



# General Warranty Deed

**ROBERT MORRIS, unmarried,**

*of Muskingum County, State of Ohio, for valuable consideration paid, grants with general warranty covenants, to*

**LOREN L. MORRIS,**

*whose tax mailing address is*

3805 Arc Drive  
Zanesville, Ohio 43701

*the following real property:*

BEING A PART OF LOT EIGHT OF THE WEST HALF OF THE FIRST QUARTER OF TOWNSHIP 1, RANGE 8, OF THE UNITED STATES MILITARY LANDS. FALLS TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT AT THE SOUTHEASTERLY CORNER OF LOT 19 OF VALLEY VIEW VILLAGE AS RECORDED IN PLAT BOOK 9, PAGE 10 OF THE MUSKINGUM COUNTY PLAT RECORDS; THENCE WITH THE EASTERLY LINE OF LOTS 19 AND 20, NORTH 42 DEGREES 08 MINUTES 50 SECONDS EAST 153.87 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR), SAID POINT BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED, PASSING AN EXISTING IRON PIN (5/8 INCH REBAR) AT 2.00 FEET AND AN EXISTING AXLE AT 89.76 FEET; THENCE CONTINUING WITH THE SAID LINE OF LOT NUMBER 20 AND 21, NORTH 42 DEGREES 08 MINUTES 50 SECONDS EAST 157.89 FEET TO AN EXISTING IRON PIN (AXLE) AT THE SOUTHERLY MOST CORNER OF LOT NUMBER 22, PASSING AN EXISTING IRON PIN (AXLE) AT 25.79 FEET; THENCE WITH THE SOUTHERLY LINE OF SAID LOT NUMBER 22, NORTH 42 DEGREES 00 MINUTES 16 SECONDS EAST 222.68 FEET TO AN EXISTING IRON PIN (1/2 INCH ID PIPE) AT THE NORTHWESTERLY CORNER OF A TRACT CONVEYED TO DIANE WILSON BY DEED RECORDED IN VOLUME 895 PAGE 51 OF THE MUSKINGUM COUNTY DEED RECORDS; THENCE WITH THE WEST LINE OF SAID WILSON TRACT, SOUTH 26 DEGREES 02 MINUTES 28 SECONDS EAST 390.19 FEET TO AN IRON PIN SET ON THE WEST LINE OF ARC DRIVE, THENCE WITH THE WEST LINE OF SAID ARC DRIVE, SOUTH 00 DEGREES 25 MINUTES 26 SECONDS EAST 181.19 FEET TO A POINT IN COUNTY ROAD 298 (OLDE FALLS ROAD), PASSING AN IRON PIN SET AT 156.19 FEET; THENCE WITH THE CENTER OF SAID ROAD, SOUTH 42 DEGREES 36 MINUTES 08 SECONDS WEST 41.18 FEET TO A POINT; THENCE WITH THE NORTHERLY LINE OF A TRACT CONVEYED TO LOREN MORRIS BY DEED RECORDED IN VOLUME 933, PAGE 344 OF THE SAID COUNTY RECORDS, THE NEXT FOUR COURSES AND DISTANCES:

- 1) NORTH 49 DEGREES 50 MINUTES 57 SECONDS WEST 197.11 FEET TO AN IRON PIN SET. PASSING AN EXISTING IRON PIN (5/8 INCH REBAR) AT 20.50 FEET,
- 2) NORTH 64 DEGREES 35 MINUTES 11 SECONDS WEST 95.37 FEET TO AN IRON PIN SET,
- 3) SOUTH 83 DEGREES 22 MINUTES 45 SECONDS WEST 55.11 FEET TO AN IRON PIN SET.
- 4) NORTH 42 DEGREES 33 MINUTES 00 SECONDS WEST 159.99 FEET TO THE PLACE OF BEGINNING.

CONTAINING 2.711 MORE OR LESS ACRES. SUBJECT TO ALL LEGAL ROAD RIGHT-OF-WAY OF COUNTY ROAD 298, AND ALL OTHER APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BIEDENBACH PS5718, PS 6923).

BEARINGS ARE BASED ON THE NORTH LINE OF LOT NUMBER 18 OF VALLEY VIEW VILLAGE (PLAT BOOK 9, PAGE 10).

THIS SURVEY PREPARED BY W. J. BIEDENBACH, REGISTERED SURVEYOR #5718, JULY 10, 1995.

MITOR'S PARCEL NO. 17-17-01-02-000 (ALL)

OFFICE COPY  
NOT RECORDABLE

DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY

*[Signature]*

ND

BEARINGS ARE BASED ON THE NORTH  
LINE OF LOT 18 OF VALLEY VIEW  
VILLAGE (P.B. 9, PG. 10)

PIN FOUND(5/8"

(R)

PIN SET

5/8" REBAR W/CAP)

△ EXISTING AXLE

## RESEARCH:

VOL. 868, PG. 265

VOL. 895, PG. 51

VOL. 431, PG. 208

P.B. 11, PG. 53

P.B. 9, PG. 10

MUSK. CO. TAX

MAPS

S. &amp; T. DILLON

VOL. 997, PG. 319

1/2" PIPE

1/2" PIPE

VOL. D. WILSON  
PG. 51

S. 29° 02' 28" E.

22

N. 42° 00' 16" E.  
222.68'  
167.60'VALLEY VIEW VILLAGE  
P.B. 9, PG. 10

21

N. 42° 08' 50" E.  
157.89'  
132.10'

20

N. 42° 08' 50" E.  
153.87'  
87.76'LOREN MORRIS  
VOL. 933, PG. 344N. 42° 33' 00" W.  
159.99'  
64.11'ROBERT MORRIS  
VOL. 431, PG. 208  
2.711 ± ACRES  
PAR. NO. 17-17-01-02-000(ALL)S. 83° 22' 45" W.  
55.11'  
55.11'N. 64° 35' 11" W.  
95.37'  
95.37'L.S. MORRIS  
VOL. 784, PG. 322N. 49° 50' 57" W.  
197.11'  
176.61'CENTER OF  
CO. RD. 298  
(OLDE FALLS ROAD)S. 42° 36' 08" W.  
41.18'DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY

7-21-95

BEING A PART OF LOT 8 OF THE WEST HALF  
OF THE 1st QUARTER OF TOWNSHIP 1, RANGE 8,  
OF THE UNITED STATES MILITARY LANDS, FALLS  
TOWNSHIP, MUSKINGUM COUNTY, OHIO.

SCALE 1"=100'

0 50 100 200

I HEREBY CERTIFY TO THE BEST OF MY  
KNOWLEDGE AND BELIEF THE ABOVE PLAT AND  
SURVEY TO BE CORRECT AS PREPARED BY ME,  
THIS 10th DAY OF JULY 1995

W.J. BIEDENBACH  
REGISTERED SURVEYOR #5718

W.J. BIEDENBACH & ASSOC.  
SURVEYING & MAPPING  
ZANESVILLE, OHIO  
(614) 453-4850

DRAWN BY:  
MDN

DATE:  
7-10-95

SCALE:  
1"=100'

CHECKED BY:  
WJB

File name: C:/ACAD12/DWG/3889  
Plot date: 07/12/95 at 07:39

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