

66-20-10-31-000

DESCRIPTION OF 4.9086 ACRES UNKNOWN OWNERSHIP

Situated in the State of Ohio, being part in the County of Muskingum, Township of Union, in the southeast quarter of Section 10, Range 5 West, Township 1 North, of "The United States Military Lands", being a new survey of the east part of the original 26.82 acres tract owned by Harold and Charlotte Hughes as shown on Tax Map Sheet No. 2 of Union Township (1965) and on Tax Map Sheet No. 2 of Union Township (1970) and (Reference: Official Records Volume 14, Page 160), and being bounded and described as follows:

Beginning at a 5/8" iron pin found uncapped in the Muskingum County – Guernsey County Line at the northeast corner of the southeast quarter of Section 10 (Note: Reference bearing on the County Line used as South 05°34'18" West.);

Thence, from said Point of Beginning and running with the Muskingum County – Guernsey County Line South 05°34'18" West a distance of 141.80 feet to a 5/8" iron pin found uncapped at the northeast corner of tract formerly owned by Russell C. and Helen S. Heck (2.0377 acres calculated);

Thence, with the north line of said former Heck property, South 79°03'41" West a distance of 739.33 feet to a 1" iron pin found uncapped standing 1 foot above ground at 391.50 feet to the left of centerline Interstate 70 Station 752+96.50 and being at the southeast corner of a 16.067 acres tract as conveyed to Kevin R. and Deborah K. Allender by Official Records Volume 1019, Page 87 of the Muskingum County Recorder's Office (Note: G-R Contracting, Inc. has option to buy recorded in Misc. Volume 2494, Page 378 of the Muskingum County Recorder's Office.);

Thence, with the east line of said Allender property and the centerline of Old Cumberland Road (now abandoned), the following two courses:

1. Thence North 37°51'52" West a distance of 109.72 feet to a 1" iron pin found uncapped;
2. Thence North 18°06'39" West a distance of 294.96 feet to a 5/8" iron pin found uncapped at the southwest corner of a 17.6011 acres tract as conveyed to Richard M. Payne by Official Records Volume 1054, Page 531 of the Muskingum County Recorder's Office

Thence, with the south line of said Richard M. Payne property, South 84°33'45" East a distance of 902.76 feet to The Point of Beginning;

Containing 4.9086 acres, more or less, being a new survey of the east part of the 26.82 acres tract formerly owned by Harold and Charlotte Hughes as shown on sheet No. 2 of the 1965 and 1970 tax maps of the south of quarter Twp I, R5 (Reference: Official Records Volume 14, Page 160).

Subject to all legal right-of-ways, easement, restrictions, reservations, and zoning regulations of record.

Subject to the 100-Year Flood Plain restrictions, if applicable.

All iron pins set are 5/8" x 30" rebar capped and labeled "Claus 6456".

The above-described 4.9086 acres tract is considered "LANDLOCKED".

A plat of the above-described survey has been submitted for file at the County Engineer's Office.

The above description prepared by Roger W. Claus, Registered Surveyor No. 6456, based on an actual field survey of June 1, 2014; said survey being subject to any facts that may be disclosed in a full and accurate title search.

Prior deeds: Official Records Volume _____, Page _____ Muskingum County

Surveyor:

Date:

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NOT RECORDABLE**

DESCRIPTION
APPROVED
9/15/2014

