

56-20-01-25-000

02-80-22-09-002

02-80-22-09-003

Mark S. Hill, PEPS
2387 High Point Dr.
Zanesville, OH 43701

RODGER D. & RITA M. BAKER

+/-55.35 Acres

All of Parcel 56-20-01-25-000 = +/- 42.48 Acres

Part of Parcel 02-80-22-09-000 = +/- 5.38 Acres

Part of Parcel 02-80-22-09-000 = +/- 7.49 Acres

Situated in the State of Ohio, County of Muskingum, Townships of Adams and Salem, and further described as follows:

Tract #1

Lot 25, in first quarter, second township, and 6th range, Salem Township, of the tract of land appropriated for satisfying warrants for military service and described as follows; Beginning at the southwest corner of said Lot No. 25; and thence east along said line 71 rods; thence north 100 rods to the north line of said lot; thence west along said line 71 rods; thence south to the place of beginning, containing 44.37 acres, more or less.

EXCEPTING THEREFROM the following: Situated in the State of Ohio, Salem Township, Twp. 2, Range 6, Muskingum County, being part of Lot 25, and more particularly described as follows:

Beginning at the northwest corner of Lot 25; thence with the north line of said lot, North 89 degrees 57 minutes 30 seconds East 369.21 feet to a point in the center of Young America Road (CR 18); thence with the center of said road, South 37 degrees 15 minutes West 279.96 feet; thence South 46 degrees, 35 minutes West 275.00 feet to the intersection of Young America Road and Bissett Road; thence with said Bissett Road North 411.59 feet to the place of beginning containing 1.887 acres, more or less.

Being the same premises conveyed by Evelyn G. Bradford to Rodger D. Baker and Rita M. Baker by deed recorded in Volume 969, Page 51.

SUBJECT to a 20 foot wide ingress and egress easement and a 100 foot by 100 foot operation and maintenance easement for an existing gas well with the centerline of the easement further described as follows:

Beginning at the northwest corner of Lot 25; thence with the west line of said lot, South 00 degrees 47 minutes 47 seconds West 379.62 feet to a point in the center of Young America Road (CR 18); said point being the true point of beginning for the ingress and egress easement being described,

thence; leaving Young America Road the following five courses;

1. South 23 degrees 25 minutes 38 seconds East 70.68 feet to a point,
2. South 12 degrees 55 minutes 09 seconds East 420.41 feet to a point,
3. South 37 degrees 18 minutes 05 seconds East 189.29 feet to a point,
4. South 85 degrees 34 minutes 40 seconds East 168.47 feet to a point, and

56-20-01-25-000 A
02-80-22-09-002 A
02-80-22-09-003 A

5. South 60 degrees 00 minutes 00 seconds East 225.83 feet to the existing gas well which is located in the center of the 100 foot by 100 foot operation and maintenance easement.

Tract #2

Situated in the State of Ohio, County of Muskingum, Township of Adams, Section 22, Township 3 North. Range 6 West, and further described as follows:

Beginning at a point in the center of Bissett Road (TR337), said point being the southwest corner of Section 22, Adams Township,

thence; along the Adams/Salem Township Line, South 89 degrees 12 minutes 13 seconds East 330.61 feet the center of Young America Road passing three iron pins found; 0.13 feet left at 25.00 feet, 0.46 feet left at 92.38 feet, and 1.68 feet left at 298.04 feet, said point being the true point of beginning,

thence; along the center of Young America Road the following five courses;

1. North 39 degrees 45 minutes 20 seconds East 114.73 feet to a point,
2. North 46 degrees 46 minutes 11 seconds East 150.44 feet to a point,
3. North 59 degrees 34 minutes 20 seconds East 177.84 feet to a point,
4. North 63 degrees 32 minutes 09 seconds East 218.91 feet to a point, and
5. North 62 degrees 15 minutes 38 seconds East 124.62 feet to a point,

thence; leaving Young America Road and through the lands of Rodger D. & Rita M. Baker, Deedbook 969, Page 51, South 68 degrees 35 minutes 04 seconds East 28.15 feet to a 5/8 x 30-inch rebar set and capped M S Hill S-7536, here after referred to as iron pin set,

thence; continuing South 68 degrees 35 minutes 04 seconds East 105.44 feet to an iron pin set,

thence; South 10 degrees 28 minutes 00 seconds East 406.54 feet to an iron pin set on the Adams/Salem Township Line,

thence; along the Adams/Salem Township Line North 89 degrees 12 minutes 13 seconds West 840.89 feet to the true point of beginning containing 5.38 acres, more or less.

This description prepared by Mark S. Hill, PS # 7536, based on a field survey on April 26, 2014.

Tract #3

Situated in the State of Ohio, County of Muskingum, Township of Adams, Section 22, Township 3 North. Range 6 West, and further described as follows:

Beginning at a point in the center of Bissett Road (TR337), said point being the southwest corner of Section 22, Adams Township,

thence; along the Adams/Salem Township Line, South 89 degrees 12 minutes 13 seconds East 330.61 feet the center of Young America Road passing three iron pins found; 0.13 feet left at 25.00 feet, 0.46 feet left at 92.38 feet, and 1.68 feet left at 298.04 feet,

thence; along the center of Young America Road the following seven courses;

56-20-01-25-000 B
02-80-22-09-002 B
02-80-22-09-003 B

1. North 39 degrees 45 minutes 20 seconds East 114.73 feet to a point,
2. North 46 degrees 46 minutes 11 seconds East 150.44 feet to a point,
3. North 59 degrees 34 minutes 20 seconds East 177.84 feet to a point,
4. North 63 degrees 32 minutes 09 seconds East 218.91 feet to a point,
5. North 62 degrees 15 minutes 38 seconds East 124.62 feet to a point,
6. North 62 degrees 15 minutes 38 seconds East 229.19 feet to a point, and
7. North 66 degrees 46 minutes 02 seconds East 107.22 feet to a point, said point being the true point of beginning,

thence; continuing along the center of Young America Road the following three courses;

1. North 66 degrees 46 minutes 02 seconds East 42.36 feet to a point,
2. North 74 degrees 38 minutes 10 seconds East 307.98 feet to a point, and
3. North 65 degrees 34 minutes 32 seconds East 130.00 feet to a point,

thence; leaving Young America Road and through the lands of Rodger D. & Rita M. Baker, Deedbook 969, Page 51, South 05 degrees 57 minutes 13 seconds East 30.00 feet to a 5/8 x 30-inch rebar set and capped M S Hill S-7536, here after referred to as iron pin set;

thence; continuing South 05 degrees 57 minutes 13 seconds East 729.18 feet to an iron pin set on the Adams/Salem Township Line;

thence; along the Adams/Salem Township Line North 89 degrees 12 minutes 13 seconds West 506.73 feet to an iron pin set,

thence; leaving the Township Line, North 02 degrees 31 minutes 45 seconds West 581.29 feet to an iron pin set,

thence; continuing North 02 degrees 31 minutes 45 seconds West 15.26 feet to the true point of beginning containing 7.49 acres, more or less.

This description prepared by Mark S. Hill, PS # 7536, based on a field survey on April 26, 2014.

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

5/15/14
Date

Fee Paid



OFFICE COPY
NOT RECORDABLE
Mark S. Hill, PS 7536

DESCRIPTION
APPROVED
By: 6-11-2014

56-20-01-25.000 C

02-80-22-09-002 C

02-80-22-09-003 C

PLAT OF SURVEY FOR RODGER D. & RITA M. BAKER

SITUATED IN THE STATE OF OHIO, MUSKINGUM COUNTY

PART IN ADAMS TOWNSHIP, SECTION 22, T-3N, R-6W

PART IN SALEM TOWNSHIP, QUARTER TOWNSHIP 1, LOT 25, T-2N, R-6W

