



# Know all Men by these Presents

That ROBERT L. AKENS AND VALERIA M. AKENS, husband and wife,  
of Muskingum County, State of Ohio, for valuable consideration paid, grant  
with general warranty covenants, to

ABBEY PLACE, AN OHIO PARTNERSHIP,  
whose tax mailing address is

1231 Maple Avenue, Zanesville, Ohio 43701  
the following real property:

Being a part of a 10.62 more or less acre tract conveyed to Robert L. and Valeria M. Akens as recorded in Deed Volume 426, Page 259 of the Muskingum County Deed records; situated in the Southeast quarter of the Northwest quarter of the 4th quarter of Township One, Muskingum County, Ohio and being further described as follows:

42" on Plat

Commencing at a wood post at the Northwest corner of said Southeast quarter; thence along the North line of said Southeast quarter South 89 degrees 19 minutes 36 seconds East 1701.45 feet to an existing 5/8 inch rebar at the Northwest corner of said 10.62 more or less acre tract, passing an existing axle at 1546.12 feet; thence along the West line of said 10.62 more or less acre tract South 04 degrees 00 minutes 00 seconds East 70.85 feet to an existing 5/8 inch rebar; thence South 23 degrees 29 minutes 46 seconds West 360.59 feet to an existing 5/8 inch rebar, said rebar being South 80 degrees 15 minutes 06 seconds West 4.11 feet from an iron pin set; thence leaving said West line North 65 degrees 46 minutes 17 seconds East 300.19 feet to an iron pin set, passing an iron pin set at 20.00 feet; thence South 81 degrees 08 minutes 25 seconds East 145.00 feet to an iron pin set; thence South 23 degrees 04 minutes 41 seconds East 59.32 feet to an iron pin set, said iron pin being the place of beginning of the tract herein intended to be described; thence North 87 degrees 38 minutes 35 seconds East 482.52 feet to an iron pin set on the East line of the above mentioned 10.62 more or less acre tract; thence South 02 degrees 21 minutes 25 seconds East 181.10 feet to an iron pin set, passing an existing iron pin (axle) at 118.99 feet; thence South 87 degrees 10 minutes 34 seconds West 634.63 feet along the South line of the said 10.62 more or less acre tract to an iron pin set, passing an existing iron pin (1/2 inch rebar) at 570.49 feet; thence North 36 degrees 52 minutes 24 seconds East 240.47 feet to the place of beginning.

Containing 2.351 more or less acres, subject to all applicable easements.

All iron pins set are 5/8 inch x 30 inch rebar with plastic identifications caps.

Bearings are based on the North line of the Southeast quarter as recorded in Volume 426, Page 259 of the Muskingum County Deed Records.

The foregoing description prepared by W. J. Biedenbach, Registered Surveyor Number 5718 by survey dated the 31st day of March, 1988.

Being a part of Auditor's Parcel Number 71-70-60-01-20-000.

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY \_\_\_\_\_  
5/13/88

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NOT RECORDABLE