

W. J. Biedenbach & Associates3120 Lisa Lane
Zanesville, OH 43701

Surveying and Mapping

Telephone (740) 453-4850
Fax (740) 450-1000**R. AND R. FLETCHER
AUDITORS PARCEL NUMBER 62-62-70-03-14-002 (PART)**

BEING A PART OF A TRACT CONVEYED TO R. AND R. FLETCHER BY DEED RECORDED IN VOLUME 921, PAGE 213 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 15, RANGE 14, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, SPRINGFIELD TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 2;

THENCE NORTH 03 DEGREES 26 MINUTES 38 SECONDS EAST 568.75 FEET (DEED) TO AN EXISTING IRON PIN (5/8 INCH REBAR) AT THE SOUTHWEST CORNER OF A 1.225 ACRE TRACT CONVEYED TO R. AND J. BROWN (VOLUME 1056, PAGE 366);

THENCE NORTH 03 DEGREES 26 MINUTES 38 SECONDS EAST 236.14 FEET TO A POINT;

THENCE WITH THE NORTH LINE OF TRACTS CONVEYED TO RUTH DICKERSON (VOLUME 438, PAGE 574 AND VOLUME 532, PAGE 828), SOUTH 86 DEGREES 36 MINUTES 32 SECONDS EAST 198.87 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE PLACE OF BEGINNING OF THIS TRACT;

THENCE TRAVERSING INTO THE ABOVE SAID FLETCHER TRACT THE NEXT THREE COURSES AND DISTANCES:

- 1) NORTH 10 DEGREES 54 MINUTES 21 SECONDS EAST 12.90 FEET TO AN IRON PIN SET;
- 2) SOUTH 78 DEGREES 53 MINUTES 22 SECONDS EAST 25.28 FEET TO AN IRON PIN SET;
- 3) SOUTH 75 DEGREES 02 MINUTES 54 SECONDS EAST 46.85 FEET TO AN IRON PIN SET, SAID IRON PIN BEING ON THE SAID NORTH LINE OF RUTH DICKERSON;

THENCE WITH THE SAID DICKERSON LINE, NORTH 86 DEGREES 35 MINUTES 50 SECONDS WEST 72.64 FEET TO THE PLACE OF BEGINNING, PASSING AN EXISTING IRON PIN (3/4 INCH PIPE) AT 45.17 FEET.

CONTAINING 0.012 MORE OR LESS ACRES, SUBJECT TO ALL APPLICABLE EASEMENTS.

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 NORTH LINE OF THE 1.225 MORE OR LESS ACRE TRACT (VOLUME 1056, PAGE 366) SURVEYED BY R. M. GRAVES (PS#5794) AND DATED JULY 21, 1979.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 6TH DAY OF OCTOBER 1999.

**OFFICE COPY
NOT RECORDABLE**
W. J. BIEDENBACH
REGISTERED SURVEYOR 5718

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

10-21-99

**OFFICE COPY
NOT RECORDABLE**

SURVEY FOR RUTH DICKERSON

AUDITORS PARCEL NUMBERS
62-62-70-03-14-002 (PART)

BEING A PART OF THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 15, RANGE 14, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, SPRINGFIELD TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE NORTH LINE OF A 1.225 MORE OR LESS ACRE LOT SURVEYED BY RICHARD MAX GRAVES (PS# 5792), DATED JULY 21, 1979.

E COUNTY ROAD 143
(POTTS LANE)



SCALE 1"=50'
0 25 50 100

RESEARCH:

VOL. 532, PG. 828

PREVIOUS SURVEY OF
1.225 ACRES BY R.M.
GRAVES(PS# 5792)
DATED 7-21-79.

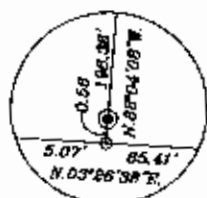
PREVIOUS SURVEY OF
4.739 ACRES BY R.M.
GRAVES(PS# 5792)
DATED 8-11-79.

PREVIOUS SURVEY OF
0.74 ACRES BY L.P.
DINAN (PS# 5451)
DATED 5-10-84.

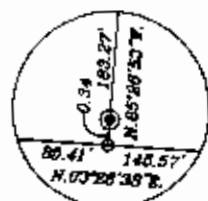
MUSKINGUM CO. TAX MAP

LEGEND

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



IRON PIN DETAIL "A"



IRON PIN DETAIL "B"

SOUTHWEST CORNER OF THE
NORTHWEST QUARTER OF
SECTION 2

SEE DETAIL "A"

SEE DETAIL "B"

W.J. BIEDENBACH & ASSOC.
SURVEYING & MAPPING
ZANESVILLE, OHIO
(740) 453-4850

DRAWN BY: AJS	DATE: 10-05-99
SCALE: 1"=50'	CHECKED BY: WJB
JOB NO: 4479	DRAWING NO: D:\4479\4479

I HEREBY CERTIFY TO THE BEST OF MY
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND
SURVEY TO BE CORRECT AS PREPARED BY ME.
THIS 6th DAY OF OCTOBER, 1999.

W.J. BIEDENBACH
REGISTERED SURVEYOR #5718

OFFICE COPY
NOT RECORDABLE

DESCRIPTION APPROVED
FOR AUDITORS' MASTER
10-21-99

RUTH DICKERSON
VOL. 438, PG. 574

R. & J. BROWN
VOL. 1058, PG. 988

RUTH DICKERSON
VOL. 532, PG. 828

R. & R. FLETCHER
VOL. 921, PG. 213
0.012 ± ACRES

S.78°53'22"E. 25.28'
S.75°02'54"E. 46.85'
N.10°54'21"E. 12.90'
N.86°35'50"W. 72.84'
P.O.B.

5.07' 85.41' N.03°26'38"E. 90.57'
N.03°26'38"E. 145.57' 5/8" REBAR (INSIDE PIPE)
N.03°26'38"E. 588.75' (DEED)