

Biedenbach Engineering, Inc.

3975 East Pike
Zanesville, OH 43701

Surveying and Mapping

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

ROBERT L. RICE, Sr. AND GREGORY A. RICE
AUDITORS PARCEL NUMBER 51-51-63-01-40-000 (PART)

SNR

BEING A PART OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO ROBERT L. AND GREGORY A. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN 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 THE CENTER OF QUARTER TOWNSHIP 3;

THENCE EAST 1712.50 FEET (BY DEED) TO AN EXISTING IRON PIN (1/2 INCH PIPE) ON THE WEST LINE OF THE ABOVE SAID RICE TRACT;

THENCE WITH THE SAID WEST LINE, NORTH 00 DEGREES 46 MINUTES 00 SECONDS WEST 1163.58 FEET TO AN EXISTING IRON PIN (1/2 INCH PIPE);

THENCE NORTH 84 DEGREES 59 MINUTES 33 SECONDS EAST 288.00 FEET TO AN EXISTING IRON PIN (1/2 INCH PIPE), PASSING AN EXISTING IRON PIN AT 238.00 FEET;

THENCE WITH THE WEST LINE OF A 1.076 MORE OR LESS ACRE TRACT CONVEYED TO LISA A. AND MARK A. HENDRICKSON BY DEED RECORDED IN VOLUME 1060, PAGE 171 OF THE SAID COUNTY DEED RECORDS, SOUTH 04 DEGREES 31 MINUTES 39 SECONDS EAST 297.67 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE SOUTHWEST CORNER OF SAID HENDRICKSON TRACT;

THENCE LEAVING THE SAID SOUTHWEST CORNER SOUTH 00 DEGREES 35 MINUTES 25 SECONDS EAST 307.45 FEET TO AN IRON PIN SET;

THENCE SOUTH 00 DEGREES 16 MINUTES 46 SECONDS EAST 172.55 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE NORTH 89 DEGREES 25 MINUTES 40 SECONDS EAST 230.52 FEET TO AN IRON PIN SET;


THENCE SOUTH 07 DEGREES 32 MINUTES 16 SECONDS EAST 81.07 FEET TO AN IRON PIN SET;

THENCE SOUTH 79 DEGREES 45 MINUTES 00 SECONDS WEST 235.44 FEET TO AN IRON PIN SET;

THENCE WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 475.00 FEET (CHORD BEARING NORTH 05 DEGREES 49 MINUTES 30 SECONDS WEST 91.82 FEET) AN ARC DISTANCE OF 91.96 FEET TO AN IRON PIN SET;

THENCE NORTH 00 DEGREES 16 MINUTES 46 SECONDS WEST 28.62 FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.543 MORE OR LESS ACRES. SUBJECT TO ALL APPLICABLE EASEMENTS.

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY 
6-21-2001

Biedenbach Engineering, Inc.

3975 East Pike
Zanesville, OH 43701

Surveying and Mapping

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

ALSO THE FOLLOWING INGRESS AND EGRESS EASEMENT

BEING A PART OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO ROBERT L. RICE Sr. AND GREGORY A. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS. SITUATED IN 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 THE CENTER OF QUARTER TOWNSHIP 3;

THENCE EAST 1732.50 FEET (BY DEED) TO AN EXISTING IRON PIN (1/2 INCH PIPE) ON THE WEST LINE OF THE ABOVE SAID RICE TRACT;

THENCE WITH THE SAID WEST LINE, NORTH 00 DEGREES 46 MINUTES 00 SECONDS WEST 1163.58 FEET TO AN EXISTING IRON PIN (1/2 INCH PIPE);

THENCE NORTH 84 DEGREES 59 MINUTES 33 SECONDS EAST 238.00 FEET TO AN EXISTING IRON PIN (1/2" PIPE), SAID POINT BEING THE PLACE OF BEGINNING OF THIS EASEMENT;

THENCE NORTH 04 DEGREES 31 MINUTES 39 SECONDS WEST 29.77 FEET TO A POINT;

THENCE NORTH 04 DEGREES 28 MINUTES 00 SECONDS WEST 137.93 FEET TO A POINT;

THENCE WITH THE SOUTH LINE OF BROWN'S DRIVE (TOWNSHIP ROAD 36), NORTH 85 DEGREES 08 MINUTES 21 SECONDS EAST 50.00 FEET TO AN EXISTING IRON PIN (3/4 INCH REBAR);

THENCE SOUTH 04 DEGREES 28 MINUTES 00 SECONDS EAST 137.75 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR) AT THE NORTHWEST CORNER OF THE TRACT CONVEYED TO LISA A. AND MARK A. HENDRICKSON BY DEED RECORDED IN VOLUME 1060, PAGE 171 OF THE MUSKINGUM COUNTY DEED RECORDS;

THENCE WITH THE WEST LINE OF THE SAID HENDRICKSON TRACT, SOUTH 04 DEGREES 31 MINUTES 39 SECONDS EAST 327.49 FEET TO AN IRON PIN SET AT THE SOUTHWEST CORNER OF SAID TRACT, PASSING AN EXISTING IRON PIN (1/2 INCH PIPE) AT 29.82 FEET;

THENCE SOUTH 00 DEGREES 35 MINUTES 25 SECONDS EAST 307.45 FEET TO AN IRON PIN SET;

THENCE SOUTH 00 DEGREES 16 MINUTES 46 SECONDS EAST 201.17 FEET TO AN IRON PIN SET;

THENCE WITH A CURVE TO THE LEFT HAVING A RADIUS OF 475.00 FEET (CHORD BEARING SOUTH 05 DEGREES 49 MINUTES 30 SECONDS EAST 91.82 FEET) AN ARC DISTANCE OF 91.96 FEET TO AN IRON PIN SET;

THENCE SOUTH 78 DEGREES 37 MINUTES 39 SECONDS WEST 50.00 FEET TO A POINT;

THENCE WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 525.00 FEET (CHORD BEARING NORTH 05 DEGREES 49 MINUTES 34 SECONDS WEST 101.48 FEET) AN ARC DISTANCE OF 101.64 FEET TO AN IRON PIN SET;

THENCE NORTH 00 DEGREES 16 MINUTES 46 SECONDS WEST 201.31 FEET TO AN IRON PIN SET;

THENCE NORTH 00 DEGREES 35 MINUTES 25 SECONDS WEST 305.34 FEET TO AN IRON PIN SET;

THENCE NORTH 04 DEGREES 31 MINUTES 39 SECONDS WEST 295.51 FEET TO THE PLACE OF BEGINNING.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS5718-PS6923).

THE BEARINGS ARE BASED ON THE DEED BEARING OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO R. & G. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME. THIS 16TH DAY OF FEBRUARY, 2001.

**OFFICE COPY
NOT RECORDABLE**

MICHAEL D. NICHOLS
REGISTERED SURVEYOR 6923

Biedenbach Engineering, Inc.3010 East Pike
Zanesville, OH 43701

Civil Engineering and Land Surveying

Telephone (740) 453-4850
Fax (740) 450-1000
E-mail: biedenbach@ee.net**ROBERT L. RICE, Sr. AND GREGORY A. RICE
AUDITORS PARCEL NUMBER
51-51-63-01-40-000 (PART)**

BEING A PART OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO ROBERT L. AND GREGORY A. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN 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 THE CENTER OF QUARTER TOWNSHIP 3;

THENCE EAST 1732.50 FEET (BY DEED) TO AN EXISTING IRON PIN (1/2 INCH PIPE) ON THE WEST LINE OF THE ABOVE SAID RICE TRACT;

THENCE SOUTH 89 DEGREES 54 MINUTES 00 SECONDS EAST 163.04 FEET TO AN EXISTING IRON PIN;

THENCE SOUTH 00 DEGREES 26 MINUTES 18 SECONDS EAST 216.15 FEET TO AN IRON PIN SET;

THENCE SOUTH 76 DEGREES 17 MINUTES 38 SECONDS EAST 325.89 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE NORTH 27 DEGREES 17 MINUTES 30 SECONDS WEST 190.00 FEET TO AN IRON PIN SET ON THE EAST LINE OF BROWN'S DRIVE;

THENCE WITH THE EAST LINE OF BROWN'S DRIVE AND WITH A CURVE TO THE LEFT HAVING A RADIUS OF 60.00 FEET (CHORD BEARING NORTH 19 DEGREES 57 MINUTES 43 SECONDS EAST 80.68 FEET) AND AN ARC LENGTH OF 88.48 FEET TO AN IRON PIN SET;

THENCE LEAVING THE EAST LINE OF BROWN'S DRIVE, NORTH 77 DEGREES 01 MINUTES 44 SECONDS EAST 189.84 FEET TO AN IRON PIN SET;

THENCE SOUTH 23 DEGREES 35 MINUTES 03 SECONDS WEST 313.48 FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.658 MORE OR LESS ACRES, SUBJECT TO A 5.00 FOOT WIDE SANITARY SEWER EASEMENT ALONG THE NORTH PROPERTY LINE AND A 7.50 FOOT DRAINAGE EASEMENT ALONG THE SOUTH PROPERTY LINE OF THE ABOVE DESCRIBED TRACT AND ALL OTHER APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS7923-PS6923).

THE BEARINGS ARE BASED ON THE DEED BEARING OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO R. & G. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 24TH DAY OF APRIL 2004.

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

DESCRIPTION APPROVED
FOR AUDITOR'S TRUSTEE
BY K. [Signature]
7-12-2004

SURVEY FOR ROBERT L RICE, Sr.

AUDITORS PARCEL NUMBER

51-51 63-01-40-000 (PART)

BEING A PART OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO ROBERT L. RICE, Sr. AND GREGORY A. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN THE EAST HALF OF QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO.

THE BEARINGS ARE BASED ON THE DEED BEARING OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO R. & G. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS.

RESEARCH:
VOL. 651, PG. 221
VOL. 1060, PG. 171
VOL. 1064, PG. 365
PREVIOUS SURVEY OF
22.18 ± ACRES
MUSKINGUM CO. TAX MAP

LEGEND

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

SCALE 1"=60'

TRACT 15
ROBERT L. Sr. & GREGORY A.
RICE
VOL. 1054, PG. 365

TRACT 16
ROBERT L. Sr. & GREGORY A.
RICE
VOL. 1054, PG. 365

TRACT 17
ROBERT L. Sr. & GREGORY A.
RICE
VOL. 1054, PG. 365
0.658 ± ACRES

CENTER OF QUARTER TOWNSHIP 3

N. 90°00'00"E.
1732.50' (DEED)

S. 89°54'00"E. 163.04'

SPRING VALLEY SUBDIVISION PHASE II
PLAT BOOK 18, PAGE 17-19

CURVE DATA

No.	CHORD BEARING	CHORD	ARC	RADIUS
C1	N. 19°57'43"E.	80.68	88.48	60.00

S. 00°26'18"E. 216.15'

N. 27°17'30"W. 190.00'

S. 76°17'38"E. 325.89'

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY R. B. Bailey
7-12-2004

BIEDENBACH ENGINEERING, INC.
ZANESVILLE, OHIO
(740) 453 4850

DRAWN BY:
AJS

DATE:
04-23-04

SCALE:
1" = 60'

CHECKED BY:
MDN

JOB NO:
5064

DRAWING NO:
D:\4204\RICE_17

I HEREBY CERTIFY TO THE BEST OF MY
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND
SURVEY TO BE CORRECT AS PREPARED BY ME,
THIS 24th DAY OF APRIL, 2004.

MICHAEL J. BIEDENBACH
REGISTERED SURVEYOR #6923

OFFICE COPY
NOT RECORDABLE

SURVEY FOR ROBERT L. RICE, Sr.

AUDITORS PARCEL NUMBER

51-51-63-01-40-000 (PART)

BEING A PART OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO ROBERT L. RICE, Sr. AND GREGORY A. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN THE EAST HALF OF QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO.

THE BEARINGS ARE BASED ON THE DEED BEARING OF THE 88.563 MORE OR LESS ACRE TRACT CONVEYED TO R. & G. RICE BY DEED RECORDED IN VOLUME 1054, PAGE 365 OF THE MUSKINGUM COUNTY DEED RECORDS.

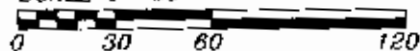
RESEARCH:

VOL. 651, PG. 221
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VOL. 1064, PG. 365
PREVIOUS SURVEY OF
22.18 ± ACRES
MUSKINGUM CO. TAX MAP

LEGEND

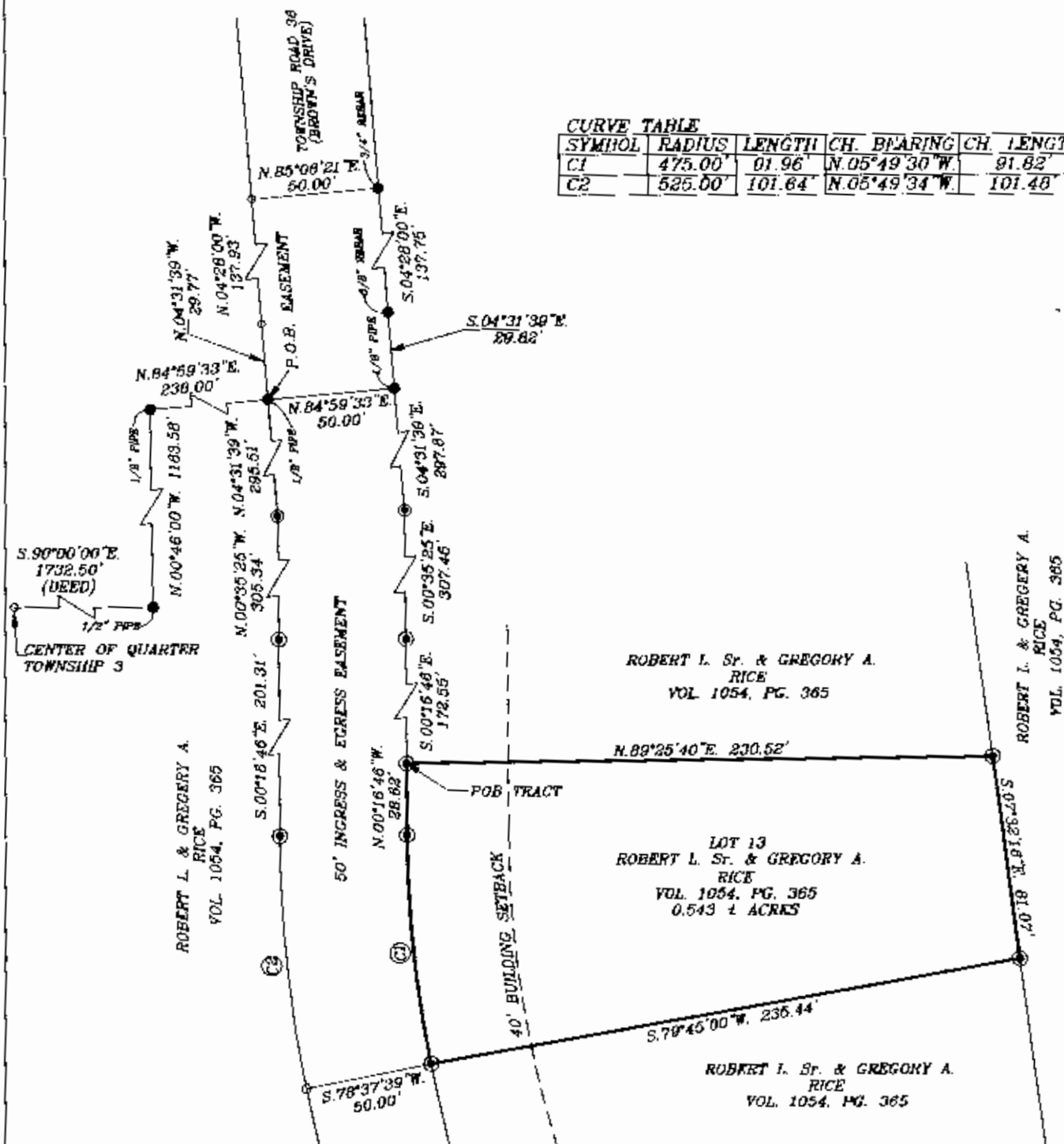
- EXISTING IRON PIN
- ⊙ IRON PIN SET
(5/8" REBAR W/CAP)
- ANGLE POINTS

SCALE 1"=60'



CURVE TABLE

SYMBOL	RADIUS	LENGTH	CH. BEARING	CH. LENGTH
C1	475.00'	01.96'	N.05°49'30"W.	91.82'
C2	525.00'	101.64'	N.05°49'34"W.	101.48'



DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY *[Signature]*

6-24-2001

I HEREBY CERTIFY TO THE BEST OF MY
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND
SURVEY TO BE CORRECT AS PREPARED BY ME.
THIS 10 DAY OF FEBRUARY, 2001.

MICHAEL D. NICHOLS
REGISTERED SURVEYOR #6923

HIEDENBACH ENGINEERING, INC.
ZANESVILLE, OHIO
(740) 453-4850

DRAWN BY:
JJD

DATE:
02-16-01

SCALE:
1"=60'

CHECKED BY:
MDN

JOB NO:
4204

DRAWING NO:
D:\4204\RICE_13

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NOT RECORDABLE