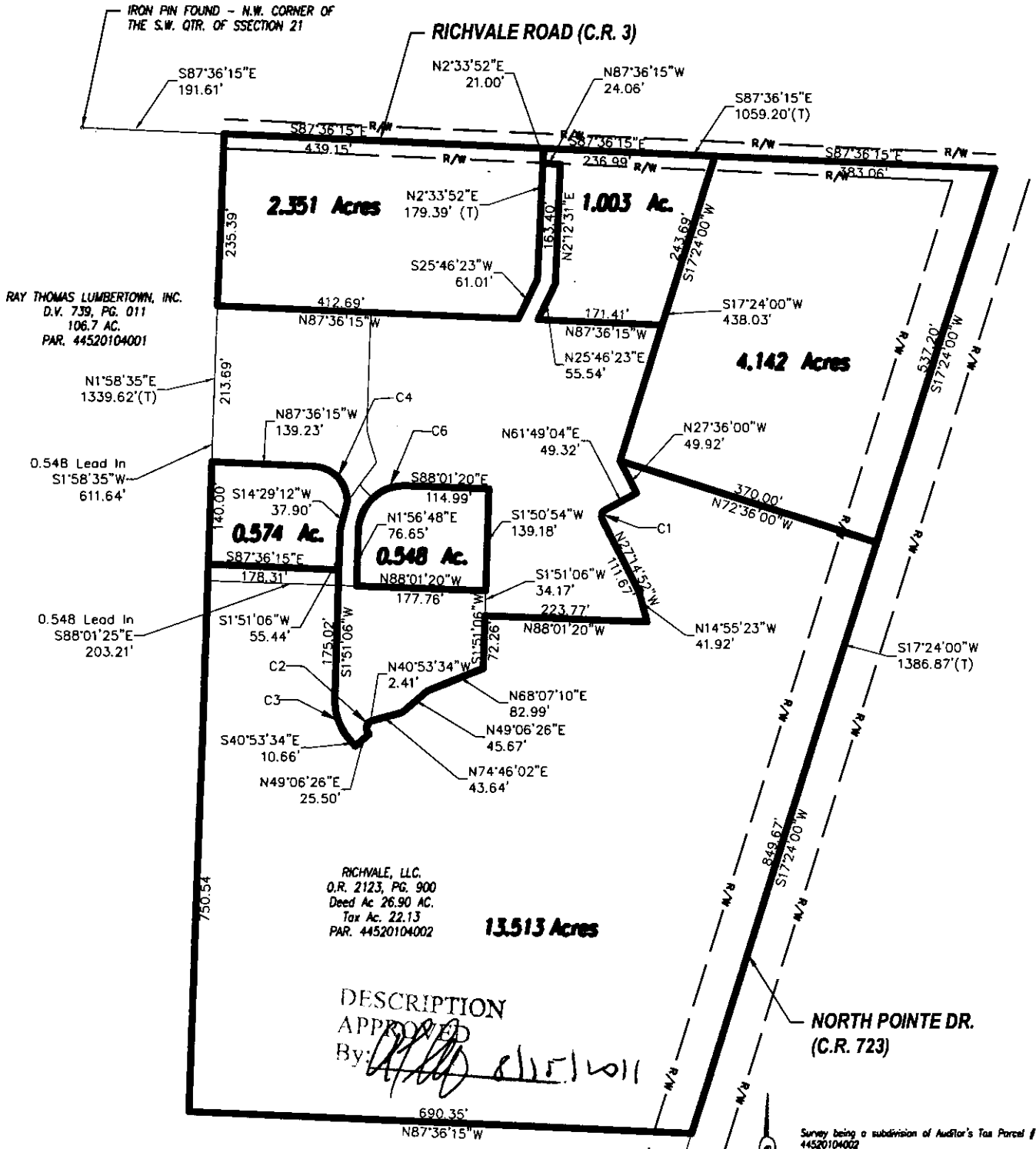
By:

[Signature] 8/15/2011

PLAT OF SURVEY

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, CITY OF ZANESVILLE, AND BEING LOCATED IN THE S.W. QTR. OF SEC. 21, TOWNSHIP-2, RANGE-8

PERTINENT DOCUMENTS USED
MUSKINGUM COUNTY TAX MAPS
MUSKINGUM COUNTY PLAT RECORDS
MUSKINGUM COUNTY CONDOMINIUM DOCUMENTS
ALL RECORDED INFORMATION SHOWN
WERE USED AS SOURCE DOCUMENTS.



Curve Table					
Curve #	Length	Radius	Delta	CH	CH Dist
C1	14.77	9.50	89°03'36"	S 17°17'06" W	13.33
C2	20.19	10.00	115°39'36"	S 16°56'14" W	16.93
C3	63.65	85.32	42°44'40"	S 19°31'14" E	62.19
C4	74.62	47.53	89°57'34"	N 42°36'37" W	67.19
C6	98.21	62.50	90°01'32"	N 46°57'44" E	88.41

This Survey Prepared For:

RICHVALE, LLC.

OFFICE COPY
NOT RECORDED

JEREMY LEWIS
VAN OSTRAN
8263

RECEIVED

Survey	Final Survey
Date: 8/11/11-049/dwg/basemap/11.049.dwg	Date:
REVISION	DRAWN: JLK
CHECKED: JLV	F.B.

Jobes Henderson & ASSOCIATES

Breaking Ground | Breaking Boundaries

Tel: 740.344.5451
Fax: 740.344.5746

59 Grant Street
Newark, Ohio 43055

www.jobeshenderson.com

DATE: 8-08-11

ORDER NO. 11-049