

73-36-01-14-005
1850 RIMINGTON RIDGE

Biedenbach Engineering, Inc.

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CAROL GOFF
AUDITORS PARCEL NUMBER 73-36-01-14-000 (PART)

BEING A PART OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 12, RANGE 13, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, WAYNE TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE SAID SOUTHEAST QUARTER OF SECTION 14;

THENCE WITH THE NORTH LINE OF THE SAID SOUTHEAST QUARTER NORTH 89 DEGREES 56 MINUTES 55 SECONDS EAST 732.02 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);

THENCE SOUTH 00 DEGREES 26 MINUTES 38 SECONDS WEST 145.20 FEET ALONG THE EAST LINE OF A TRACT CONVEYED TO C. BAUGHMAN AS RECORDED IN VOLUME 1050, PAGE 528 OF THE MUSKINGUM COUNTY DEED RECORDS, TO A POINT IN THE CENTER OF TOWNSHIP ROAD 449 (ELLERMAN ROAD) PASSING AN EXISTING IRON PIN AT 120.15 FEET;

THENCE ALONG THE CENTER OF ELLERMAN ROAD THE NEXT FOUR COURSES AND DISTANCES:

- 1) SOUTH 57 DEGREES 41 MINUTES 47 SECONDS EAST 199.03 FEET TO A POINT;
- 2) SOUTH 69 DEGREES 14 MINUTES 39 SECONDS EAST 78.27 FEET TO A POINT;
- 3) SOUTH 79 DEGREES 06 MINUTES 45 SECONDS EAST 58.53 FEET TO A POINT;
- 4) SOUTH 82 DEGREES 44 MINUTES 34 SECONDS EAST 74.00 FEET TO A POINT;

THENCE LEAVING THE SAID ROAD AND WITH THE EAST LINE OF A 5.072 MORE OR LESS ACRE TRACT, SOUTH 00 DEGREES 26 MINUTES 38 SECONDS WEST, PASSING AN EXISTING IRON PIN AT 20.00 FEET A TOTAL DISTANCE OF 500.00 FEET TO AN EXISTING IRON PIN, SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE NORTH 68 DEGREES 11 MINUTES 18 SECONDS EAST 374.70 FEET TO AN IRON PIN SET;

THENCE SOUTH 13 DEGREES 45 MINUTES 18 SECONDS EAST 151.86 FEET TO AN IRON PIN SET;

THENCE WITH A CURVE TO THE LEFT HAVING A RADIUS OF 150.00 FEET (CHORD BEARING SOUTH 28 DEGREES 22 MINUTES 40 SECONDS EAST 75.74 FEET) AND AN ARC LENGTH OF 76.56 FEET TO AN IRON PIN SET;

THENCE SOUTH 44 DEGREES 56 MINUTES 03 SECONDS WEST 542.41 FEET TO AN IRON PIN SET;

THENCE NORTH 04 DEGREES 35 MINUTES 38 SECONDS WEST 460.38 FEET TO THE PLACE OF BEGINNING

CONTAINING 3.112 MORE OR LESS ACRES, SUBJECT TO ALL OTHER APPLICABLE EASEMENTS.

ALSO THE FOLLOWING INGRESS AND EGRESS EASEMENT

BEING A PART OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 12, RANGE 13, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, WAYNE TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE SAID SOUTHEAST QUARTER OF SECTION 14;

THENCE WITH THE NORTH LINE OF THE SAID SOUTHEAST QUARTER NORTH 89 DEGREES 56 MINUTES 55 SECONDS EAST 732.02 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR);

THENCE SOUTH 00 DEGREES 26 MINUTES 38 SECONDS WEST 145.20 FEET ALONG THE EAST LINE OF A TRACT CONVEYED TO C. BAUGHMAN AS RECORDED IN VOLUME 1050, PAGE 528 OF THE MUSKINGUM COUNTY DEED RECORDS, TO A POINT IN THE CENTER OF TOWNSHIP ROAD 449 (ELLERMAN ROAD) PASSING AN EXISTING IRON PIN AT 120.15 FEET;

THENCE ALONG THE CENTER OF ELLERMAN ROAD THE NEXT FOUR COURSES AND DISTANCES:

- 1) SOUTH 57 DEGREES 41 MINUTES 47 SECONDS EAST 199.03 FEET TO A POINT;
- 2) SOUTH 69 DEGREES 14 MINUTES 39 SECONDS EAST 78.27 FEET TO A POINT;

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- 3) SOUTH 79 DEGREES 06 MINUTES 45 SECONDS EAST 58.53 FEET TO A POINT;
- 4) SOUTH 82 DEGREES 44 MINUTES 34 SECONDS EAST 74.00 FEET TO A POINT;

THENCE LEAVING THE SAID ROAD AND WITH THE EAST LINE OF A 5.072 MORE OR LESS ACRE TRACT, SOUTH 00 DEGREES 26 MINUTES 38 SECONDS WEST, PASSING AN EXISTING IRON PIN AT 20.00 FEET A TOTAL DISTANCE OF 500.00 FEET TO AN EXISTING IRON PIN;

THENCE NORTH 68 DEGREES 11 MINUTES 18 SECONDS EAST 374.70 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE PLACE OF BEGINNING OF THIS EASEMENT;

THENCE NORTH 13 DEGREES 45 MINUTES 18 SECONDS WEST 161.02 FEET TO AN IRON PIN SET;

THENCE WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 250.00 FEET (CHORD BEARING NORTH 06 DEGREES 54 MINUTES 12 SECONDS WEST 59.65 FEET) AN ARC LENGTH OF 59.79 FEET TO AN IRON PIN SET;

THENCE NORTH 00 DEGREES 03 MINUTES 06 SECONDS WEST 113.26 FEET TO A POINT IN THE CENTER OF TOWNSHIP ROAD 449 (ELLERMAN ROAD), PASSING AN IRON PIN SET AT 93.26 FEET;

THENCE WITH THE SAID ROAD SOUTH 88 DEGREES 17 MINUTES 03 SECONDS EAST 9.74 FEET TO A POINT;

THENCE CONTINUING WITH THE SAID ROAD NORTH 89 DEGREES 56 MINUTES 54 SECONDS EAST 40.26 FEET TO A POINT;

THENCE LEAVING SAID ROAD SOUTH 00 DEGREES 03 MINUTES 06 SECONDS EAST 112.96 FEET TO A POINT;

THENCE WITH A CURVE TO THE LEFT HAVING A RADIUS OF 200.00 FEET (CHORD BEARING SOUTH 06 DEGREES 54 MINUTES 12 SECONDS EAST 47.72 FEET) AN ARC LENGTH OF 47.83 FEET TO A POINT;

THENCE SOUTH 13 DEGREES 45 MINUTES 18 SECONDS EAST 161.02 FEET TO A POINT;

THENCE SOUTH 13 DEGREES 45 MINUTES 18 SECONDS EAST 151.86 FEET TO A POINT;

THENCE WITH A CURVE TO THE LEFT HAVING A RADIUS OF 100.00 FEET (CHORD BEARING SOUTH 28 DEGREES 22 MINUTES 40 SECONDS EAST 50.49 FEET) AN ARC LENGTH OF 51.04 FEET TO A POINT;

THENCE SOUTH 46 DEGREES 59 MINUTES 59 SECONDS West 59.00 FEET TO AN IRON PIN SET;

THENCE WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 150.00 FEET (CHORD BEARING NORTH 28 DEGREES 22 MINUTES 40 SECONDS WEST 75.74 FEET) AN ARC LENGTH OF 76.56 FEET TO AN IRON PIN SET;

THENCE NORTH 13 DEGREES 45 MINUTES 18 SECONDS WEST 151.86 FEET TO THE PLACE OF BEGINNING;

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS7923-PS6923).

THE BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 135.341 MORE OR LESS ACRES CONVEYED TO CAROL GOFF (DEED VOLUME 1144, PAGE 905).

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION IS CORRECT AS PREPARED BY ME, THIS 17TH DAY OF JULY 2001.

MICHAEL D. NICHOLS
REGISTERED SURVEYOR 6923

DESCRIPTION APPROVED
FOR ADDITIONAL TRANSFER
BY [Signature]

7-27-2001

SURVEY FOR CAROL GOFF

AUDITORS PARCEL NUMBER

73-73-36-01-14-000 (PART)

BEING A PART OF THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 12, RANGE 13, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, WAYNE TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE PREVIOUS SURVEY OF 136.341 MORE OR LESS ACRES CONVEYED TO CAROL GOFF (DEED VOLUME 1144, PAGE 905).

LEGEND

- EXISTING IRON PIN
- ⊙ IRON PIN SET (5/8" REBAR W/CAP)
- ANGLE POINTS
- EXISTING STONE

NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 14

JAMES L. & EILEEN B. McFERREN
VOL. 577, PG. 596

N. 89°56'55"E. 732.02'

MID SECTION LINE 5/8" REBAR

S. 00°26'38"W. 145.20'

120.15'

25.05'

CAROL GOFF
VOL. 1515, PG. 329

E TOWNSHIP ROAD 449
(ELLERMAN ROAD)

C. BAUGHMAN
VOL. 1050, PG. 528

E COUNTY ROAD 449
(DIETZ LANE)

TROY & STACY SWARTZ
5.072 ± ACRES

JOHN A. BROCK
VOL. 699, PG. 289

CAROL GOFF
VOL. 1515, PG. 329
3.112 ± ACRES

CAROL GOFF
VOL. 1515, PG. 329

CAROL GOFF
VOL. 1515, PG. 329

SCALE 1"=200'

Approved For Transfer
No On-Lot Sewage

Date 7-24-2001

Michael J. Kinn
Zanesville-Muskingum Co.
Health Department

RESEARCH:

VOL. 1058, PG. 284
VOL. 1023, PG. 441
VOL. 1004, PG. 424
VOL. 1144, PG. 905
VOL. 1023, PG. 441
VOL. 891, PG. 317
VOL. 934, PG. 270
MUSKINGUM CO. TAX MAP

ROBERT ELLERMAN
VOL. 1111, PG. 483

LINE DATA

No.	BEARING	DISTANCE
1	S. 80°17'03"E.	9.74'
2	N. 89°56'54"E.	40.26'
3	S. 13°45'18"E.	151.86'
4	S. 46°59'59"W.	50.00'
5	N. 13°45'18"W.	151.86'

CURVE DATA

No.	BEARING	CHORD	ARC	RADIUS
C1	N. 06°54'12"W.	59.65'	59.79'	250.00'
C2	S. 06°54'12"E.	47.72'	47.83'	200.00'
C3	S. 28°22'40"E.	50.49'	51.04'	100.00'
C4	N. 28°22'40"W.	75.74'	76.56'	150.00'

BIEDENBACH ENGINEERING, INC.
ZANESVILLE, OHIO
(740) 453-4850

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY ARE CORRECT AS PREPARED BY ME, THIS 7-24-2001.

OFFICE COPY
NOT RECORDABLE

MICHAEL D. NICHOLS
REGISTERED SURVEYOR #6923

DESCRIPTION APPROVED
FOR ADDITIONAL TRANSFER
BY 4210
7-24-2001

DRAWN BY:
AJS
SCALE:
1"=200'
JOB NO:
4535

DATE:
07-17-01
CHECKED BY:
MDN
DRAWING NO:
D:\4535\4535B3AC