

General Warranty Subdivisorship Deed

Know All Men by These Presents That ROGER P. PENROD and NANCY L. PENROD, husband and wife, of Muskingum County, Ohio, for valuable consideration, grant with General Warranty covenants to ROGER P. PENROD and NANCY L. PENROD, husband and wife, whose tax mailing address is 3590 Foxfire Drive, Zanesville OH 43701, remainder to the survivor of them, the following real property:

Simuated in the State of Ohio, County of Muskingum, Township of Newton, T-15, R-14, being a part of Roger & Nancy Penrod Vol.633 Pg.277, being part of the ~~Northwest~~ ^{Southwest} Quarter of Section 3, and more particularly described as follows:

Beginning at an iron pin found at the S/E Corner of the Southwest Quarter of Section 3 by deed; thence North with said Quarter line North 02 Degrees 47 Minutes 10 Seconds East 916.70 feet to an iron pin found by deed; thence North 02 Degrees 52 Minutes 50 Seconds West 320.57 feet to an iron pin set and the place of beginning; thence North 86 Degrees 07 Minutes 12 Seconds West 123.75 feet to an iron pin set; thence North 35 Degrees 03 Minutes 22 Seconds West 169.95 feet to a point in the centerline of Foxfire DR. (Twp. Rd.128), passing an iron pin set at 137.57 feet; thence with said centerline North 60 Degrees 07 Minutes 30 Seconds East 73.97 feet to a point; thence continuing with said centerline North 64 Degrees 36 Minutes 11 Seconds East 188.50 feet to a point; thence leaving said centerline South 02 Degrees 52 Minutes 50 Seconds West 265.51 feet to the place of beginning, passing an iron pin found at 56.15 feet, containing 0.90 acres, more or less, subject to all legal highways and easements.

See plat attached.

Subject to R/W of Foxfire Drive.

Iron pins set are 5/8-inch rebar with plastic identification caps.

Bearings are based on the mid Section line of Section 3 as being North 02 Degrees 47 Minutes 10 Seconds East.

This description was written from a survey made by Kevin Cannon, Reg. #7224, January 9, 1998.

Parcel # part of 17 12 01 03 000

**OFFICE COPY
NOT RECORDABLE**

SNR N/A

Cannon Land Surveying

N

7945 Twp. Rd. 114 NE
New Lexington, Ohio 43764
(614) 342-2835

Bearings Shown Hereon are to an Assumed Meridian and Are Used to Denote Angles Only.
Data References: U.S.G.S. Maps, Tax Maps, Deed Descriptions, and Existing Monumentation.

This Survey is Subject to any Facts That May be Disclosed by a Full and Accurate Title Search.

D. Sidwell
Vol. 969 Pg. 238

Foxfire Twp. Rd. 126

Scale 1" = 100'
0 100 200

D. & M. Cornett
Vol. 821 Pg. 325

0.75 Acres
Property

Parcel 47-12-01-03-000

4.34 Acres
Remaining
R & N Perrod
Vol. 633 Pg. 277

R & S
Thompson
Vol. 774 Pg. 171

LINE	BEARING	DISTANCE
L 1	N 63°15'00"E	37.80'
L 2	N 60°07'30"E	73.97'

S/E Corner of
the S/W Qtr.
By Deed

T & J Cosgraves
Vol. 185 Pg. 260

By Deed
N 02°44'10"E
916.70'
Mid Section Line

DESCRIPTION APPROVED
FOR ACHIEVING TRANSFER
BY *[Signature]*

9-19-2003

**OFFICE COPY
NOT RECORDABLE**

Kevin Cannon
Reg. # 7224

Survey For: Rodger Penrod
State: Ohio
County: Muskingum
Township: Newton
T-15 R-14 Lot: N/A
Section: 3
City or Village: N/A
Subdivision: N/A
Parcel #: 47-12-01-03-000



Legend

- Iron Pin Set
- 5/8" Rebar W/Cap
- Iron Pin Found
- ⊗ Post
- ▲ R.R. Spike Set
- △ R.R. Spike Found
- ⊙ Drilled Hole 5/8"
- Stone Found
- PK Nail Set
- ⊙ PK Nail Found
- ✂ Fence
- ➔ Basis Of Bearings