



Know all Men by these Presents

FRANKLIN C. FORD, aka FRANKLIN P. FORD,, unmarried, and
That JERRY F. OWENS and FLORENCE Y. OWENS, his wife,

47-86-33-23-002
7769 Rose Hill Rd

of Muskingum County, State of Ohio, for valuable consideration paid, grant
with general warranty covenants, to AMY L. OWENS and CHRISTOPHER T. BLACK

whose tax mailing address is 7695 Rose Hill Road
Roseville, Ohio 43777

the following real property:

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

Being a 3.004 acre tract of land in the Southeast Quarter of Section 33,
Township 15, Range 14, as conveyed to Franklin P. Ford, et al, (hereon referred
to as grantor) in Deed Volume 269, Page 111, in the Recorder's Office of
Muskingum County, Ohio. Also being SUBJECT TO all legal easements and
rights-of-way of record and being more particularly described as follows:

Commencing for reference at an 1½ O.D. inch iron pipe found at the Southeast
corner of said Section 33; thence along the Section line, also the
Muskingum-Perry County line, North 83 degrees, 53 minutes, 49 seconds West, a
distance of 766.57 feet to a point on the West right-of-way line of County Road
696 (old State Route 75); thence North 11 degrees, 21 minutes, 30 seconds East,
a distance of 1447.83 feet along the West right-of-way line of County Road 696
and passing a railroad spike at 1204.24 feet set in asphalt at the Southeast
corner of a newly created 3.362 acre parcel and the North edge of County Road
127, to a point at the beginning of a curve in the West right-of-way line of
said County Road; thence with the West right-of-way line and curve of said
County Road, the following 2 courses: 1) North 13 degrees, 47 minutes, 34
seconds East, a distance of 155.88 feet to a point; 2) North 19 degrees, 08
minutes, 12 seconds East, a distance of 46.05 feet to a railroad spike set in
the West right-of-way line of said County Road and the center of an existing
driveway, said spike being the point of beginning for the newly created 3.004
acre tract; thence North 75 degrees, 20 minutes, 24 seconds West, a distance of
96.92 feet on a new division line through the grantor's lands and with the
center of an existing gravel drive to an iron pipe set; thence North 85 degrees,
43 minutes, 45 seconds West, a distance of 140.86 feet with the center of the
driveway to an iron pipe set; thence South 05 degrees, 27 minutes, 15 seconds
West, a distance of 78.60 feet leaving the center of the driveway and continuing
on the new division line to an iron pipe set; thence South 84 degrees, 52
minutes, 37 seconds West, a distance of 143.84 feet to an iron pipe set in the
East right-of-way line of State Route 93; thence North 17 degrees, 55 minutes,
52 seconds East, a distance of 85.73 feet with the East right-of-way line of to
a concrete right-of-way monument found; thence North 33 degrees, 03 minutes, 57
seconds East, a distance of 86.62 feet with the right-of-way line to a concrete
right-of-way monument found; thence North 18 degrees, 59 minutes, 37 seconds
East, a distance of 295.80 feet with the East right-of-way line of State Route
93 to an iron pipe set at the Southwest corner of a tract of land conveyed to N.
Melick, Jr., as conveyed in Deed Volume 445, Page 630; thence South 83 degrees,
22 minutes, 19 seconds East, a distance of 368.41 feet along the South line of
said Melick tract and the grantors lands and along an old existing fence line to
an iron pipe set in the West right-of-way line of County Road 696; thence along
the West right-of-way line and curve of said County Road, the following 4
courses: 1) South 26 degrees, 18 minutes, 00 seconds West, a distance of 159.86
feet to a point; 2) South 25 degrees, 17 minutes, 54 seconds West, a distance of
80.95 feet to a point; 3) South 22 degrees, 27 minutes, 30 seconds West, a
distance of 69.61 feet to a point; 4) South 19 degrees, 08 minutes, 12 seconds
West, a distance of 57.62 feet to a railroad spike and the point of beginning,
containing 3.004 acres.

Being Auditor's Parcel Number 46-47-86-33-23-000.

THERE IS ALSO CONVEYED to the grantees, their heirs and assigns, being a right-of-way and easement for ingress and egress over and through the following parcel of real estate, to-wit:

Being 10.00 feet on a newly created 3.004 acre tract of land and 10.00 feet on a newly created 3.362 acre tract in the Southeast Quarter of Section 33, Township 15, Range 14, as conveyed to Franklin P. Ford, et al, (hereon referred to as grantor) in Deed Volume 269, Page 111, in the Recorder's Office of Muskingum County, Ohio. Also being SUBJECT TO all legal easements and rights-of-way of record and being more particularly described as follows:

Commencing for reference at a 1½ O.D. inch iron pipe found at the Southeast corner of said Section 33; thence along the Section line, also the Muskingum-Perry County line, North 83 degrees, 53 minutes, 49 seconds West, a distance of 766.57 feet to a point on the West right-of-way line of County Road 696 (old State Route 75); thence North 11 degrees, 21 minutes, 30 seconds East, a distance of 1447.83 feet along the West right-of-way line of County Road 696 and passing a railroad spike at 1204.24 feet set in asphalt at the Southeast corner of a newly created 3.362 acre parcel and the North edge of County Road 127 to a point at the beginning of a curve in the West right-of-way line of said County Road; thence with the West right-of-way line and curve of said County Road, the following 2 courses: 1) North 13 degrees, 47 minutes, 34 seconds East, a distance of 155.88 feet to a point; 2) North 19 degrees, 08 minutes, 12 seconds East, a distance of 46.05 feet to a railroad spike set in the West right-of-way line of said County Road and the center of an existing driveway, said spike being the point of beginning for the newly created 3.004 acre tract and the point of beginning for the centerline of a 20.00 foot wide easement; thence North 75 degrees, 20 minutes, 24 seconds West, a distance of 96.92 feet on a new division line through the grantor's lands and with the center of an existing gravel drive to an iron pipe set; thence North 85 degrees, 43 minute, 45 seconds West, a distance of 140.86 feet with the center of the driveway to an iron pipe set and the point of termination of the centerline of said 20.00 foot wide easement, 10.00 feet being on the North side of a new division line for a 3.004 acre parcel and 10.00 feet being on the South side of the new division line for a 3.362 acre parcel, containing 0.109 acres, more or less.

The bearing system for this description is based on the centerline of State Route 93 being North 17 degrees, 56 minutes, 00 seconds East.

All iron pipe set are ¾ inch by 30 inch steel pipe with plastic I.D. caps.

This description was prepared on May 6, 1992 by Mark L. Kitemiller, Registered Surveyor # 7382 and is based on an actual field survey of the premises and existing public records.

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY J. L. Nangle

7-15-92

LANDS OF FRANKLIN P. FORD, ET AL			
TRACT 1	D.B. 269 PG. 111	12.055 ACRES	
TRACT 2	D.B. 269 PG. 111	5.640 ACRES	
TRACT 3	D.B. 269 PG. 111	11.987 ACRES	
TRACT 4	D.B. 269 PG. 111	4.374 ACRES	(42.71 ACRES - ORIGINAL DEED)
TRACT 5 SOUTH	D.B. 269 PG. 111	3.362 ACRES	
TRACT 5 NORTH	D.B. 269 PG. 111	3.004 ACRES	
			40.422 TOTAL ACRES

ADJOINING PROPERTIES TO FRANKLIN P. FORD, ET AL			
PARCEL 17-001	FIRST NATIONAL BANK	D.B. 560 PG. 953	42.35 ACRES
PARCEL 24	N. MELICK, JR.	D.B. 445 PG. 630	20.15 ACRES
PARCEL 30	G. HEAD	D.B. 1027 PG. 486	0.93 ACRES
PARCEL 31	M. HEINEY	D.B. 783 PG. 311	0.50 ACRES
PARCEL 32	N. MELICK, JR.	D.B. 445 PG. 630	9.00 ACRES
PARCEL 33	J. MELICK	D.B. 447 PG. 284	1.00 ACRES
PARCEL 34	P. CARTER & N. MELICK	D.B. 577 PG. 725	.88 ACRES
PARCEL 35	G. BRIDGES	D.B. 543 PG. 488	.58 ACRES
PARCEL 36	R. FOLDEN	D.B. 442 PG. 21	.42 ACRES
PARCEL 38	C. DUNN	D.B. 758 PG. 278	.50 ACRES
PARCEL 39	M. CARTER	D.B. 892 PG. 286	1.00 ACRES
PARCEL 40	M. CARTER	D.B. 892 PG. 286	8.71 ACRES
PARCEL 41	M. CARTER	D.B. 892 PG. 286	1.00 ACRES
PARCEL 42	A. SEVERT	D.B. 555 PG. 223	1.40 ACRES
PARCEL 43	L. BAUGHMAN	D.B. 735 PG. 247	2.00 ACRES
PARCEL 43-001	C. DUNN	D.B. 758 PG. 278	1.75 ACRES
PARCEL 44	C. HIGGINS	D.B. 926 PG. 262	0.38 ACRES
PARCEL 46	CHURCH OF NAZARENE	D.B. 550 PG. 601	1.00 ACRES

SURVEY OF LANDS FOR FRANKLIN P. FORD, et al

Situated in the State of Ohio, County of Muskingum, Township
of Newton, and in the southeast quarter of Section 33,
Township 15, Range 14.

PARCEL 17-001

TRACT 1

PARCEL 24

DESCRIPTION APPROVED
FOR ALIEN'S TRANSFER
BY *[Signature]*
4-26-93



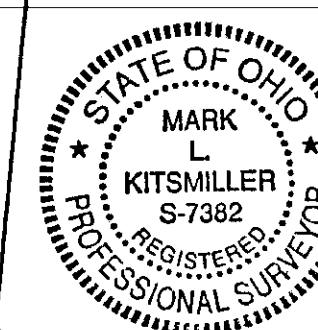
- LEGEND**
- Iron pin found
 - ▲ Monument found
 - 3/4" Iron pipe w/cap set
 - ◇ Stone found
 - Point
 - Axle found
 - ▲ Railroad spike set
 - ✱ Railroad spike found

50 0 100 200
SCALE IN FEET
1" = 100'

I hereby certify that this plat was prepared from
an actual field survey of the premises in March
of 1992 and from existing public records and that
said plat correctly defines the limits of the parcels
shown hereon.

This certification was made by me on this
12 day of MAY, 1992

Mark L. Kitsmiller
Mark L. Kitsmiller, Reg. Surveyor No. 7382
Contract Surveying Services, Inc.



The Bearing System for this Plat is based on
the centerline of State Route 93 as being
N17°56'00"E (1960 Survey).

County Road 696 - Old State Route 75 was abandoned
to County on March 30, 1960, as recorded in the Journal
of the Director of Highways, Volume 45, Page 345.

SECTION 33 TOWNSHIP 15N RANGE 14W
SECTION 34 TOWNSHIP 15N RANGE 14W

TRACT 3

TRACT 2

PARCEL 45

PARCEL 30

PARCEL 31

PARCEL 33

PARCEL 32

PARCEL 34

PARCEL 39

PARCEL 40

PARCEL 38

PARCEL 36

PARCEL 35

PARCEL 46

PARCEL 43-001

PARCEL 43

PARCEL 44