

62-76-02-31

45 BEECHBROOK & R

DESCRIPTION OF ALL OF PARCEL # 62 - 76 - 02 - 31 LAST  
CONVEYED TO BERTHA DENNISON IN VOLUME 1506, PAGE 680  
OF THE MUSKINGUM RECORDS.

Situate in the State of Ohio, County of Muskingum, Township of Springfield, and being part of the Northeast Quarter of Section # 1, Township 15 North, Range 14 West, of the Congress Lands East of the Scioto River and being a part of a parcel of land as conveyed to Bertha Dennison in Deed Volume 1506, Page 680, of the Muskingum County Deed Records, and being more particularly bounded and described as follows:

Beginning at the Northwest corner of Lot # 5 of Southern Hills # 1 as recorded in Plat Book 9, Page 16 of Muskingum County records, thence along the West line of a tract of land last conveyed to Bertha Dennison in Vol. 1506, Pg. 680, North 05 degrees 20 minutes 06 seconds East 75.00 feet to an iron pin set ; Thence South 86 degrees 04 minutes 10 seconds East 171.80 feet to an iron pin set ; thence South 01 degrees 28 minutes 02 seconds West 75.00 feet to an iron pin found (Harkness iron pin and I.D. cap ) at the Southwest corner of Lot # 21 in Southern Hills # 2 Plat Book 9, Pg. 22 of Muskingum County records ; thence along the North line of Lot # 6 in Southern Hills # 1, North 88 degrees 52 minutes 41 seconds West 76.20 feet to an iron pin found at the corner of Bertha Dennison ; thence along said Lot # 6 and Lot # 5 along the south line of Bertha Dennison, North 83 degrees 58 minutes 24 seconds West 100.81 feet to an axle found at the True Place of Beginning.

Containing 0.308 Acres, more or less, subject to all easements , restrictions , or right of ways , either written or implied. All iron pins set are 30 inch long by 5/8 inch diameter rebar with a yellow cap labeled "BINCKLEY S-7879".

Bearings contained herein are assumed on the North Line of Lot # 5 as being North 83 degrees 58 minutes 24 seconds West and are for angular measurement only.

This description is based on a field survey made by Binckley Land Surveying , Nashport , Ohio on March 14th, 2000.

Binckley Land Surveying

Donald E. Binckley II      Date  
Ohio Professional Surveyor   No. 7879

DESCRIPTION APPROVED  
FOR RECORDING  
BY [Signature]

4-17-2000

# BINCKLEY LAND SURVEYING

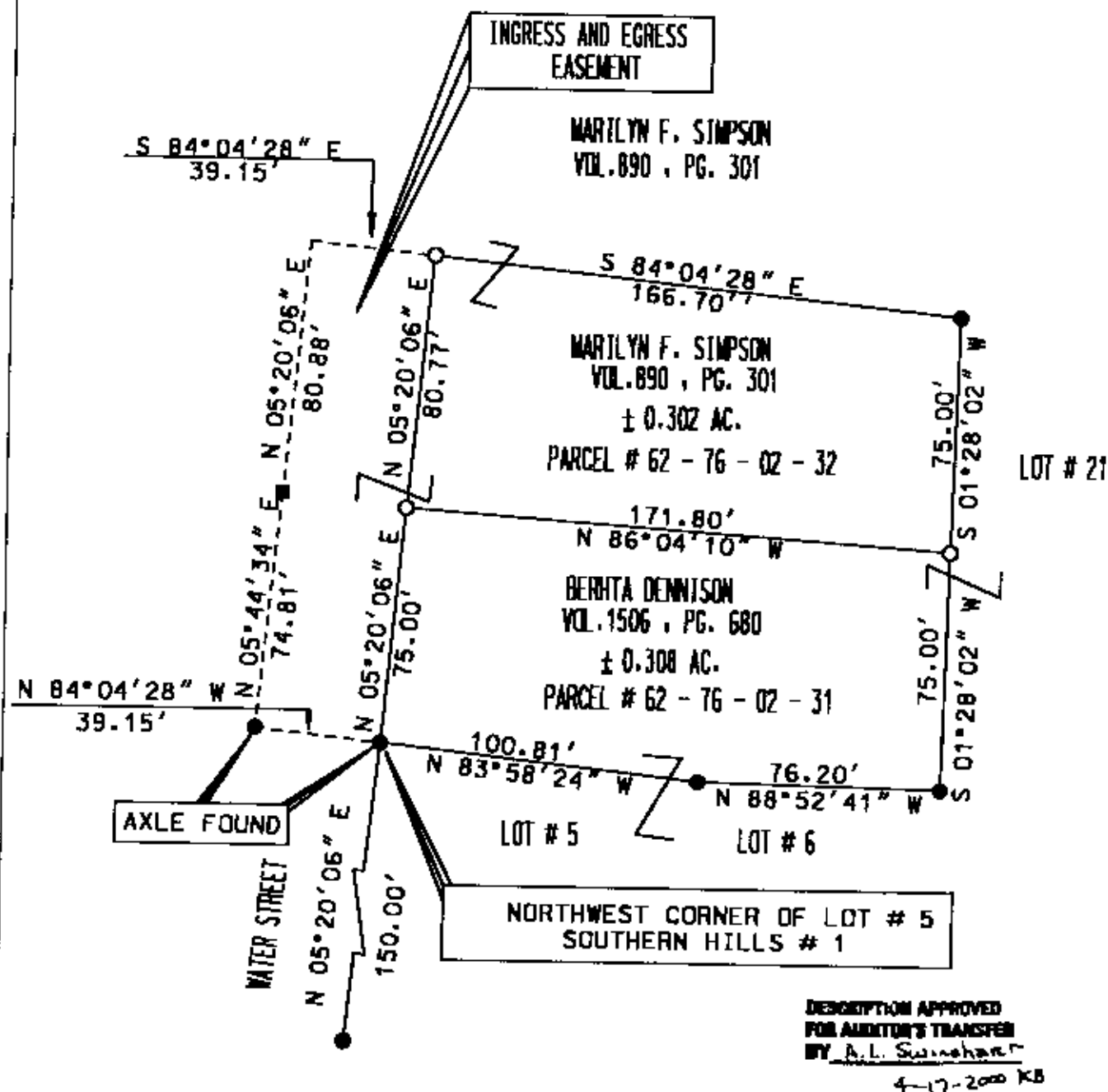
6375 WINDSONG WAY , NASHPORT, OHIO 43830

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## SURVEY FOR RON WILKINS

SITUATE IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF SPRINGFIELD AND BEING A PART OF THE NORTHEAST QUARTER OF SECTION # 1, TOWNSHIP 15 NORTH, RANGE 14 WEST, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER AND PART OF A PARCEL WHICH WAS CONVEYED TO MARILYN F. SIMPSON IN VOL. 890 PG. 301, OF MUSKINGUM COUNTY RECORDS.



NOTE : THIS SURVEY IS SUBJECT TO ANY FACTS WHICH MAY BE DISCLOSED FROM A COMPLETE AND ACCURATE TITLE SEARCH.

REFERENCES : TAX MAPS , DEEDS OF RECORD, PREVIOUS SURVEY BY CHARLES HARKNESS DATED OCTOBER 22, 1987, AND PLATS OF SOUTHERN HILLS #1 PLAT BOOK #9 PG. 16 AND PLATS OF SOUTHERN HILLS #2 PLAT BOOK #9 PG. 22 OF MUSK. CO. RECORDS.

BASIS OF BEARING : BEARINGS ON THIS PLAT ARE ASSUMED ON THE NORTH LINE OF LOT# 5 AS BEING N 83°58'24" W AND ARE FOR ANGULAR CALC. ONLY.

I HEREBY CERTIFY THAT THE ABOVE PLAT REPRESENTS AN ACTUAL SURVEY COMPLETED ON MARCH 10, 2000 BY BINCKLEY LAND SURVEYING AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF .

DONALD E. BINCKLEY II

OFFICE COPY  
NOT RECORDABLE

### LEGEND

- P.K. NAIL SET
- IRON PIN FOUND
- IRON PIN SET
- PIPE FOUND