

J Robert Beam

Know all Men by these Presents

THAT JAMES E. MCHUGH III and MARILYN MCHUGH, husband and wife,

OF MUSKINGUM COUNTY, STATE OF OHIO, FOR VALUABLE CONSIDERATION PAID GRANT WITH GENERAL WARRANTY COVENANTS TO:

JEFFREY R. SIDWELL and JENNY L. STILLWELL, whose tax mailing address is: 5155 Wortman Road, Zanesville, OH 43701 the following real property:

Situated in the County of Muskingum, State of Ohio and Township of Springfield, and more particularly described as follows:

Being a tract of land in Section 5, Range 14W, Township 15N, and Section 17, Range 14W, Township 16N, Springfield Township, Muskingum County, State of Ohio which is further described as follows:

Note: the angular variation between lines is based on north as taken from deed 555 pg. 859, all pins indicated as set are 3/4" x 30" reinforcing bars with aluminum cap;

Beginning at a stone recovered at the southeast corner of the northeast quarter of said Section 5, said stone being at the northeast corner of the lands of Elizabeth Gill 841/200 and on the north line of Newton Township, Muskingum County;

thence, with the said north line of Newton Township, and the north line of the said lands of Elizabeth Gill, North 87 degrees 13'37" West, a distance of seven hundred ninety-six and twenty-six hundredths (796.26) feet to a set steel pin;

thence, through the lands of James McHugh 555/859 with the following four (4) courses:

1. North 2 degrees 58'30" East, a distance of two thousand six hundred sixty-six and fifty-seven hundredths (2666.57) feet to a point on the north line said Section 5, said point also being on the south line of said Section 17;

2. continuing North 2 degrees 58'30" East, a distance of three hundred five and eighty-seven hundredths (305.87) feet to a set steel pin;

3. North 60 degrees 42'36" West, a distance of seven hundred forty and no hundredths (740.00) feet to a set steel pin;

4. continuing North 60 degrees 42'36" West, a distance of sixteen and thirty hundredths (16.30) feet to a point on the centerline of Township Road 90;

thence with the said centerline of Township Road 90 and continuing through the said lands of James McHugh the following four (4) courses;

1. North 33 degrees 05'04" East, a distance of ninety-eight and thirty-four hundredths (98.34) feet to a point;

2. North 34 degrees 09'08" East, a distance of two hundred sixty-eight and forty hundredths (268.40) feet to a point;

3. North 30 degrees 56'11" East, a distance of two hundred seventy-eight and seven hundredths (278.07) feet to a point;

4. North 33 degrees 59'40" East, a distance of one hundred thirty-three and forty-seven hundredths (133.47) feet to a point;

thence, leaving the said centerline of Township Road 90 and continuing through the said lands of James McHugh with the following two courses:

1. South 46 degrees 08'21" East, a distance of fifteen and no hundredths (15.00) feet to a set steel pin;

2. continuing South 46 degrees 08'21" East, a distance of one thousand four hundred sixteen and sixty-three hundredths (1416.63) feet to a steel pin set on the east line of said Section 17, said pin also being on the west line of the lands of Loren Swartzmiller 438/295;

thence, with the said east line of Section 17, and the west line of the said lands of Loren Swartzmiller, South 2 degrees 43'08" West, a distance of three hundred seventy-seven and ninety-five hundredths

(377.95) feet to a stone recovered at the southeast corner of said Section 17, said stone also being at the northeast corner of said Section 5;

thence, with the east line of said Section 5 and the west line of the said lands of Loren Swartzmiller, South 2 degrees 55'00" West, a distance of two thousand six hundred sixty-four and fifty-nine hundredths (2664.59) feet to the point of beginning;

The above described tract contains seventy and nine hundred ninety-nine thousandths (70.999) acres, more or less, of which twenty-two and three hundred fifty-seven thousandths (22.357) acres are in Section 17 and forty-eight and six hundred forty-two thousandths (48.642) acres are in Section 5, as surveyed by George W. Stewart, Registered Surveyor No. 6357.

This description is intended to convey part of the lands previously transferred from Edith Rath to James E. McHugh 555/859

Part of 6262620/01 + 6262390/35001
The following documents were used as a data source for the above described survey:

Deeds: 555/859
753/326

438/295
546/866

540/705
597/60

DESCRIPTION APPROVED
for Auditor's transfer

By *J. J. Nantz*
4-10-87

Subject to taxes and assessments, all legal highways, conditions, restrictions, leases and easements of record, if any.

This deed is delivered pursuant to the terms of a land contract between the grantors and grantees dated April 1, 1986

Prior Instrument Reference: Volume 555, page 859

WITNESS our hands this _____ day of _____, 1987.

Signed and acknowledged in presence of:

JAMES E. MCHUGH III

MARILYN MCHUGH

STATE OF OHIO, COUNTY OF MUSKINGUM, SS:

Before me, a Notary Public, in and for said County and State, personally appeared the above named, JAMES E. MCHUGH III and MARILYN MCHUGH, husband and wife, Grantors, who acknowledged that they did sign the foregoing instrument and that the same is their free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Zanesville, Ohio, this _____ day of _____, A.D., 1987.

Notary Public

This instrument prepared by: J. Robert Beam, Attorney at law
320 Main Street, Zanesville, Ohio

WARRANTY DEED

JAMES E. MCHUGH III and
MARILYN MCHUGH, husband
and wife

TO

JEFFREY R. SIDWELL and
JENNY L. SIDWELL

Transferred _____, 1987

County Auditor
STATE OF OHIO

COUNTY OF _____, SS:

RECEIVED FOR RECORD ON THE

19 _____ day of _____

at _____ o'clock

_____ A.M. and RECORDED

19 _____ in

DEED BOOK _____ PAGE _____

RECORDERS FEE \$ _____

Data Base: Deeds;
555/859 438/295
841/200

N

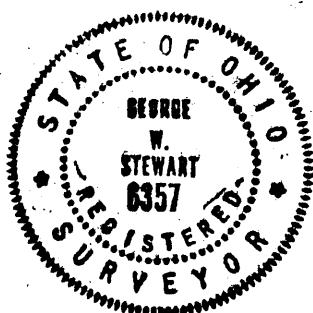
o = Set 3/4" x 30" Rebar with Alum. Cap
□ = Recovered Stone

Bearing Basis: Deed 555/859

LINE	BEARING	DISTANCE
1	N 60°42'36"W	16.30
2	N 33°05'04"E	98.34
3	N 34°09'08"E	268.40
4	N 30°56'11"E	278.07
5	N 33°59'40"E	133.47
6	S 46°08'21"E	15.00

BOUNDARY SURVEY
FOR
James McHugh
IN
Section 5, R-14W T-15N
&
Section 17, R-14W T-16N
Springfield Twp.
Muskingum Co.
Ohio
Jan. 7, 1986

150 0 150 300 450
SCALE IN FEET



OFFICE COPY
NOT RECORDED
9.11.1986

Reg. Surveyor No. 6357

DESCRIPTION APPROVED
for Auditor's transfer
By *[Signature]*
4-10-87

Part of Parcel No. 6262390135

SEC. 17

SEC. 16

SECTION LINE

James McHugh
555/859

SEC. 5

SEC. 4

TOTAL AREA = 70.999 Ac.

48.642 Ac.

Part of Parcel No. 6262620101

Loren Swartzmiller
438/295

TOWNSHIP

788.28
N 87°13'37"W

Elizabeth Gill
841/200

NEWTON TWP.

Prepared By
G.A. STEWART INC.
450 S. 4th Street (614) 622-2783
COSHOCK, OHIO 43812