

N/A

Parcel No. 74-73-03-07-34
Parcel No. 74-73-03-07-35
Elizabeth Winters Estate

Situated in the State of Ohio, County of Muskingum, Township of Wayne:

Being Lot One (1) and Lot Two (2) of Sandy Ridge Subdivision as Recorded in Plat Book 7, Page 54 in the West Half of Section Four (4), Township Twelve (12), Range Thirteen (13) of the Congress Lands East of the Scioto River and part of Elizabeth Winters Estate and Recorded in Deed Book 471, Page 338 of the Muskingum County Deed Records bounded and described as follows:

Beginning at a one inch solid iron pin found at the southwest corner of said Lot 1 of Sandy Ridge Subdivision (P.B.7, Pg 54); thence N 3 29 53 E (the base of bearings for this description is State Plane Grid from a solar observation) along the west line of said Lot 1, the east line of property owned by Mary L. Pickrell (Vol.979,Pg.294) and the east line of property owned by Wayne and Janice McMillan (Vol.1103,Pg.499) a distance of 381.67 feet to an iron pin found at the northwest corner of said Lot 1 and passing through an iron pipe found at 230.78 feet; thence S 87 03 46 E along the north line of Lot 1 and 2 of Sandy Ridge Subdivision and the south line of property owned by Thomas and Mary Kullman (Vol.1085,Pg.463) 150.00 feet to an iron pin set at the northeast corner of said Lot 2, said pin bears N 34 12 44 W 4.23 feet from an iron pipe found; thence S 3 29 26 W along the east line of said Lot 2 and the west line of property owned by Mark and Teresa Burkett (Vol.1017,Pg.128) in Lot 3 of said Sandy Ridge Subdivision a distance of 365.23 feet to an iron pin set at the southeast corner of said Lot 2 and passing through an iron pin set at 204.23 feet; thence N 84 19 07 W along the south line of said Lot 2 and the north line of State Route 146 a distance of 75.10 feet to an iron pin set; thence N 87 05 07 W along the south line of said Lot 1 and the north line of said State Route 146 a distance of 75.00 feet to the place of beginning containing one and two hundred forty nine thousands (1.249) acres with Lot 1 being 0.623 of an acre and having Auditors Parcel No. 74-73-03-07-34 and Lot 2 being 0.626 of an acre and having Auditors Parcel No. 74-73-03-07-35.

Subject to all legal right of ways and easements on record.

This description was written May 17, 1996 by Richard Max Graves Registered Surveyor No. 5792.

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DESCRIPTION APPROVED 1
FOR AUDITORS TRANSFER
BY: ASB
5-20-96

BASE OF BEARINGS IS
STATE PLANE GRID FROM
A SOLAR OBSERVATION

- AXLE FOUND
- IRON PIPE FD.
- 3/8" X 30" CAPPED PIN SET
- METAL FENCE POST
- 1" SOLID IRON PIN FD.



THOMAS & MARY KULLMAN
VOL. 1085 - Pg. 463



- REFERENCE LIST
- VOL. 471, Pg. 338
 - VOL. 1085, Pg. 463
 - VOL. 1103, Pg. 499
 - VOL. 979, Pg. 294
 - VOL. 1017, Pg. 128

WAYNE & JANICE
McMILLAN
VOL. 1103 Pg. 499

LOT 1
SANDY
PLAT

LOT 2
RIDGE
BOOK 7,

LOT 3
SUB
Pg. 54

ELIZ. WINTERS EST.
VOL. 471, Pg. 338

ALL PAR. NO.
74-73-03-07-34
0.623 AC.

ALL PAR. NO.
74-73-03-07-35
0.626 AC.
TOTAL 1.249 AC.

MARK & TERESA
BURKETT
VOL. 1017, Pg. 128

- W.J. BIEDENBACH SURVEY # 5718
- L.P. DINAN SURVEY # 5451
- R.L. DANIELS SURVEY # 5410
- WAYNE TWP. TAX MAP NO. 73-03
- SANDY RIDGE SUB P.B. 7, Pg. 54

MARY L.
PICKRELL
VOL. 979, P.
294

N. 3° 29' 53" E. 2
261.67'

S.W. COR.
LOT 1

N. 87° 05' 07" W.
75.00'

N. 84° 19' 07" W.
75.10'
S.E. COR.
LOT 2

STATE ROUTE 146

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY *[Signature]*
5-20-96

MAP SHOWING SURVEY OF LOT 1 & 2
OF SANDY RIDGE SUB. P.B. 7, Pg. 54
PART OF ELIZ. WINTERS ESTATE.
VOL. 471, Pg. 338, PART OF WEST-HALF
SEC. 4 TWP. 12. RA. 13 OF THE CONGRESS
LANDS, WAYNE TWP. MUSKINGUM CO. OHIO

RICHARD MAX GRAVES
REGISTERED SURVEYOR 579
1000 WENLO WOODS DR.
MASHUMET, OHIO 43830
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Richard Max Graves