

Know all Men by these Presents

That WELCOME A. HAYES and MARGARET E. HAYES, husband and wife,

of Muskingum County, State of Ohio, for valuable consideration paid, grant with general warranty covenants, to GERALD W. WHEELER and BETTY E. WHEELER

whose tax mailing address is 3915 Clay Pike, Zanesville, Ohio 43701

(the following real property:

PARCEL ONE:

Being a part of the 65.07 more or less acre tract conveyed to Welcome A. and Margaret E. Hayes, by deed recorded in Volume 563, Page 573, of the Muskingum County Deed Records situated in the Northwest Quarter of Fractional Section One, Township Twelve, Range Thirteen, of the Congress Lands east of the Scioto River, Wayne Township, Muskingum County, Ohio and being further described as follows:

Beginning at an existing iron pin ($\frac{1}{2}$ inch pipe) at the southwest corner of Lot Number Five of Clearlake Number One as recorded in Plat Book 13, Page 49 of the Muskingum County Plat Records; thence south 88 degrees 06 minutes 00 seconds east 290.01 feet along the south line of said subdivision to an existing iron pin ($\frac{1}{2}$ inch rebar) at the northwest corner of Lot Number 10 of Clearlake Number Two (Plat Book 14, Page 59), passing an iron pin ($\frac{1}{2}$ inch pipe) at 215.00 feet; thence south 02 degrees 44 minutes 00 seconds west 536.88 feet along the west line of said Clearlake Number Two to an existing iron pin ($\frac{1}{2}$ inch rebar) on the North line of a 0.627 more or less acre tract conveyed to J. and K. Morgan by deed recorded in Volume 644, Page 95 of said county records; thence north 77 degrees 15 minutes 09 seconds west 181.00 feet along the said north line and the north line of a 0.5739 more or less acre tract conveyed to T. and J. Tewksbury to an existing iron pin ($\frac{1}{2}$ inch pipe) at the northwest corner of said Tewksbury tract, passing an existing iron pin ($\frac{1}{2}$ inch pipe) at 31.00 feet; thence with the east line of a 0.459 more or less acre tract conveyed to C. and S. Qnimby, North 12 degrees 46 minutes 41 seconds east 100.00 feet to an existing iron pin ($\frac{3}{4}$ inch pipe); thence with the north line of said tract, north 77 degrees 10 minutes 53 seconds west 99.92 feet to an existing iron pin ($\frac{1}{2}$ inch pipe); thence with the west line of said tract, south 12 degrees 46 minutes 41 seconds west 2.64 feet to an existing iron pin ($\frac{3}{4}$ inch pipe); thence with the north line of a 0.9066 more or less acre tract conveyed to G. and B. Wheeler by deed recorded in Volume 639, Page 263, north 77 degrees 12 minutes 17 seconds west 199.98 feet to a point, passing an existing iron pin ($\frac{1}{2}$ inch pipe) at 135.13 feet; thence with the west line of said tract south 12 degrees 46 minutes 00 seconds west 49.60 feet to an existing iron pin ($\frac{3}{4}$ inch pipe); thence south 39 degrees 53 minutes 28 seconds west 109.65 feet to an iron pin set, said point being north 12 degrees 46 minutes 00 seconds east 11.27 feet from an existing iron pin ($\frac{1}{2}$ inch pipe); thence north 55 degrees 25 minutes 14 seconds west 53.85 feet to an iron pin set at the southeast corner of Lot Number 12 of Locust Lake Number Two (Plat Book 13, page 30 and 31); thence with the east line of said subdivision, north 12 degrees 49 minutes 16 seconds east 270.04 feet to a point at the northeast corner of Lot Number 14, said point being south 77 degrees 10 minutes 44 seconds east 20.00 feet from an existing iron pin ($\frac{3}{4}$ inch pipe); thence leaving the said east line south 87 degrees 47 minutes 12 seconds east 205.52 feet to an iron pin set; thence north 12 degrees 49 minutes 48 seconds east 196.01 feet to the place of beginning.

Containing 4.420 more or less acres, subject to all applicable easements.

Auditor's parcel number 73-73-12-01-56-000 (part)

**OFFICE COPY
NOT RECORDABLE**

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY A. J. Dill

6-25-93

PARCEL TWO:

Situated in the County of Muskingum, in the State of Ohio and in the Township of Wayne and bounded and described as follows:

Being in Range 13, Township 12, Section 1, bounded and described as follows:

Being Lots Numbered 10 and 11 in Clear Lake Acres #2. Recorded in Plat Book 14, Pages 59 and 60.

Auditor's parcel number 73-73-12-01-13-000 (Lot 10)
73-73-12-01-14-000 (Lot 11)

Parcel One and Lot Number 10 in Parcel Two above are SUBJECT to a 10' utility easement which is described as follows:

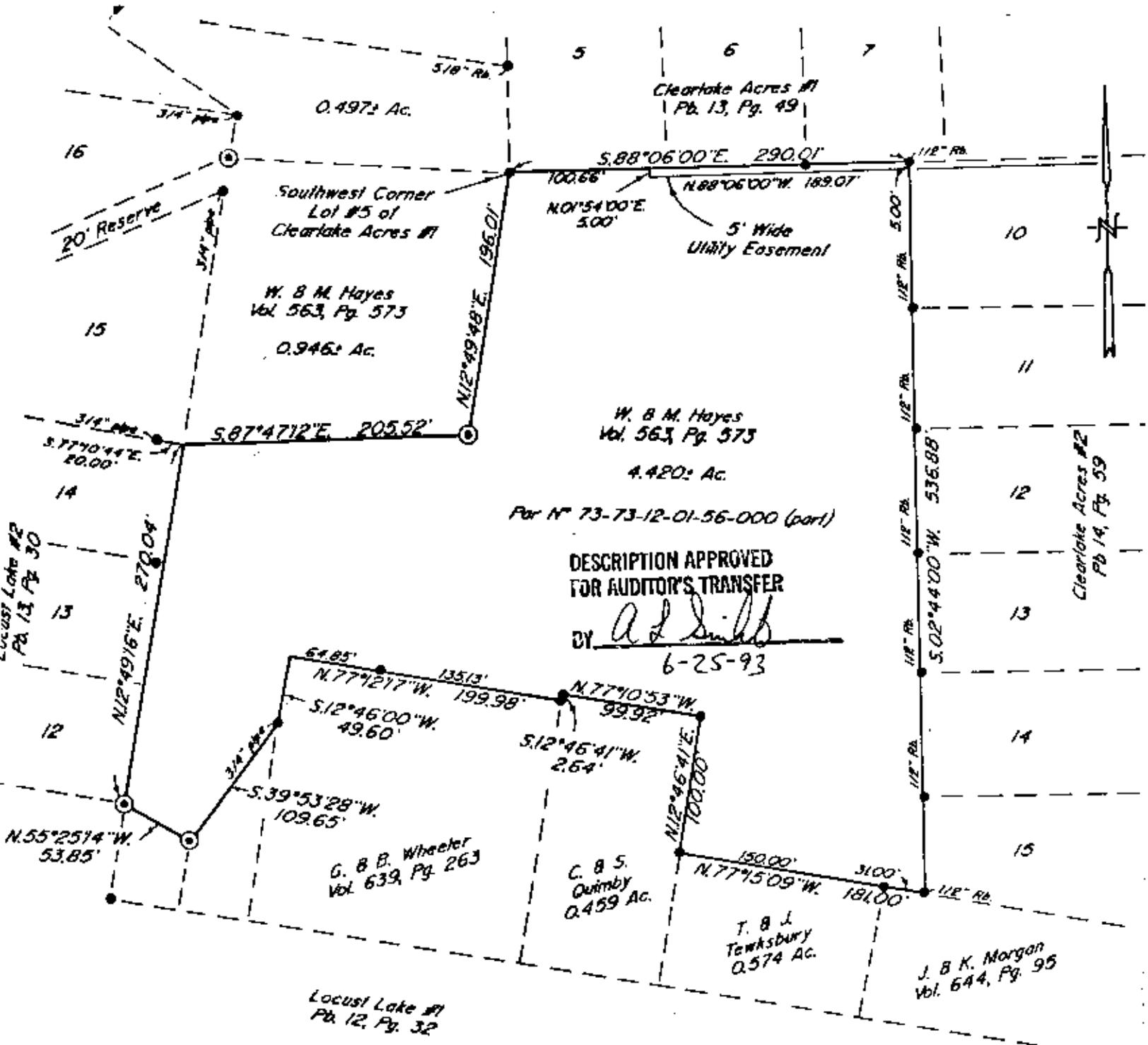
Being a part of the 65.07 more or less acres tract conveyed to W.A. and M.E. Hayes by deed recorded in Volume 563, Page 573, of Muskingum County Deed Records; situated in the Northwest Quarter of Fractional Section One, Township 12, Range 13, of the Congress Lands East of the Scioto River, Wayne Township, Muskingum County, Ohio and being further described as follows:

Beginning at an existing iron pin ($\frac{1}{4}$ inch pipe) at the southwest corner of Lot Number 5 of Clearlake Number One as recorded in Plat Book 13, page 49 of the Muskingum County Plat Records; thence south 88 degrees 06 minutes 00 seconds east 100.66 feet along the south line of said subdivision to a point; said point being the place of beginning of this easement; thence continuing south 88 degrees 06 minutes 00 seconds east 189.35 feet to an existing iron pin ($\frac{1}{4}$ inch rebar) at the northwest corner of Lot Number 10 of Clearlake Number Two (Plat Book 14, Page 59); thence continuing south 88 degrees 06 minutes 00 seconds east 225.02 feet to an existing iron pin ($\frac{1}{4}$ inch ID pipe) at the northeast corner of said Lot Number 10; thence south 02 degrees 44 minutes 00 seconds west 5.00 feet along the east line of said Lot Number 10 to a point; thence north 88 degrees 06 minutes 00 seconds west 414.30 feet to a point; thence north 01 degrees 54 minutes 00 seconds east 5.00 feet to the place of beginning.

IT IS INTENDED by the grantors herein to convey to grantees all oil, gas and other mineral rights which the grantors have a right to convey.

This conveyance is made subject to all easements of record, established easements, restrictions of record, zoning ordinances, leases of record, and rights of lessees in possession.

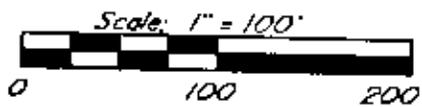
**OFFICE COPY
NOT RECORDABLE**



For N° 73-73-12-01-56-000 (part)

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY *A. J. Biedenbach*
6-25-93



Bearings are based on the West Line of Clearlake Acres #2 as recorded in Plat Book 14, Pg. 59.

- ~ Existing Iron Pin ($\frac{1}{2}$ " pipe unless otherwise noted)
- ⊙ ~ Iron Pin Set ($\frac{5}{8}$ " x 30" rebar w/ plastic lid cap)

Being a part of the 65.07± acre tract conveyed to Welcome A. B. Margaret E. Hayes, by deed recorded in Vol. 563, Pg. 573 of the Muskingum County Deed Records; Situated in the Northwest Quarter of Fractional Section 1, Township 12, Range 13, of the Congress Lands East of the Scioto River, Wayne Township, Muskingum County, Ohio.

Research

Vol. 563	Pg. 573
Vol. 644	Pg. 95
Vol. 639	Pg. 263
Pb. 12	Pg. 32
Pb. 13	Pg. 30
Pb. 13	Pg. 49
Pb. 14	Pg. 59

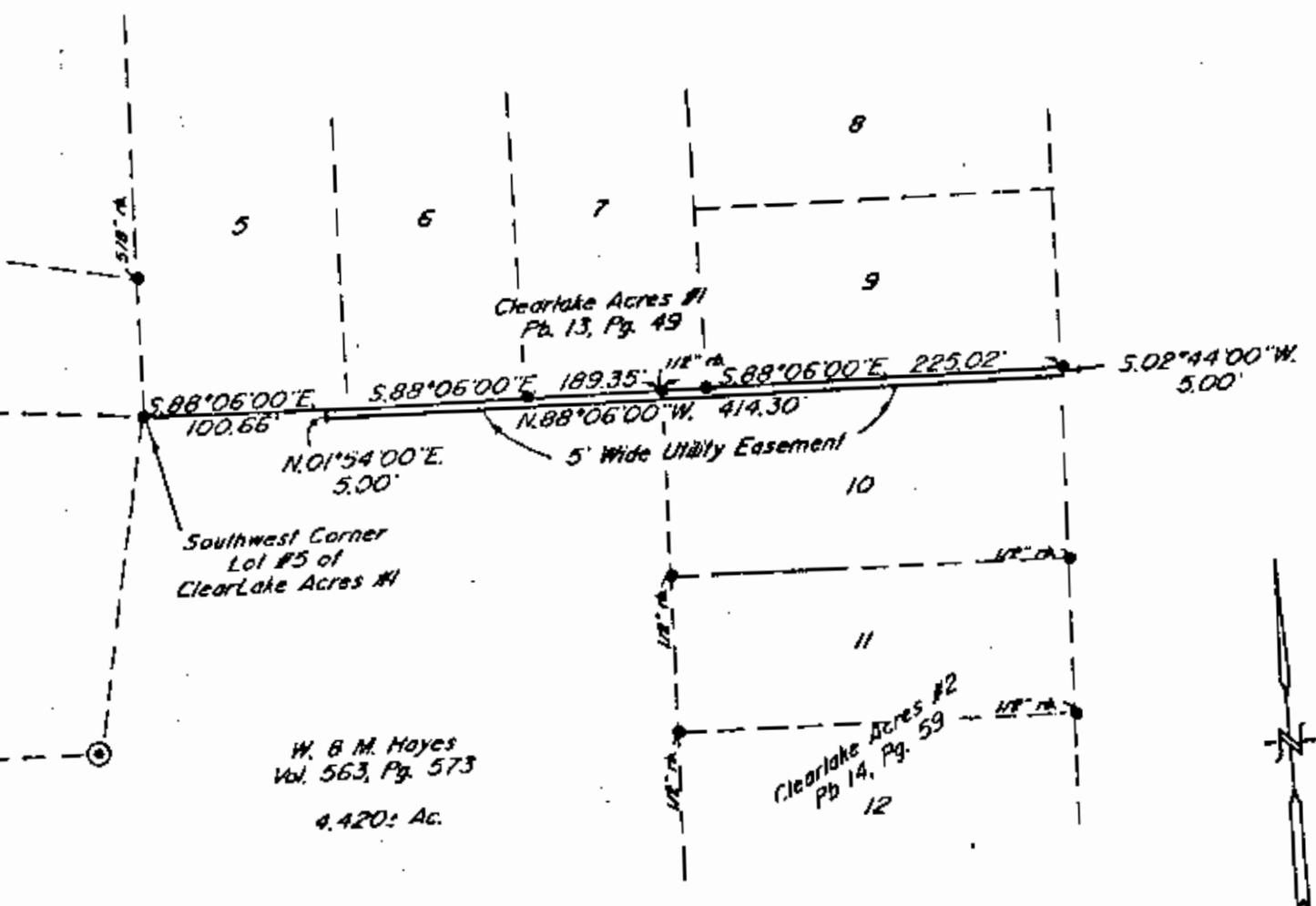
Muskingum County Tax Map

I hereby certify to the best of my knowledge, information, and belief, the above plat and survey to be correct as prepared by me, this 25th day of June, 1993.

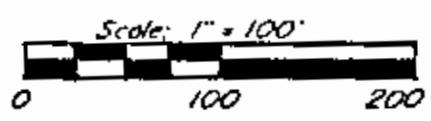
W. J. Biedenbach
W. J. Biedenbach
Reg. Surveyor #5718



W. J. BIEDENBACH & ASSOC. SURVEYING & MAPPING ZANESVILLE, OHIO (614) 453-4850	
Drawn by: <i>SDP</i>	Date: <i>6-28-93</i>
Scale: <i>1" = 100'</i>	Checked by: <i>[Signature]</i>
Job No: <i>2022</i>	W. J. BIEDENBACH



W. B. M. Hayes
Vol. 563, Pg. 573
4.420± Ac.



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Pb. 14	Pg. 59
Muskingum County Tax Map	

I hereby certify, to the best of my knowledge, information, and belief, the above plat and survey to be correct as prepared by me, this 8th day of June, 1993.

W. J. Biedenbach
Reg. Surveyor 5718

NOT RECORDED

STATE OF OHIO
W. J. BIEDENBACH
5718
REGISTERED SURVEYOR

W. J. BIEDENBACH & ASSOC. SURVEYING & MAPPING ZANESVILLE, OHIO (614) 453-4850	
Drawn by: SDD	Date: 6-08-93
Scale: 1" = 100'	Checked by:
Job N°: 3629	W. Hayes