

Jerry L. Gamble  
REGISTERED SURVEYOR  
713 Lenox Avenue, Zanesville, Ohio 43701-2432  
May 17, 1998

**Description of Property - 40.729 Acres**  
**Owner(s): RITCHEY, Elias and Regina E.**

Situated in the County of Muskingum, in the State of Ohio, and in the Township of Muskingum, and bounded and described as follows:

Being a part of the Northeast Quarter of Section 21 and a part of the Southeast Quarter of Section 20, Township 2, Range 8, and more particularly described as follows:

Commencing, for reference, at a 3/4" pipe found on the Easterly line of the Northeast Quarter of said Section 21, said pipe being also the Northeast corner of M. & E. ACRES as recorded in Plat Book 13, Page 6, of the public records of said County; thence run North 04 degrees 39 minutes 13 seconds East along the Easterly line of the premises described in Deed Book 768, Page 28 (Deed bearing: South 5 degrees 15 minutes West), a distance of 583.07 feet to an iron pin (5/8" rebar) set and being the True Place of Beginning of the premises herein intended to be described; thence run North 86 degrees 09 minutes 49 seconds West and severing said land described in Deed Book 768, Page 28, a distance of 867.23 feet to an iron pin (5/8" rebar) set; thence run North (N0°0'0"E) a distance of 605.73 feet to an iron pin (5/8" rebar) set, passing into said Section 20 at 467.01 feet; thence run South 83 degrees 53 minutes 10 seconds West a distance of 144.86 feet to an iron pin (5/8" rebar) set at a corner of said land described in Deed Book 768, Page 28; thence run along the line of said land described in Deed Book 768, Page 28, the next three (3) calls (the Deed bearing and distance being North 06 degrees 55 minutes West, 977 feet to the center of Township Road 308):

1. North 06 degrees 20 minutes 13 seconds West a distance of 182.89 feet to a 5/8" iron rod found;
2. North 06 degrees 19 minutes 50 seconds West a distance of 148.50 feet to a 5/8" iron rod found;
3. North 06 degrees 29 minutes 35 seconds West a distance of 661.45 feet to the center of Frame Road (Township Road 308), passing a 1/2" iron rod found at 649.74 feet; thence run North 78 degrees 28 minutes 59 seconds East in the center of said road a distance of 768.57 feet (Deed - North 79 degrees 15 minutes East 783.5 feet) to a point from which an iron pin (5/8" rebar) set bears South 05 degrees 59 minutes 27 seconds

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West 20.98 feet; thence run South 66 degrees 28 minutes 12 seconds East in the center of said road a distance of 540.53 feet (Deed - South 65 degrees 30 minutes East 529.5 feet) to the Northeast corner of said land described in Deed Book 768, Page 28; thence run South 04 degrees 39 minutes 13 seconds West (Deed - South 05 degrees 15 minutes West) along the Easterly line of said land described in Deed Book 768, Page 28, passing through a 4" X 8" stone found at 15.00 feet and crossing into Section 21 at 1117.51 feet, a total distance of 1577.76 feet to the Place of beginning, containing 40.729 acres, more or less, of which 31.309 acres lies in Section 20 and 9.42 acres lies in Section 21.

Being a part of Muskingum County Auditor's Parcel No. 44-44-54-01-05-000 (9.42 Acres).

Being a part of Muskingum County Auditor's Parcel No. 44-44-42-02-01-000 (31.309 Acres).

Being a part of the premises conveyed to Elias Ritchey and Regina E. Ritchey, Deed Book 768, Page 28.

The bearings herein are to an assumed meridian and are used to denote angles only.

Survey and description by Jerry Lee Gamble, Registered Surveyor No. 5737, completed May 1998.

### **Easement for Ingress & Egress**

Situated in the County of Muskingum, in the State of Ohio, and in the Township of Muskingum, and bounded and described as follows:

Being an easement for ingress and egress to the most southerly Southwest corner of the above 40.729 acre tract, and being more particularly described as follows:

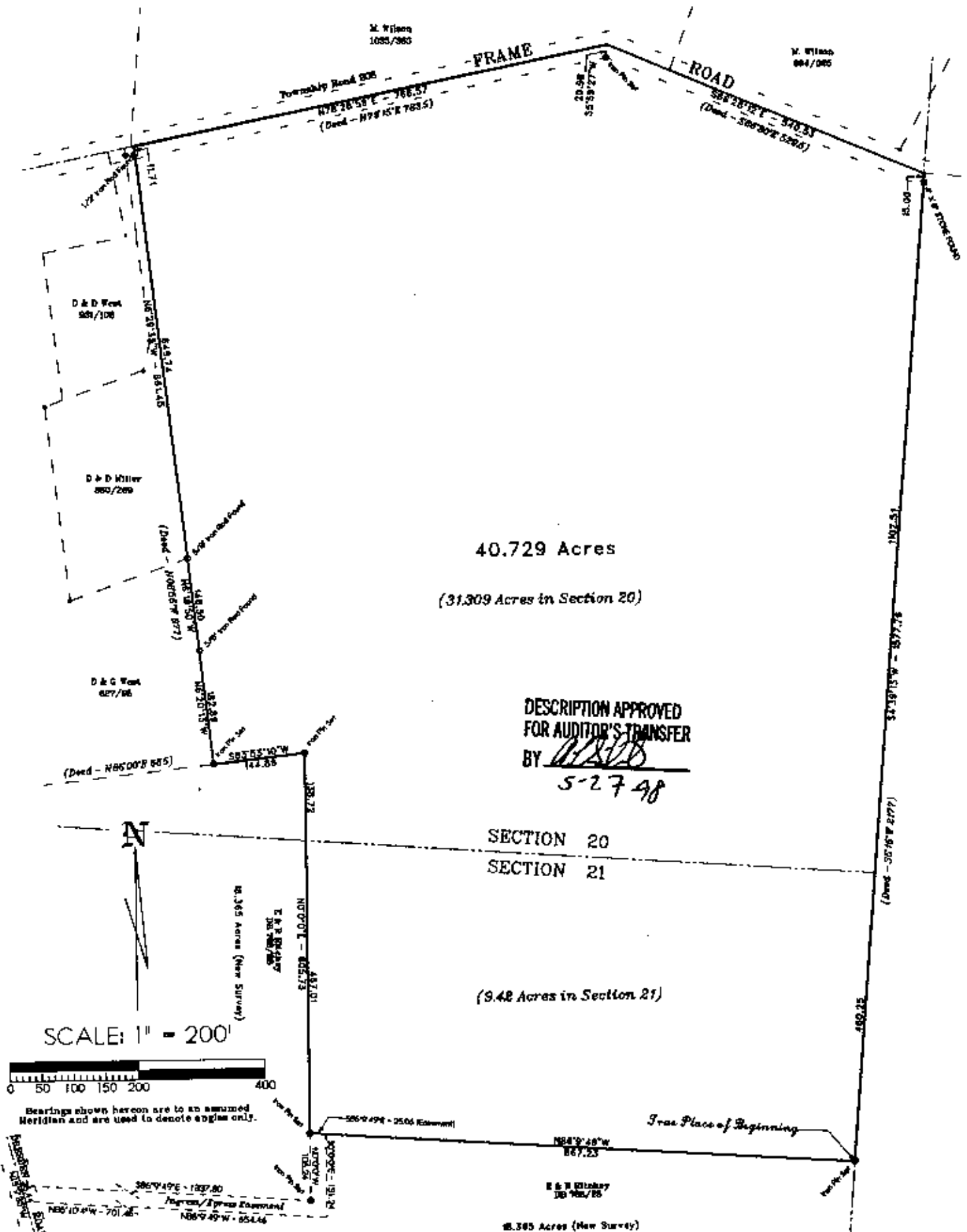
Commencing, for reference, at a 3/4" pipe found on the Easterly line of the Northeast Quarter of said Section 21, said pipe being also the Northeast corner of M. & E. ACRES as recorded in Plat Book 13, Page 6, of the public records of said County; thence run North 04 degrees 39 minutes 13 seconds East along the Easterly line of the premises described in Deed Book 768, Page 28 (Deed bearing: South 5 degrees 15 minutes West), a distance of 583.07 feet to an iron pin (5/8" rebar) set; thence run North 86 degrees 09

minutes 49 seconds West and severing said land described in Deed Book 768, Page 28, a distance of 867.23 feet to an iron pin (5/8" rebar) set; and being the True Place of Beginning of said easement; thence run South 86 degrees 09 minutes 49 seconds East along the Southerly line of said 40.729 acre tract a distance of 25.06 feet; thence run South (South 0°0'0" East) a distance of 131.24 feet; thence run North 86 degrees 09 minutes 49 seconds West a distance of 654.46 feet to an iron pin (5/8" rebar) set; thence run North 86 degrees 10 minutes 04 seconds West a distance of 701.46 feet to the center of Dresden Road, passing through a 1/2" rebar found at 259.85 feet and another 1/2" rebar (bent) found at 680.70 feet; thence run North 15 degrees 09 minutes 35 seconds West along the center of Dresden Road a distance of 26.44 feet; thence run South 86 degrees 09 minutes 49 seconds East and leaving said road a distance of 1337.80 feet to an iron pin (5/8" rebar) set, passing through an iron pin (5/8" rebar) set at 35.60 feet; thence run North (North 0°0'0"W) a distance of 106.24 feet to the Place of Beginning.

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DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER  
BY ALB  
5-27-98

44-54-01-05  
5800 DRESDEN RD



**PLAT OF SURVEY - 40.729 Acres**  
Situated in the Northeast Quarter of Section 21 and the Southeast Quarter of Section 20, Township 2, Range 8, Muskingum Township, Muskingum County, Ohio  
Being a part of those premises described in Deed Book 768, Page 28  
Owner(s): RITCHIE, Elias and Regina E.  
Being a part of Muskingum County Auditor's Parcel No. 44-44-54-01-05-000 (9.42 Acres)  
Being a part of Muskingum County Auditor's Parcel No. 44-44-42-02-01-000 (31.309 Acres)

RESEARCH:  
Deed Book/Pages: 768/28; 763/157; 1121/438; 1135/393; 1084/113; 822/85; 1112/245; 1105/216; 931/108;  
681/208; 850/269; 950/125; 894/325; 681/208; 610/154; 943/236; 832/345; 1038/363; 527/95; 880/269  
Muskingum County Tax Maps and Aerials.  
U. S. G. S. Map - Dresden Quad.  
Surveys by W. J. Bledsoe (by Loran Camp); John Marshall; Raymond Roberts; and Max Graves.  
NOTE: Iron Pin Set on 5/8" X 30" Rebar with Plastic L.O. Cap

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I hereby certify that this survey was made by me, and is true and correct to the best of my knowledge and belief.

Date: 5/18/98

Jerry Lee Gamble  
Registered Surveyor No. 5737  
713 Laron Avenue, Zanesville, OH 43701-2482  
Phone: (614) 453-1187

RITCHIEY.FCS

Northeast Corner N. & E. ACRES  
Muskingum County Plat Book 13, Page 5  
3/4" Pipe Found

N85°57'37"W - 549.65  
(S88°07'00"E - Plat)  
N & E ACRES  
Plat Book 13, Page 4