

73-75-0201-001  
PS

**LEGAL DESCRIPTION FOR LOT SPLIT  
FOR JOE BENEDICT  
8.2278 ACRES  
OUT OF 23.36 ACRES-PART OF PARCEL No. 73-75-02-01-000  
CURT PAUL DR. 1145, PG. 108  
DURANTS ROAD**

**8.2278 ACRES**

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF WAYNE, BEING PART OF THE NORTHEAST QUARTER OF FRACTIONAL SECTION 8, TOWNSHIP 11, RANGE 13 AND BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF LOT 1 OF CULBERTSON'S SUBDIVISION IN WAYNE TOWNSHIP (REPLAT BOOK 1, PAGE 276) THENCE N 81° 00' 00" E A DISTANCE OF 134.00' ALONG THE SOUTHERLY LINE OF THE CHAMBERS TRACT AS RECORDED IN DR. 938, PG. 238 MUSKINGUM COUNTY (ALL REFERENCES MADE TO SAID MUSKINGUM COUNTY) TO A REBAR FOUND, SAID REBAR BEING THE NORTHWEST CORNER OF A 23.36 ACRE TRACT CONVEYED TO CURT PAUL AS RECORDED IN DR. 1145, PG. 108 AND THE TRUE POINT OF BEGINNING FOR THE HEREIN DESCRIBED 8.2278 ACRE TRACT.

THENCE N 81° 00' 00" E A DISTANCE OF 537.39' ALONG SAID SOUTHERLY LINE OF CHAMBERS TO A REBAR SET, SAID REBAR BEING THE NORTHEAST CORNER OF SAID 8.2278 ACRE TRACT.

THENCE S 03° 56' 08" E A DISTANCE OF 730.57' ALONG WESTERLY LINE OF MUSKINGUM RIVER GRAVEL COMPANY AS RECORDED IN DR. 464, PG. 658 TO A REBAR SET SAID REBAR BEING THE SOUTHEAST CORNER OF SAID HEREIN DESCRIBED 8.2278 ACRE TRACT.

THENCE N 76° 55' 58" W A DISTANCE OF 655.73' THROUGH SAID 23.36 ACRE TRACT TO A REBAR SET, SAID REBAR BEING THE SOUTHWEST CORNER OF SAID HEREIN DESCRIBED 8.2278 ACRE TRACT.

THENCE N 06° 38' 40" E A DISTANCE OF 499.88' TO THE TRUE POINT OF BEGINNING CONTAINING 8.2278 ACRES OF GROUND MORE OR LESS AND BEING SUBJECT TO ANY AND ALL EASEMENTS, RESTRICTIONS, COVENANTS AND RIGHTS-OF-WAY OF RECORD.

BASIS OF BEARINGS BEING THE NORTHERLY LINE OF A PLAT OF SURVEY FOR C. PAUL AS SURVEYED BY DOUGLAS R. DAVIS P.S. No. 7972 ON MARCH 13, 1999

ALL REBAR SET ARE ¾" IN DIAMETER AND 32" IN LENGTH AND ARE DISTINGUISHED BY A PLASTIC ORANGE CAP LABELED "P.S. 8018"

THE ABOVE LEGAL DESCRIPTION WAS PREPARED FROM AN ACTUAL FIELD SURVEY DATED NOVEMBER 9, 2003 BY JOHN R. ECKARD II P.S. No. 8018 OF BENCHMARK LAND SURVEYING - GAHANNA, OHIO (614) 472-3333

**OFFICE COPY  
NOT RECORDABLE**  
JOHN R. ECKARD II P.S. No. 8018  
BENCHMARK LAND SURVEYING  
537 N. HAMILTON ROAD  
GAHANNA, OHIO 43230  
(614) 472-3333 OFFICE  
(614) 428-5747 FAX



DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER  
BY K. Buckley  
7-14-2004

JULY 10, 2004