

Monroe
Sec 35

DEED DESCRIPTION
40.519 ACRES
JUDY E. ROOKER PROPERTY [ENTIRE]

BEING A PART OF THE SOUTHEAST QUARTER OF SECTION # 35, TOWNSHIP 12 NORTH, RANGE 14 WEST, CONGRESS LANDS, MONROE TOWNSHIP, PERRY COUNTY OHIO [ALSO BEING THE PROPERTY OF JUDY E. ROOKER { entire } OF DEED BOOK 257, PAGE 835 OF THE PERRY COUNTY RECORDER] AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, **FOR REFERENCE**, AT AN EXISTING IRON PIN MARKING THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION # 35;

THENCE S 8° 06' 00" E 880.00 FEET, IN THE EAST LINE OF SECTION # 35, TO AN IRON PIN SET AND THE **PRINCIPAL OF BEGINNING** OF THIS "40.519 ACRE" PARCEL TO BE DESCRIBED AND ALSO MARKS THE SOUTHEAST CORNER OF THE PROPERTY OF ROBERT J. and PATRICIA M. KOERNER OF OFFICIAL RECORD BOOK 341, PAGE 1666, **PASSING** EXISTING IRON PINS AT 444.91 FEET AND 503.75 FEET;

[THE FOLLOWING "40.519 ACRE TRACT" TO BE DESCRIBED IS BOUNDED ON THE EAST BY THE PROPERTY OF ALAN BARBER et. al. OF OFFICIAL RECORD BOOK 239, PAGE 349, BOUNDED ON THE SOUTH, RESPECTIVELY, BY RACHEL R. KEITH OF OFFICIAL RECORD BOOK 166, PAGE 67 AND BY RONALD E. and LANA K. POWELL OF OFFICIAL RECORD BOOK 348, PAGE 2372, BOUNDED ON THE WEST, RESPECTIVELY, BY ROBERT R. BUCKMAN OF OFFICIAL RECORD BOOK 331, PAGE 1145, BY ERNEST A. LEHMAN OF OFFICIAL RECORD BOOK 20, PAGE 438 AND BY WILLIAM D., SR. and RENATA HENDERSON - MERCKLE OF OFFICIAL RECORD BOOK 179, PAGE 254 AND IS BOUNDED ON THE NORTH BY THE AFORESAID "ROBERT J. and PATRICIA M. KOERNER" PROPERTY]

THENCE, FROM THE "PRINCIPAL PLACE OF BEGINNING", S 8° 06' 00" E 880.00 FEET, IN THE EAST LINE OF SECTION # 35 AND IN THE WEST BOUNDARY OF SAID "BARBER" PROPERTY, TO AN IRON PIN SET IN THE NORTHEAST CORNER OF THE AFORESAID "KEITH" PROPERTY [FROM SAID "IRON PIN SET", AN EXISTING, REFERENCE, IRON PIN BEARS S 8° 06' 00" E 55.31 FEET];

THENCE, LEAVING THE EAST LINE OF SECTION # 35 AND SAID "BARBER" PROPERTY, S 81° 54' 18" W 1303.70 FEET, ALONG AN OLD, CROOKED, FENCE ROW, TO AN EXISTING RAILROAD SPIKE IN, ASPHALT SURFACED, TOWNSHIP ROAD # 103 AND BEING THE NORTHWEST CORNER OF SAID "KEITH" PROPERTY [ALSO BEING IN THE EAST BOUNDARY OF THE AFORESAID "POWELL" PROPERTY], **PASSING** IRON PINS SET AT 1163.70 FEET AND 1290.70 FEET;

THENCE, LEAVING SAID "KEITH" PROPERTY, N 0° 26' 06" W 21.54 FEET, IN THE EXISTING CENTER OF "TOWNSHIP ROAD # 103", TO A POINT IN THE NORTHEAST CORNER OF SAID "POWELL" PROPERTY;

THENCE, LEAVING "TOWNSHIP ROAD # 103", S 81° 28' 09" W 734.20 FEET, IN THE NORTH BOUNDARY OF SAID "POWELL" PROPERTY, TO AN EXISTING IRON PIN IN THE SOUTHEAST CORNER OF THE AFORESAID "BUCKMAN" PROPERTY, **PASSING** AN EXISTING IRON PIN AT 63.74 FEET;

THENCE, LEAVING SAID "POWELL" PROPERTY, N 7° 20' 28" W 857.12 FEET, IN THE EAST BOUNDARIES, RESPECTIVELY, OF THE AFORESAID "BUCKMAN" PROPERTY, "LEHMAN" PROPERTY AND SAID "MERCKLE" PROPERTY, TO AN IRON PIN SET IN THE SOUTHWEST CORNER OF THE AFORESAID "KOERNER" PROPERTY, **PASSING** EXISTING IRON PINS AT 445.60 FEET, 652.14 FEET, 741.58 FEET AND 832.01 FEET [THE NORTHEAST CORNER OF "LEHMAN" PROPERTY] **AND PASSING THROUGH** THE CENTER OF "TOWNSHIP ROAD # 103" AT 478.80 FEET;

THENCE, LEAVING SAID "MERCKLE" PROPERTY, N 81° 42' 05" E 2023.67 FEET, IN THE SOUTH BOUNDARY OF SAID "KOERNER" PROPERTY, TO AN "IRON PIN SET"

AND THE **“PRINCIPAL PLACE OF BEGINNING”** OF THIS **“40.519 ACRE TRACT”**, **PASSING IRON PINS SET AT 456.85 FEET, 516.85 FEET, 1379.11 FEET AND 1469.11 FEET, PASSING THROUGH THE CENTER OF COUNTY ROAD # 16 AT 486.85 FEET AND PASSING A RAILROAD SPIKE SET IN THE CENTER OF TOWNSHIP ROAD # 287 AT 1424.11 FEET.**

THE TRACT AS DESCRIBED CONTAINS 40.519 ACRES, MORE OR LESS, SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD.

ALL IRON PINS SET ARE 5/8” INCH BY 30” INCH STEEL ROD WITH PLASTIC IDENTIFICATION CAPS MARKED KNISLEY 7231.

THE BEARINGS IN THE ABOVE DESCRIPTION ARE BASED ON THE EAST LINE OF SECTION #35 AS BEING **N 8° 06’ 00” W** ie. ALL BEARINGS DESCRIBED HEREIN ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

THE ABOVE DESCRIPTION IS BASED ON A FIELD SURVEY MADE BY A & E SURVEYING ON OCTOBER 29, 2008. **SEE THE PLAT ATTACHED.**

THE RIGHT OF WAY WIDTH OF **“TOWNSHIP ROAD #103”** AND **“TOWNSHIP ROAD # 287”** IS ASSUMED TO BE 40’ FEET. THE RIGHT OF WAY WIDTH OF **“COUNTY ROAD # 16”** IS ASSUMED TO BE 60’ FEET.

A & E SURVEYING
P.O. BOX 420
SOMERSET, OHIO 43783
PH: (740) 743-2201 FAX: 743-2498

Wayne A. Knisley
WAYNE A. KNISLEY

OHIO REGISTERED SURVEYOR # 7231

DATE: OCTOBER 29, 2008

0935 101

Description Meets Minimum,
Survey Standards, Approval
for transfer is up to the
Auditors Office.
11-4-09 dae
Perry County Engineers Ofc.

Plat - Of - Survey

BEING A PART OF THE SOUTHEAST QUARTER OF SECTION # 35, TOWNSHIP 12 NORTH, RANGE 14 WEST, MONROE TOWNSHIP, PERRY COUNTY, OHIO.
ALSO BEING THE PROPERTY OF JUDY E. ROOKER OF DEED BOOK 257, PAGE 835 OF THE PERRY COUNTY RECORDER.

Reference Beginning

Existing Iron Pin Marking The Northeast Corner
Of The Southeast Quarter Of Section # 35

PERTINENT DOCUMENTS AND SOURCES OF DATA USED:

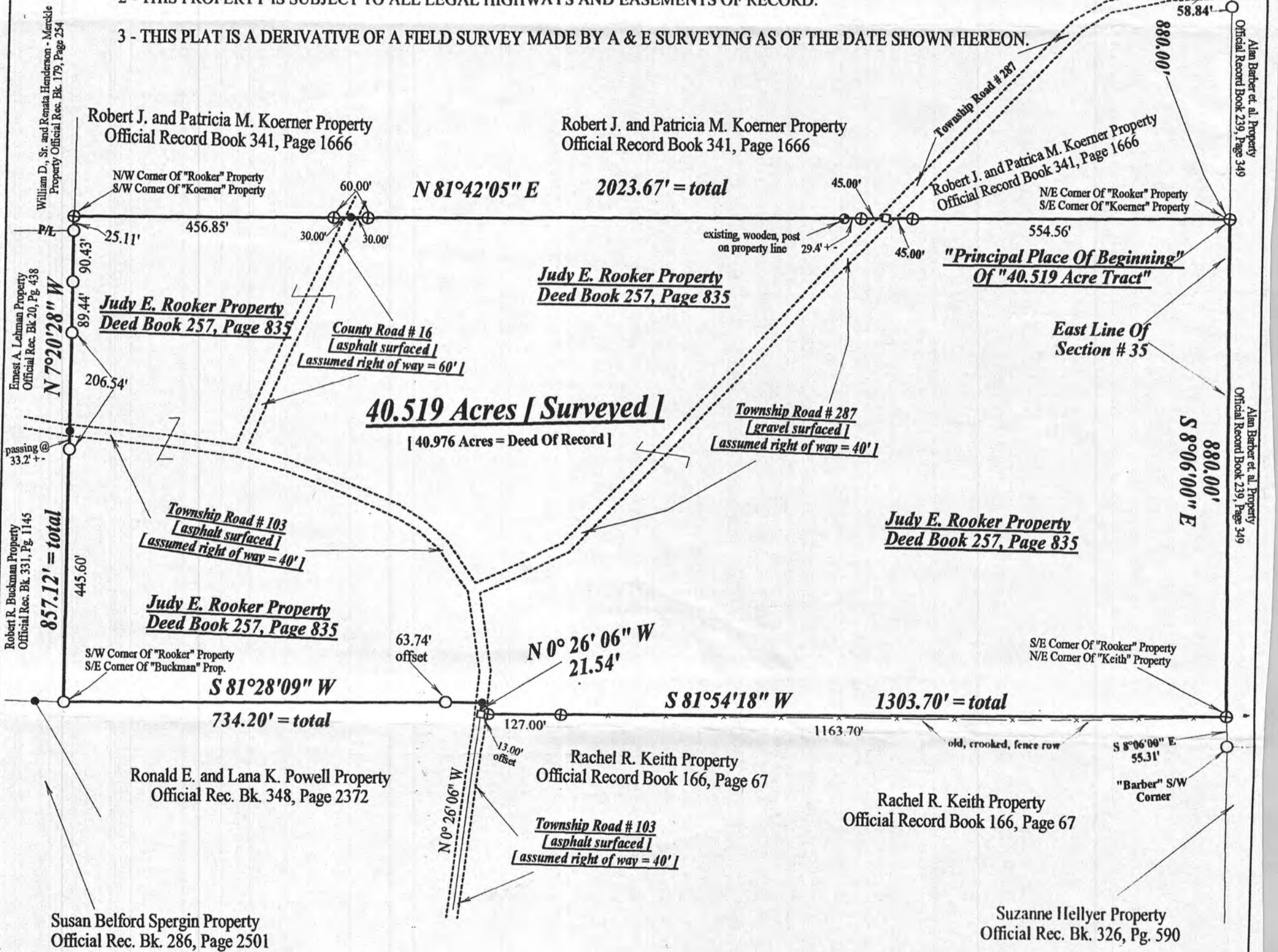
- 1 - DEED REFERENCES AS SHOWN HEREON
- 2 - MONROE TOWNSHIP TAX MAPS
- 3 - U. S. G. S. MAP [CORNING QUADRANGLE]
- 4 - VARIOUS SURVEY RECORDS FOUND IN THE OFFICE OF THE PERRY COUNTY ENGINEER, NEW LEXINGTON, OHIO

Basis - Of - Bearings

ALL BEARINGS SHOWN HEREON ARE BASED ON THE EAST LINE OF SECTION # 35 AS BEING N 8° 06' 00" W ie. ALL BEARINGS SHOWN HEREON ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY

Notes:

- 1 - ALL DISTANCES ARE MEASURED UNLESS OTHERWISE SHOWN HEREON.
- 2 - THIS PROPERTY IS SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD.
- 3 - THIS PLAT IS A DERIVATIVE OF A FIELD SURVEY MADE BY A & E SURVEYING AS OF THE DATE SHOWN HEREON.

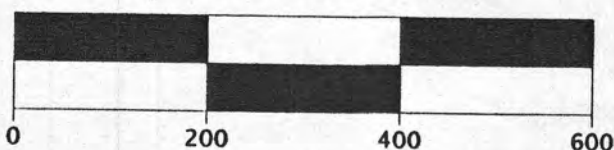


Job # R200873P

0935/01

- ⊕ Iron Pin Set = 5/8" X 30" Steel Rod With Plastic Id. Caps Marked Knisley 7231
- Existing Iron Pin
- ⊠ Railroad Spike Set
- Point = Nothing Set

Graphic Scale
1" Inch = 200' Feet



A & E Surveying
 P. O. Box 420, Somerset, Ohio 43783
 Ph. 740 - 743 - 2201, Fax 743 - 2498, Cell 605 - 0002
Wayne A. Knisley
Wayne A. Knisley
 Ohio Registered Surveyor # 7231
 Date: October 29, 2008