

FERRY ASSOCIATES, INC.
CONSULTING ENGINEERS AND SURVEYORS
P.O. BOX 429 THORNVILLE, OHIO 43076
OHIO PHONE: 1-800-648-8151 FAX NO. 1-800-648-8150

17-12-02-22-007
3299 BARKERS RUN RD

DEED DESCRIPTION
0.5597 ACRES +/- OR 24,381 Sq. Ft.

BEING A SURVEY OF A PART OF A 82.67 ACRE PARCEL CONVEYED TO ELMER O. AND VIRGINIA B. HOLBEIN, AS RECORDED IN DEED VOLUME 727 PAGE 212, AND BEING AUDITOR'S PARCEL NO. 17-12-02-22-000 AND AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

SITUATED IN THE SOUTH HALF OF QUARTER TOWNSHIP 2, TOWNSHIP-1N, RANGE-8W, TOWNSHIP OF FALLS, COUNTY OF MUSKINGUM, STATE OF OHIO, AND BEING MORE FURTHER DESCRIBED AS FOLLOWS:

BEGINNING, FOR REFERENCE, AT A IRON PIN FOUND MARKING THE NORTHEAST CORNER OF LOT #4 OF JOHN ROBERTS SURVEY, AS FOUND IN DEED VOLUME 2 PAGE 366, AND BEING THE NORTHEAST CORNER OF A PARCEL CONVEYED TO ROB AND JENNIFER PARKER AS RECORDED IN DEED VOLUME 1033 PAGE 70, AND BEING AUDITORS PARCEL NO. 17-12-02-22-001, ALSO BEING THE SOUTHEAST CORNER OF A PARCEL CONVEYED TO CARLOS L. AND DOROTHY J. ALLEN AS RECORDED IN DEED VOLUME 475 PAGE 643, AND BEING AUDITOR'S PARCEL NO. 17-12-02-12-000, SAID POINT BEING ON THE EAST LINE OF QUARTER TOWNSHIP 2 AND IN THE RIGHT-OF-WAY OF BARKERS RUN ROAD, THENCE, WITH THE EAST LINE OF SAID QUARTER TOWNSHIP 2, S 03°12'00" W 50.00 FEET TO A IRON PIN FOUND SAID POINT BEING THE SOUTH-MOST-EAST CORNER OF THE SAID PARKER PARCEL, AND BEING THE NORTHEAST CORNER, AND THE PRINCIPLE PLACE OF BEGINNING OF THE PARCEL HEREIN TO BE DESCRIBED:

THENCE, S 03°12'00" W CONTINUING WITH THE EAST LINE OF QUARTER TOWNSHIP 2, AND THE EAST LINE OF THE AFORESAID HOLBEIN PARCEL, 99.54 FEET TO A IRON PIN SET, AND BEING THE SOUTHEAST CORNER OF THE PARCEL HEREIN TO BE DESCRIBED;

THENCE, S 87°18'04" W 337.49 FEET, WITH A NEW LINE THROUGH THE AFORESAID HOLBEIN PARCEL, TO A IRON PIN SET ON THE SOUTH LINE OF THE AFORESAID PARKER PARCEL, THIS BEING THE SOUTHWEST CORNER OF THIS PARCEL;

THENCE, N 60°06'26" E 216.65 FEET WITH THE SOUTH LINE OF SAID PARKER PARCEL TO AN IRON PIN FOUND, SAID POINT BEING A CORNER IN THE SOUTH LINE TO THE AFORESAID PARKER PARCEL, (PASSING AN IRON PIN SET ON LINE AT 84.99 FEET), THIS BEING THE THE NORTHWEST CORNER OF THIS PARCEL;

THENCE, N 87°18'04" E 155.02' FEET TO FEET TO THE PLACE OF BEGINNING.

BEARINGS OF THE ABOVE DESCRIBED PARCEL ARE BASED ON THE EAST LINE OF QUARTER TOWNSHIP 2 AS BEING; S 03°12'00" W.

ALL IRON PINS SET ARE 5/8" O.D. REINFORCING BARS WITH YELLOW CAPS LABELED "JOHN W. HAGAN, #4968".

THE ABOVE DESCRIPTION IS BASED ON A FIELD SURVEY DONE UNDER THE SUPERVISION OF JOHN W. HAGAN, P.E., P.S., OHIO REGISTERED SURVEYOR #4968 IN AUGUST, 1996.

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER
BY A.L. Swinehart
11-4-96

DATED 12-12-96

JOHN W. HAGAN, P.S.
OHIO REGISTERED SURVEYOR #4968

OFFICE COPY
NOT RECORDABLE

PERRY ASSOCIATES, INC.

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PROPERTY LOCATION

SITUATED IN STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF FALLS,
AND BEING LOCATED IN THE SOUTH HALF OF QUARTER TOWNSHIP 2 (TWO)
TWP-1N, RANGE-8W, AND BEING A SURVEY OF A PART OF A PARCEL
CONVEYED TO ELMER O. AND VIRGINIA B. HOLBEIN AS DESCRIBED IN DEED
VOLUME 727 PAGE 212 IN THE MUSKINGUM COUNTY RECORDERS OFFICE.

PREPARED FOR:

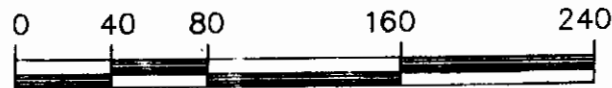
ROB & JENNIFER PARKER

3299 BARKERS RUN ROAD
ZANESVILLE, OHIO 43701

INVOICE NO. 09295

FILE NO. 90-090M (PART OF)

GRAPHIC SCALE 1" = 80'



**ELMER O. & VIRGINIA B.
HOLBEIN**

DEED VOLUME 727 PAGE 212
PARCEL #17-12-02-22-000

**ROB & JENNIFER
PARKER**

DEED VOLUME 1033 PAGE 70
PARCEL #17-12-02-22-001

LOT #4

LOT #3

**CARLOS L. & DOROTHY J.
ALLEN**

DEED VOLUME 475 PAGE 643
PARCEL #17-12-02-12-000

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY A.L. Swinehart
11-04-96 LS

LEGEND

- - IRON PIN FOUND
- - IRON PIN SET
- △ - RAILROAD SPIKE FOUND
- ▲ - RAILROAD SPIKE SET

0.5597 AC
OR
24,381 SF
±

P.O.B.

NORTHEAST CORNER OF LOT #4 OF
JOHN ROBERTS SURVEY AS DESCRIBED
IN DEED VOLUME 2 PAGE 366.

FW TM\BF 9-96
DRAWING BY TM
CALCS. BY JWH\TM
CHECKED BY JWH

BARKERS RUN ROAD

COUNTY ROAD #407

EAST LINE OF QUARTER TOWNSHIP 2

THIS SURVEY IS SUBJECT TO ALL
LEGAL UTILITY EASEMENTS AND
ROAD RIGHT-OF-WAYS OF RECORD.

THIS SURVEY IS SUBJECT TO ALL
LEGAL FACTS THAT A FULL TITLE
RESEARCH MAY REVEAL.

NOTE: ALL PINS SET ARE 5/8" o.d. IRON
REINFORCING BARS WITH YELLOW CAPS
LABELED "JOHN W. HAGAN #4968".

I HEREBY CERTIFY THAT AN ACTUAL SURVEY WAS
MADE OF THE PREMISES AND THAT THIS PLAT IS
CORRECT TO THE BEST OF MY KNOWLEDGE.

BEARINGS OF THIS PLAT ARE BASED ON THE
EAST LINE OF QUARTER TOWNSHIP 2 AS BEING:

S 03° 12' 00" W

DATED 12-12-96

OFFICE COPY

NOT RECORDED

JOHN W. HAGAN P.E., P.S.
OHIO REGISTERED SURVEYOR #4968