

DENNIS BERTKE
AUDITORS PARCEL NUMBER 73-73-42-01-55-000 (PART)
TO BE COMBINED WITH 73-73-42-01-51-000

BEING A PART OF THE TRACT CONVEYED TO NORMA SIMS IN DEED BOOK VOLUME 1007, PAGE 85 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN SECTION 12, 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 SOUTHWEST QUARTER OF SECTION 12;

THENCE WITH THE WEST LINE OF THE SAID SECTION, SOUTH 00 DEGREES 18 MINUTES 52 SECONDS EAST 687.06 FEET (DEED) TO A POINT;

THENCE LEAVING THE SAID WEST LINE AND WITH THE NORTH LINE OF A TRACT CONVEYED TO D. AND P. BERTKE IN DEED VOLUME 1094, PAGE 458, NORTH 89 DEGREES 41 MINUTES 08 SECONDS EAST 163.02 FEET (DEED) TO AN IRON PIN SET, SAID IRON PIN BEING THE **PLACE OF BEGINNING** FOR THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE WITH THE EAST LINE OF A TRACT CONVEYED TO B. AND L. COLLOPY IN DEED VOLUME 420, PAGE 203, NORTH 00 DEGREES 22 MINUTES 16 SECONDS WEST 55.33 FEET TO AN IRON PIN SET;

THENCE LEAVING THE SAID EAST LINE AND TRAVERSING THROUGH THE ABOVE SAID SIMS TRACT, NORTH 66 DEGREES 23 MINUTES 22 SECONDS EAST 117.14 FEET TO A POINT IN THE CENTER OF COUNTY ROAD 73 (WAYNE RIDGE ROAD), PASSING AN IRON PIN SET AT 91.26 FEET;

THENCE WITH THE CENTER OF THE SAID COUNTY ROAD THE FOLLOWING SIX COURSES AND DISTANCES:

1. SOUTH 47 DEGREES 27 MINUTES 26 SECONDS EAST 15.65 FEET TO A POINT;
2. SOUTH 50 DEGREES 14 MINUTES 25 SECONDS EAST 57.07 FEET TO A POINT, SAID POINT BEING SOUTH 75 DEGREES 05 MINUTES 00 SECONDS WEST 26.09 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR IN CONCRETE);
3. SOUTH 50 DEGREES 14 MINUTES 25 SECONDS EAST 43.32 FEET TO A POINT;
4. SOUTH 52 DEGREES 56 MINUTES 25 SECONDS EAST 51.59 FEET TO A POINT;
5. SOUTH 68 DEGREES 06 MINUTES 57 SECONDS EAST 83.53 FEET TO A POINT;
6. SOUTH 80 DEGREES 19 MINUTES 20 SECONDS EAST 17.05 FEET TO A POINT IN THE CENTER OF THE INTERSECTION OF SAID COUNTY ROAD AND TOWNSHIP ROAD 238 (NORTH LAWHEAD ROAD);

THENCE LEAVING THE SAID COUNTY ROAD AND WITH THE CENTERLINE OF THE SAID TOWNSHIP ROAD THE FOLLOWING FOUR COURSES AND DISTANCES;

1. SOUTH 74 DEGREES 34 MINUTES 33 SECONDS WEST 111.75 FEET TO A POINT;
2. SOUTH 75 DEGREES 05 MINUTES 46 SECONDS WEST 98.77 FEET TO A POINT;
3. SOUTH 74 DEGREES 11 MINUTES 16 SECONDS WEST 70.71 FEET TO A POINT;
4. SOUTH 70 DEGREES 23 MINUTES 03 SECONDS WEST 62.74 FEET TO A POINT;

THENCE LEAVING THE SAID TOWNSHIP ROAD AND WITH THE EAST LINE OF A TRACT CONVEYED TO D. AND P. BERTKE IN DEED VOLUME 1068, PAGE 177, AND A TRACT CONVEYED TO D. AND P. BERTKE IN DEED VOLUME 1094, PAGE 458, NORTH 00 DEGREES 22 MINUTES 16 SECONDS WEST 133.09 FEET TO THE **PLACE OF BEGINNING**.

CONTAINING 0.921 ACRES, SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF COUNTY ROAD 73 (WAYNE RIDGE ROAD) AND TOWNSHIP ROAD 238 (NORTH LAWHEAD ROAD) AND ALL OTHER APPLICABLE EASEMENTS.

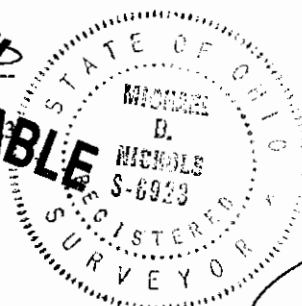
NOT TO BE USED AS A SEPARATE BUILDING SITE OR TRANSFERRED AS AN INDEPENDENT PARCEL IN THE FUTURE WITHOUT PLANNING COMMISSION APPROVAL IN ACCORDANCE WITH APPLICABLE SUBDIVISION REGULATIONS.

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

BEARINGS ARE BASED ON THE PLAT BEARINGS OF GREEN HILLS SUBDIVISION AS RECORDED IN PLAT BOOK 14, PAGE 124 AND PAGE 125 OF THE MUSKINGUM COUNTY PLAT RECORDS.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE COMPLETED AS PREPARED BY ME, THIS 3RD DAY OF NOVEMBER, 2010, FROM A FIELD SURVEY COMPLETED THE 27TH DAY OF OCTOBER, 2010.

NOT A RECORD COPY
MICHAEL D. NICHOLS
REGISTERED SURVEYOR



DESCRIPTION
APPROVED
BY *[Signature]* 11/15/2010

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

11/16/10
Date

Fee Paid

SURVEY FOR DENNIS BERTKE

AUDITORS PARCEL NUMBER
73-73-42-01-55-000 (PART)
TO BE COMBINED WITH 73-73-42-01-51-000

BEING A PART OF THE TRACT CONVEYED TO NORMA SIMS IN DEED BOOK VOLUME 1007,
PAGE 85 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN SECTION 12,
TOWNSHIP 12, RANGE 13, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, WAYNE
TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE PLAT BEARINGS OF GREEN HILLS SUBDIVISION AS
RECORDED IN PLAT BOOK 14, PAGE 124 AND PAGE 125 OF THE MUSKINGUM COUNTY
PLAT RECORDS.

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

R. & B. MILLER
O.R. VOL. 2226, PG. 324

Date

Fee Paid

R. & B. MILLER
O.R. VOL. 2226, PG. 324

W. METCALF & S. PATCH
VOL. 1083, PG. 597

Approved for Transfer
No On-Lot Sewage
Zanesville-Muskingum Co.
Health Department

A. BERTKE, TRUSTEE
O.R. VOL. 2304, PG. 190

Date

NOT TO BE USED AS A SEPARATE BUILDING SITE OR TRANSFERRED AS
AN INDEPENDENT PARCEL IN THE FUTURE WITHOUT PLANNING
COMMISSION APPROVAL IN ACCORDANCE WITH APPLICABLE SUBDIVISION
REGULATIONS.

RESEARCH

DEEDS AS SHOWN
PREVIOUS SURVEY OF A 1.000± AC. TRACT
COMPLETED APRIL 29, 1986 BY M.D. NICHOLS PS6923
PREVIOUS SURVEY OF A 0.626± AC. TRACT
COMPLETED MAY 24, 1985 BY M.D. NICHOLS PS6923
PREVIOUS SURVEY OF A 6.939± AC. TRACT
COMPLETED APRIL 29, 1986 BY M.D. NICHOLS PS6923
PREVIOUS SURVEY OF A 4.703± AC. TRACT
COMPLETED AUG. 16, 1993 BY W.J. BIEDENBACH PS5718
PREVIOUS SURVEY OF A 6.104± AC. TRACT
COMPLETED NOV. 2, 1979 BY W.J. BIEDENBACH PS5718

LEGEND

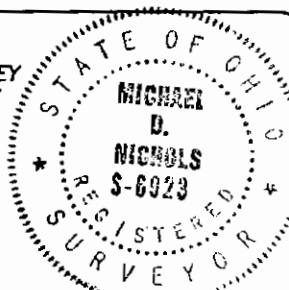
- EXISTING IRON PIN
- ⊙ IRON PIN SET
(5/8" REBAR W/CAP)
- ANGLE POINTS

SCALE 1"=60'

0 30 60 120

I HEREBY CERTIFY TO THE BEST OF MY
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY
TO BE CORRECTLY PREPARED BY ME, THIS 3rd DAY
OF NOVEMBER, 2010, FROM A FIELD SURVEY
COMPLETED THE 27th DAY OF OCTOBER, 2010.

MICHAEL D. NICHOLS
REGISTERED SURVEYOR #6923



THIS PROPERTY IS SUBJECT TO ALL EASEMENTS,
RIGHT OF WAYS, OR RESTRICTIONS, WHETHER
RECORDED OR IMPLIED. THIS PLAT IS INTENDED
FOR THE LEGAL TRANSFER OF THE PROPERTY
SHOWN AND DOES NOT INTEND TO SHOW ANY
OR ALL OF THE EASEMENTS, RIGHT OF WAYS,
RESTRICTIONS OR ENCROACHMENTS UNLESS
OTHERWISE INDICATED.

BIEDENBACH SURVEYING, INC.

3010 EAST PIKE, ZANESVILLE, OHIO 43701
phone: 740-453-4850, fax: 740-450-1000, email: BE@rahio.com

DRAWN BY: JWJ

DATE: 11-03-10

SCALE: 1"=60'

CHECKED BY: MDN

JOB NO: 5475

DRAWING NO:
Z:\5340\5475.dwg