

# ALAN DONAKER SURVEYING

**Alan Donaker, P.S.**

19849 TR 383

Walhonding, OH 43843

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Being 5.000 acres, more or less, in Lot 18, First Quarter, and part of Lots 11 and 12 in Bruner-Houston Subdivision, Plat Book 18 pages 75-77, Township 2 North, Range 6 West, United States Military Lands, in the Township of Salem, in the County of Muskingum, in the State of Ohio, conveyed to John L. and Jennifer L. Czarnota, DR 1825-915 (Part), Parcel No. 56-56-50-01-62-000 (part, 2.844 Ac.) and Parcel No. 56-56-50-01-63-000 (part, 2.156 Ac.), and more particularly described as follows:

Commencing at a point at the Southwest corner of Lot 12, Bruner-Houston Subdivision, Plat Book 18 pages 75-77, said point being the TRUE POINT OF BEGINNING;

thence, with the centerline of Mitchell Lane, Township Road 179, and the East lines of Lots 9 and 10 of said Subdivision, the following 2 courses;

1. thence, N. 00° 09' 56" W. a distance of 181.43' to a point;
2. thence, N. 16° 34' 27" E. a distance of 30.68' to a point;

thence, with the South line of Lot 13 of said Subdivision, the following 4 courses;

1. thence, N. 57° 46' 00" E. a distance of 24.03' to a 5/8" rebar set;
2. thence, N. 81° 31' 04" E. a distance of 50.00' to a point;
3. thence, N. 81° 31' 04" E. a distance of 74.44' to a 5/8" rebar set;
3. thence, N. 86° 03' 14" E. a distance of 225.90' to a 5/8" rebar set;

thence, through the property of John L. and Jennifer L. Czarnota, DR 1825-915, the following 4 courses:

1. thence, S. 45° 05' 02" E. a distance of 26.56' to a point;
1. thence, S. 45° 05' 02" E. a distance of 525.59' to a 5/8" rebar set
2. thence, S. 89° 53' 08" W. a distance of 754.26' to a 5/8" rebar set;
3. thence, S. 89° 53' 08" W. a distance of 15.00' to a point in the centerline of Mitchell Lane, Township Road 179;

thence, with the centerline of Mitchell Lane, Township Road 179, and the East line of Lot 9, of said Subdivision, N. 00° 32' 26" E. a distance of 133.85' to the TRUE POINT OF BEGINNING, containing 5.000 acres, more or less, including public road right-of-way and is subject to all easements, rights-of-way, or restrictions, whether recorded or implied.

**ALSO GRANTING AND RESERVING a 20' RIGHT OF WAY FOR INGRESS AND EGRESS**

Commencing at a point at the Southwest corner of lot 12, Bruner-Houston Subdivision, Plat Book 18 pages 75-77;

thence, with the centerline of Mitchell Lane, Township Road 179, and the East lines of Lots 9 and 10 of said Subdivision, the following 2 courses;

1. thence, N.  $00^{\circ} 09' 56''$  W. a distance of 181.43' to a point;
2. thence, N.  $16^{\circ} 34' 27''$  E. a distance of 30.68' to a point;

thence, with the South line of Lot 13 of said Subdivision, the following 2 courses;

1. thence, N.  $57^{\circ} 46' 00''$  E. a distance of 24.03' to a 5/8" rebar set;
2. thence, N.  $81^{\circ} 31' 04''$  E. a distance of 50.00' to a point, said point being the TRUE POINT OF BEGINNING;

thence, with the South line of Lot 13 of said Subdivision, the following 2 courses;

1. thence, N.  $81^{\circ} 31' 04''$  E. a distance of 74.44' to a 5/8" rebar set;
2. thence, N.  $86^{\circ} 03' 14''$  E. a distance of 225.90' to a 5/8" rebar set;

thence, through the property of John L. and Jennifer L. Czarnota, DR 1825-915, the following 4 courses;

1. thence, S.  $45^{\circ} 05' 02''$  E. a distance of 26.56' to a point;
2. thence, S.  $86^{\circ} 03' 14''$  W. a distance of 242.58' to a point;
3. thence, S.  $81^{\circ} 31' 04''$  W. a distance of 77.82' to a point;
4. thence, with a curve to the left, the data for which is:  $D = 23^{\circ} 34' 41''$ ,  $R = 50.00'$ ,  $L = 20.58'$ , Ch.B. = N.  $03^{\circ} 18' 25''$  E. a distance of 20.43' to the TRUE POINT OF BEGINNING;

Bearings are based on PB 18, pgs. 75-77 and are for angular calculations only.

All 5/8" rebars set are 30" long with plastic cap marked "AMD 8050".

Pertinent Documents: Tax Map and all Deeds and Plats as shown

Surveys by: Roger W. Claus

Description and plat by Alan Donaker, Professional Surveyor, #8050 from a survey of the premises on March 9, in the year of our Lord Two Thousand Four.

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY                     

3791004

OFFICE COPY  
NOT RECORDABLE

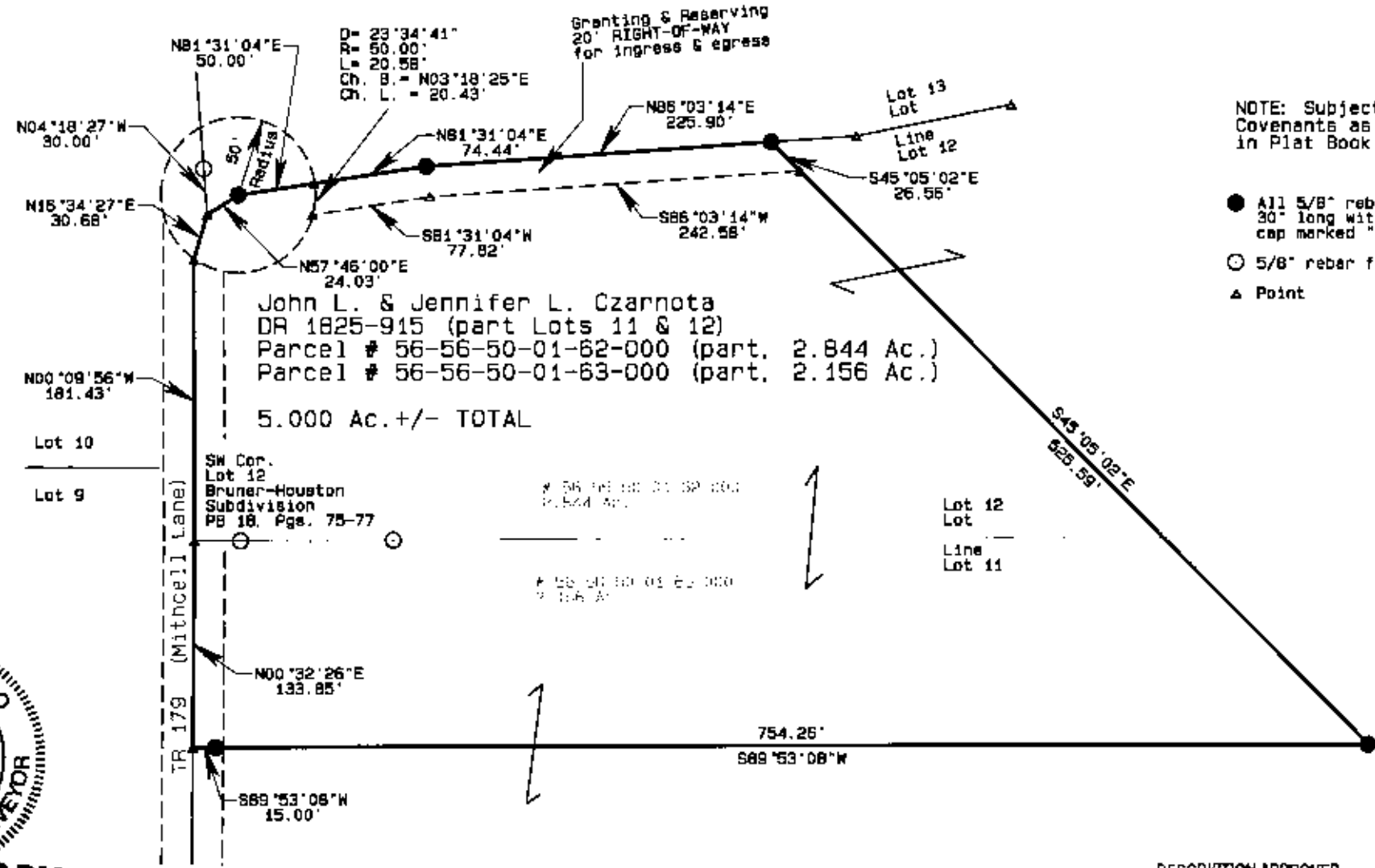
This property is subject to all easements, rights-of-way or restrictions, whether recorded or implied.

**ALAN DONAKER SURVEYING**  
 19849 TR 383  
 Walkhonding, OH 43843  
 Telephone: (740) 327-7001  
 Fax: (740) 327-6101

Pertinent Documents: Tax Map  
 All Deeds and Plats shown

Surveys by: Roger W. Claus

Bearings are based on  
 PB 18, Pgs. 75-77 and are for  
 angular calculations only



NOTE: Subject to all  
 Covenants as set forth  
 in Plat Book 18, pages 75-77

- All 5/8" rebar set are  
 30" long with plastic  
 cap marked "AMD 8050"
- 5/8" rebar found
- ▲ Point

John L. & Jennifer L. Czarnota  
 DR 1825-915 (part Lots 11 & 12)  
 Parcel # 56-56-50-01-62-000 (part, 2.844 Ac.)  
 Parcel # 56-56-50-01-63-000 (part, 2.156 Ac.)  
 5.000 Ac. +/- TOTAL

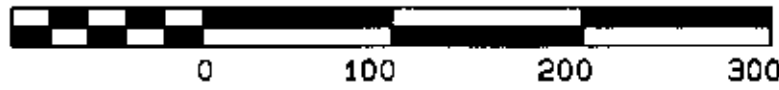
SW Cor.  
 Lot 12  
 Bruner-Houston  
 Subdivision  
 PB 18, Pgs. 75-77



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I, Alan Donaker, do hereby certify this plat to be a true and correct survey pursuant to Chapter 4733.37 Ohio Administrative Code and to be correct to the best of my knowledge and belief.

GRAPHIC SCALE 1"=100'



DESCRIPTION APPROVED  
 FOR AUDITOR'S TRANSFER

BY: *[Signature]*  
 3/9/04

John L. & Jennifer L. Czarnota  
 DR 1825-915  
 Part of Lot 18, 1st. Qtr.  
 Part of Lots 11 & 12  
 Bruner-Houston Sub.  
 PB 18, pgs. 75-77  
 T2N, R 6W  
 United States Military Lands  
 Salem Township  
 Muskingum County, Ohio  
 Date: March 9, 2004