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DIXIE STINE AUDITORS PARCEL NUMBERS 51-51-30-03-70-000 (ALL)

BEING A PART OF QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT ON THE NORTH LINE OF QUARTER TOWNSHIP 3, SAID POINT BEING THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF FRACTIONAL SECTION 14;

THENCE WITH THE NORTH LINE OF QUARTER TOWNSHIP 3, NORTH 88 DEGREES 39 MINUTES 30 SECONDS WEST 75.40 FEET (DEED) TO A POINT;

THENCE SOUTH 02 DEGREES 10 MINUTES 40 SECONDS WEST 1378.89 FEET (DEED) TO A POINT ON THE NORTH RIGHT OF WAY LINE OF INTERSTATE 70;

THENCE SOUTH 02 DEGREES 50 MINUTES 00 SECONDS WEST 342.56 FEET (DEED) TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF INTERSTATE 70;

THENCE WITH THE SOUTH RIGHT OF WAY LINE OF SAID INTERSTATE, SOUTH 86 DEGREES 03 MINUTES 20 SECONDS WEST 394.89 FEET (DEED) TO A POINT;

THENCE LEAVING THE SAID RIGHT OF WAY LINE, SOUTH 40 DEGREES 29 MINUTES 49 SECONDS WEST 568.77 FEET (CALCULATED) TO A POINT AT THE NORTHWEST CORNER OF A TRACT CONVEYED TO W. AND P. WEISER (DEED BOOK VOLUME 1570, PAGE 541-TRACT 1);

THENCE WITH THE WEST LINE OF THE SAID WEISER TRACT, SOUTH 19 DEGREES 50 MINUTES 40 SECONDS WEST 76.49 FEET (DEED) TO AN EXISTING IRON PIN AT THE NORTHEAST CORNER OF A TRACT CONVEYED TO W. AND P. WEISER (DEED BOOK VOLUME 1570, PAGE 541-TRACT 2);

THENCE WITH THE NORTH LINE OF THE SAID WEISER TRACT, NORTH 72 DEGREES 17 MINUTES 20 SECONDS WEST 108.77 FEET TO A EXISTING IRON PIN (1 INCH PIPE-BENT), SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE WITH THE NORTH LINE OF THE TRACT CONVEYED TO A. J. SHUMATE AND J. K. CRAMER (DEED VOLUME 1657, PAGE 175), NORTH 72 DEGREES 17 MINUTES 20 SECONDS WEST 131.00 FEET TO AN EXISTING IRON PIN (1 INCH PIPE IN CONCRETE);

THENCE LEAVING THE SAID NORTH LINE AND WITH THE EAST LINE OF A TRACT CONVEYED TO C. BROWNFIELD (OR VOLUME 2133, PAGE 722) AND THE SOUTHERLY LINE OF THE TRACT CONVEYED TO K. AND M. MUDGETT (OR VOLUME 1114, PAGE 574), NORTH 16 DEGREES 13 MINUTES 05 SECONDS EAST 140.09 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR IN CONCRETE), PASSING AN EXISTING IRON PIN (5/8 INCH REBAR IN CONCRETE) AT 103.72 FEET;

THENCE CONTINUING WITH THE SOUTHERLY LINE OF THE SAID MUDGETT TRACT, SOUTH 74 DEGREES 20 MINUTES 25 SECONDS EAST 132.90 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR IN CONCRETE);

THENCE CONTINUING WITH THE SAID SOUTHERLY LINE OF THE MUDGETT TRACT, SOUTH 16 DEGREES 59 MINUTES 05 SECONDS WEST 144.81 FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.431 ACRES, SUBJECT TO ALL APPLICABLE EASEMENTS. ALSO THE RIGHT TO USE THE EASEMENT FOR INGRESS AND EGRESS (12 FEET WIDE DRIVEWAY) AS DESCRIBED IN DEED VOLUME 787, PAGE 180 OF THE MUSKINGUM COUNTY DEED RECORDS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS6923).

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 0.18 ACRES BY C. R. HARKNESS (PLS #6885) AND DATED AUGUST 24, 1998.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 9th DAY OF DECEMBER 2009.

OFFICE COPY
MICHAEL D. NICHOLS
REGISTERED SURVEYOR 6923

5418 MUDGETT.DOC

DESCRIPTION

APPROVED

By:

[Signature] 12/16/2009

SURVEY FOR KIM MUDGETT

AUDITORS PARCEL NUMBER
51-51-30-03-70-000 (ALL)

BEING A PART OF QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES
MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 0.18 ACRES BY C.R. HARKNESS (PS
6885) AND DATED AUGUST 24, 1998.

LEGEND

- EXISTING IRON PIN
- ⊙ IRON PIN SET
(5/8" REBAR W/CAP)
- ANGLE POINTS

K. & M. MUDGETT
VOL. 1114, PG. 574

C. BROWNFIELD
O.R. 2133, PG. 722

D. STINE
VOL. 787, PG. 180
0.431 ACRES

A.J. SHUMATE & J.K. CRAMER
OR. 1637, PG. 175

D. KNIGHT
OR. 1995, PG. 602

W. & P. MEISER
OR. 1570, PG. 541

NOTE: EXISTING STONE DRIVE
USED BY K. & M. MUDGETT AND
D. STINE FOR ACCESS TO
PROPERTY. EASEMENT DESCRIBED
IN DEED VOLUME 787, PG. 180
(12 FEET WIDE)

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

NORTHEAST QUARTER
OF SECTION 14

QUARTER TOWNSHIP 3

INTERSTATE 70
RIGHT OF WAY

NORTHWEST QUARTER
OF SECTION 13



RESEARCH

DEED VOL. 787, PG. 180
DEED VOL. 538, PG. 404
PREVIOUS SURVEY OF A 7.241 AC. TRACT
COMPLETED JAN. 29, 1977 BY R.M. GRAVES
PS 5792
PREVIOUS SURVEY OF A 0.971± AC. TRACT
COMPLETED MAR., 2002 BY M. NICHOLS PS 6923
PREVIOUS SURVEY OF A 0.492 AC TRACT
COMPLETED AUG 2005 BY M. NICHOLS PS 6923
PREVIOUS SURVEY OF A 0.813 AC., 0.844 AC.,
AND 0.18 AC. TRACTS COMPLETED
BY C.R. HARKNESS PS 6885
DEED VOL. 501, PG. 519
DEED VOL. 464, PG. 650
DEED VOL. 270, PG. 86
DEED VOL. 263, PG. 35
DEED VOL. 318, PG. 96

DESCRIPTION

APPROVED
By: *[Signature]* 12/16/2009

I HEREBY CERTIFY TO THE BEST OF MY
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND
SURVEY TO BE CORRECT AS PREPARED BY ME,
THIS 9th DAY OF DECEMBER, 2009.

OFFICE COPY
MICHAEL D. NICHOLS
REGISTERED SURVEYOR #6923

THIS PROPERTY IS SUBJECT TO ALL EASEMENTS,
RIGHT OF WAYS, OR RESTRICTIONS, WHETHER
RECORDED OR IMPLIED. THIS PLAT IS INTENDED
FOR THE LEGAL TRANSFER OF THE PROPERTY
SHOWN AND DOES NOT INTEND TO SHOW ANY
OR ALL OF THE EASEMENTS, RIGHT OF WAYS,
RESTRICTIONS OR ENCROACHMENTS UNLESS
OTHERWISE INDICATED.

BIEDENBACH SURVEYING, INC.

3010 EAST PIKE, ZANESVILLE, OHIO 43701
phone: 740-453-4850, fax: 740-450-1000, email: biedenbach@ee.net

DRAWN BY: MDN

DATE: 12-09-09

SCALE: 1"=100'

CHECKED BY: MDN

JOB NO: 5418

DRAWING NO:
C:\JOB\FOLDER\5418