

# Biedenbach Surveying, Inc

3010 East Pike  
Zanesville, OH 43701

Telephone (740) 453-4850  
Fax (740) 450-1000

**C.O. LIGHTHIZER**  
AUDITORS PARCEL NUMBER  
51-51-63-01-72-000 (PART)  
HAS BEEN COMBINED WITH 51-51-30-03-78-003 *COM*  
(PREVIOUSLY KNOWN AS 51-51-63-01-36-009)

BEING A PART OF THE TRACTS CONVEYED TO C. O. LIGHTHIZER BY DEED VOLUME 1051, PAGE 402 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN LOT 5 OF BRANCH CIRCLE SUBDIVISION (PLAT BOOK 19, PAGE 90) OF THE EAST HALF 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 AN EXISTING IRON PIN (5/8 INCH REBAR) AT THE SOUTHEAST CORNER OF THE SAID LOT 5;

THENCE WITH THE SOUTH LINE OF THE SAID LOT 5, SOUTH 46 DEGREES 30 MINUTES 19 SECONDS WEST 33.72 FEET TO A POINT, SAID POINT BEING THE *PLACE OF BEGINNING* OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE CONTINUING THE SAID LOT LINE, SOUTH 46 DEGREES 30 MINUTES 19 SECONDS WEST 40.92 FEET TO A POINT;

THENCE LEAVING THE SAID LOT LINE AND WITH THE WEST LINE OF THE ABOVE SAID LIGHTHIZER TRACT (1.097 ACRE TRACT 2), NORTH 00 DEGREES 39 MINUTES 00 SECONDS WEST 100.71 FEET TO A POINT ON THE NORTH LINE OF LOT 5;

THENCE WITH THE SAID LOT LINE, NORTH 89 DEGREES 18 MINUTES 14 SECONDS EAST 30.00 FEET TO A POINT;

THENCE LEAVING THE SAID LOT LINE AND WITH THE EAST LINE OF THE ABOVE SAID LIGHTHIZER TRACT, SOUTH 00 DEGREES 39 MINUTES 00 SECONDS EAST 72.91 FEET TO THE *PLACE OF BEGINNING*.

CONTAINING 0.060 MORE OR LESS ACRES, AND BEING SUBJECT TO ALL APPLICABLE EASEMENTS.

THE BEARINGS ARE BASED ON THE PREVIOUS PLAT OF BRANCH FLAT SUBDIVISION (PLAT BOOK 19, PAGE 1).

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE DESCRIPTION AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 26<sup>th</sup> DAY OF FEBRUARY, 2008.

**OFFICE COPY  
NOT RECORDABLE**  
MICHAEL D. NICHOLS  
REGISTERED SURVEYOR 6923



APPROVED FOR CLOSURE

*[Signature]* 3/18/2008

EXEMPT FROM  
PLANNING COMMISSION

*[Signature]* 3/18/2008

FOR CORRECTION ONLY

# SURVEY FOR C. O. LIDTHIZER

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BEARINGS ARE BASED ON THE PLAT OF BRANCH FLAT SUBDIVISION (PLAT BOOK 19, PAGE 1)

## RESEARCH

DEED VOL. 639, PG. 182  
DEED VOL. 925, PG. 167  
DEED VOL. 975, PG. 207  
PREVIOUS SURVEY OF 20.00 AC.,  
88.563 ACRES, AND BRANCH ROAD  
COMPLETED BY W. J. BIEDENBACH, PS 571  
MUSKINGUM COUNTY GIS MAPS

## APPROVED FOR CLOSURE

*[Signature]* 3/18/2008

## EXEMPT FROM PLANNING COMMISSION

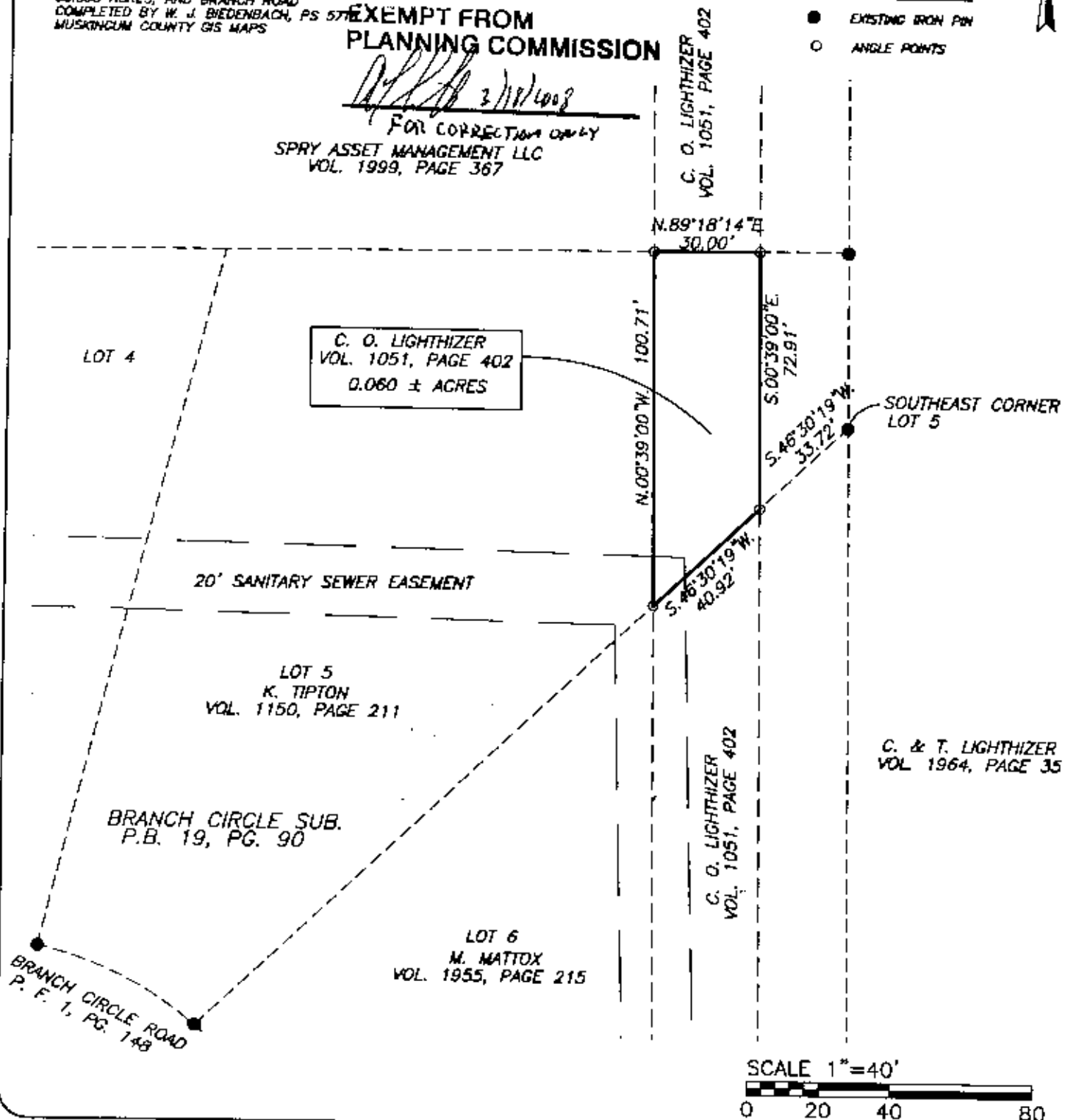
*[Signature]* 3/18/2008

FOR CORRECTION ONLY

SPRY ASSET MANAGEMENT LLC  
VOL. 1999, PAGE 367

## LEGEND

- EXISTING IRON PIN
- ANGLE POINTS



I HEREBY CERTIFY TO THE BEST OF MY  
KNOWLEDGE AND BELIEF, THE ABOVE PLAT TO  
BE CORRECT AS PREPARED BY ME, THIS 26TH  
DAY OF FEBRUARY, 2008, FROM THE DEEDS, PLATS  
AND DEEDS.

**OFFICE COPY  
NOT RECORDABLE**

*[Signature]*  
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

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DRAWN BY: JWL

DATE: 02-26-08

SCALE: 1"=40'

CHECKED BY: MDN

JOB NO: 5112

DRAWING NO:

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