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Description of Parcel # 1 (39.855 Acres)

containing 39.855 acres, more or less, of which:

19.918 acres are in Section 34 (Perry County) part of  
Parcel No. 170003800000 and

19.937 acres are in Section 35 (Muskingum County) part of  
Parcel No. 47-72-35-08-000.

Subject to all legal right-of-ways, easements, restrictions, reservations, and zoning regulations of record.

Subject to the right-of-way of Township Road No. 57 (33' R/W).

Subject to the 100-year Flood Plain restrictions, if applicable.

All iron pins set are 5/8" x 30" rebar capped and labeled "Biedenbach Surveying, LLC.  
PS 7881".

The bearings in this description are for angle calculations only and are based on the west line of the east half of the southeast quarter of Section 34 used as a grid bearing of North 03°30'05" East as calculated from a GPS Observation NAD 83 Ohio South Zone.

A plat of the above-described survey has been submitted for file at the County Engineer's Office.

The above description prepared by Gregory A. Biedenbach, Ohio Registered Surveyor No. 7881, based on information obtained from an actual field survey of April 28, 2020. Said survey being subject to any facts that may be disclosed in a full and accurate title search.

Prior Deed: Official Records Volume 462, Page 2188 (Perry County) and  
Book 2902, Page 220 (Muskingum County).

*April 28, 2020* **OFFICE COPY** *Gregory A. Biedenbach*  
Date **NOT RECORDABLE** Gregory A. Biedenbach  
Ohio Registered Surveyor  
No. 7881.



Cc: Survey File: GB-3449F

DESCRIPTION  
APPROVED  
By: *[Signature]*