

62-01-01-05-006 PS

JAN E. MILLER

VOLUME 995, PAGE 470

AUDITORS PARCEL NUMBER 62-62-01-01-05-000 (PART)

BEING A PART OF THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP  
16, RANGE 14, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER,  
SPRINGFIELD TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER  
DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING CONCRETE MONUMENT AT CENTER LINE STATION  
1025+00 OF THE 1965 CENTERLINE SURVEY OF INTERSTATE SEVENTY; THENCE  
SOUTH 89 DEGREES 39 MINUTES 21 SECONDS EAST 316.15 FEET ALONG THE SAID  
CENTERLINE OF I-70 TO A POINT ON THE WEST LINE OF THE NORTHWEST QUARTER  
OF SECTION SIX; THENCE SOUTH (SOUTH 00 DEGREES 00 MINUTES 00 SECONDS  
EAST) 140.00 FEET ALONG THE SAID WEST LINE TO AN EXISTING IRON PIN (5/8  
INCH REBAR) ON THE SOUTH RIGHT-OF-WAY OF I-70; THENCE SOUTH 86 DEGREES  
16 MINUTES 07 SECONDS EAST 469.29 FEET ALONG THE SAID RIGHT-OF-WAY  
LINE TO AN EXISTING IRON PIN (5/8 INCH REBAR), SAID IRON PIN BEING THE  
PLACE OF BEGINNING OF THIS TRACT INTENDED TO BE DESCRIBED, CONTINUING  
ALONG THE SAID RIGHT-OF-WAY SOUTH 86 DEGREES 16 MINUTES 07 SECONDS EAST  
38.50 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR); THENCE SOUTH 88  
DEGREES 59 MINUTES 37 SECONDS EAST 744.04 FEET ALONG THE SAID RIGHT-OF-  
WAY LINE TO AN EXISTING IRON PIN (5/8 INCH REBAR); THENCE SOUTH 00  
DEGREES 25 MINUTES 51 SECONDS WEST 1295.33 FEET TO A POINT IN THE  
CENTER OF COUNTY ROAD NUMBER 34 (RIDGE ROAD), PASSING AN EXISTING IRON  
PIN (5/8 INCH REBAR) AT 1264.53 FEET; THENCE SOUTH 85 DEGREES 24  
MINUTES 47 SECONDS WEST 93.85 FEET TO A POINT IN THE SAID CENTER;  
THENCE SOUTH 88 DEGREES 54 MINUTES 17 SECONDS WEST 100.09 FEET TO A  
POINT IN THE SAID CENTER; THENCE NORTH 02 DEGREES 37 MINUTES 52 SECONDS  
WEST 271.81 FEET TO AN IRON PIN SET, PASSING AN IRON PIN SET AT 18.97  
FEET; THENCE SOUTH 88 DEGREES 21 MINUTES 06 SECONDS WEST 268.23 FEET TO  
AN IRON PIN SET; THENCE SOUTH 05 DEGREES 52 MINUTES 54 SECONDS EAST  
260.12 FEET TO A POINT IN THE CENTER OF SAID COUNTY ROAD NUMBER 34  
(RIDGE ROAD), PASSING AN IRON PIN SET AT 242.47 FEET; THENCE NORTH 87  
DEGREES 12 MINUTES 04 SECONDS WEST 91.12 FEET TO A POINT IN THE CENTER  
OF SAID COUNTY ROAD NUMBER 34; THENCE NORTH 89 DEGREES 33 MINUTES 29  
SECONDS WEST 205.05 FEET TO A POINT IN THE CENTER OF SAID COUNTY ROAD  
NUMBER 34; THENCE NORTH 88 DEGREES 36 MINUTES 27 SECONDS WEST 28.98  
FEET TO A POINT IN THE CENTER OF SAID COUNTY ROAD NUMBER 34, SAID POINT  
BEING THE SOUTHEAST CORNER OF A 12.891 MORE OR LESS ACRE TRACT; THENCE  
LEAVING SAID COUNTY ROAD NORTH 1308.49 FEET ALONG SAID EAST BOUNDARY OF  
SAID 12.891 MORE OR LESS ACRE TRACT TO THE PLACE OF BEGINNING, PASSING  
AN EXISTING IRON PIN (5/8 INCH REBAR) AT 30.00 FEET.

CONTAINING 21.720 MORE OR LESS ACRES. SUBJECT TO ALL LEGAL RIGHT-OF-  
WAY OF COUNTY ROAD NUMBER 34 AND ALL OTHER APPLICABLE EASEMENTS.

ALL IRON PINS ARE 5/8 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS.  
BEARINGS ARE BASED ON AN ASSUMED BEARING OF NORTH ASSIGNED TO THE WEST  
LINE OF THE NORTHWEST QUARTER OF SECTION SIX.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND  
DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 25TH DAY OF AUGUST  
1995.

**OFFICE COPY**

W. J. BIEDENBACH  
REGISTERED SURVEYOR #5718

**NOT RECORDABLE**

D3914B-7 MILLER

DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY K. Buckley  
9-14-95

STATION 1025+00 OF I-70  
(1965 SURVEY)  
CENTERLINE  
I-70  
S.89°39'21"E.  
316.15'  
S.00°00'00"E.  
140.00'

SECTION 1  
SECTION 6

S.86°16'07"E.  
507.79'  
469.29'

LIMITED ACCESS  
RIGHT-OF-WAY

S.88°59'37"E.  
744.04'

38.50'

JAN E. MILLER  
VOL.995, PG. 470  
21.720 ± ACRES

NORTH 1308.49'  
1278.49'

1264.53'  
S.00°25'51"W.  
1285.33'

LARRY SIMS  
VOL. 1709, PG. 397  
2.231 ± ACRES

DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY K. Buckley  
9-14-95

S.88°21'06"W. 268.23'

JAN E. MILLER  
VOL.995, PG. 470  
1.596 ± ACRES

(RIDGE ROAD)  
E CO. RD. 34

N.88°17'32"W.  
128.10'

18.97'  
N.02°37'52"W. 271.81'

S.88°54'17"W. S.85°24'47"W.  
100.09' 93.85'

30.00'

N.89°33'29"W.  
205.05'

N.87°12'04"W.  
61.12'

N.85°12'04"W.  
22.69'

N.89°33'29"W.  
205.05'

S.88°54'17"W.  
100.09'

S.85°24'47"W.  
93.85'

SCALE 1"=100'  
0 50 100 200

LEGEND

- IRON PIN FOUND (5/8" REBAR)
- ⊙ IRON PIN SET (5/8" REBAR W/CAP)

FAR. #62-62-01-01-05-000(PART)

BEARINGS ARE BASED ON  
AN ASSUMED BEARING OF NORTH  
ASSIGNED TO THE WEST LINE  
OF THE NORTHWEST QUARTER  
AS TAKEN FROM PREVIOUS  
SURVEYS.

104  
VOL. 1009, PG. 397  
VOL. 953, PG. 92  
VOL. 831, PG. 192  
PREVIOUS SURVEY OF 56.207+/-AC.  
DATED 8/13/85  
MUSKINGUM COUNTY TAX MAPS

BEING A PART OF THE NORTHWEST  
QUARTER OF SECTION 6, TOWNSHIP 16,  
RANGE 14, OF THE CONGRESS LANDS EAST  
OF THE SCIOTO RIVER, SPRINGFIELD  
TOWNSHIP, MUSKINGUM COUNTY, OHIO.

I HEREBY CERTIFY TO THE BEST OF MY  
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND  
SURVEY TO BE CORRECT AS PREPARED BY ME,  
THIS 25 DAY OF AUGUST 1995.

W.J.  
REGISTERED SURVEYOR #5718

OFFICE COPY  
NOT RECORDABLE

W.J. BIEDENBACH & ASSOC.  
SURVEYING & MAPPING  
ZANESVILLE, OHIO  
(614) 453-4850

DRAWN BY: MDN  
CHECKED BY: WJB  
SCALE: 1"=100'  
FOSHEE

File name: C:\ACAD12\DWG\3914B  
Plot date: 08-25-95 at 09:18