



Linn Engineering, Inc.

Civil Engineering Consultants

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Situated in the State of Ohio, County of Muskingum, Township of Falls, bounded and described as follows:

Being a part of the Southwest quarter of Quarter Township 1, Township 1 North, Range 8 West, United States Military Lands, also being a part of Lot 14 in Corl Lane Subdivision Plat Book 8, Page 19 and being more particularly described as follows:

Beginning at an axle found on the southwest corner of Lot 1 of Corl Lane Subdivision as the same is designated and delineated on Muskingum County Plat Book 8, Page 19; thence along the north line of a 0.50 acre tract owned by Ralph & Mary Lou Mast (DR 1097-589) South 88 degrees 46 minutes 35 seconds West 79.36 feet to an axle found at the northwest corner of said 0.50 acre tract;

thence along the west line of said 0.50 acre tract South 01 degrees 22 minutes 54 seconds East 216.22 feet to a point in the center of Olde Falls Road (CR 298), passing over an axle at 196.21 feet;

thence along said centerline South 88 degrees 38 minutes 21 seconds West 39.94 feet to a point on the east line of lands owned by K. and L. Denman (DR 442-211);

thence leaving said centerline along Denman's east line North 01 degrees 18 minutes 32 seconds West 396.10 feet to an iron pin set, passing over an axle found at 20.15 feet and at Denman's northeast corner at 216.10 feet;

thence North 85 degrees 28 minutes 51 seconds West 134.63 feet to an iron pin set on the east line of lands owned by L. and R. Parker (DR 474-58);

thence along Parker's east line North 05 degrees 47 minutes 42 seconds East 161.47 feet to an iron pipe found at the southwest corner of a tract of land owned by Ralph and Mary Lou Mast (DR 497-716);

thence along Mast's south line South 78 degrees 01 minutes 05 minutes East 157.84 feet to an iron pipe found;

thence South 78 degrees 11 minutes 05 seconds East 150.36 feet to an axle found at the northwest corner of Lot 2;

thence along the west line of said lot South 12 degrees 03 minutes 36 seconds West 110.15 feet to an axle found at the northwest corner of Lot 1;

thence along west line of Lot 1 South 11 degrees 57 minutes 49 seconds West 181.11 feet to the place of beginning; containing 1.72 acres, more or less, subject to all legal road right of ways and applicable easements, written or implied.

The above described tract is subject to the following easement for egress/ingress, bounded and described as follows:

Commencing at an axle found at the Southwest corner of Lot 1 of Corl Lane Subdivision (Plat Book 8, Page 19), thence South 88 degrees 46 minutes 35 seconds West 79.36 feet to an axle found and the place of beginning;

thence South 01 degrees 22 minutes 54 seconds East 216.22 feet to a point in the center of Olde Falls Road (CR 298), passing over an axle found at 196.21 feet;

thence along said centerline South 88 degrees 38 minutes 21 seconds West 39.94 feet to a point;

thence leaving said centerline North 01 degrees 18 minutes 32 seconds West 396.10 feet to an iron pin set, passing over axles at 20.15 feet and 216.10 feet;

thence South 85 degrees 28 minutes 51 seconds East 39.65 feet to a point;

thence South 01 degrees 22 minutes 54 seconds East 175.82 feet to the place of beginning.

Iron pins set are 5/8 inch by 30 inch long rebar with a plastic identification cap.

Bearings are based on the West line of Lots 1 and 2 of Corl Lane Subdivision as designated and delineated on Muskingum County Plat Book 8, Page 19, as bearing South 12 degrees 00 minutes 00 seconds West.

This description is written from a survey completed July 11, 1996 by Timothy H. Linn, Reg. No. 7113.

Timothy H. Linn
Reg. No. 7113



Parcel No.

Part of: 17-17-19-02-18-000 (0.93 ac.)

All of: 17-17-19-02-19-000 (0.79 ac.)

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

ET

7-31-96

ADDRESS N/A

Ralph & Mary Lou Mast
DR 497-716

LOT 14

CORL LANE SUBDIVISION P.B. 8, Pg. 19

James & Evelyn Brown
DR 1087-139
±1.72 Ac.

R. & S. Pryor
DR 1083-607

W. & K. Frick
DR 926-95

LOT 2

James & Evelyn Brown
DR 1087-139
±0.63 Ac.

LOT 1

C. & A. Miller
DR 1094-435

Point of Beginning
EASEMENT

Point of Beginning
Southwest Corner
Lot 1 of Carl Lane
Subdivision
P.B. 8, Pg. 19

K. & L. Denman
DR 442-211

Ralph & Mary Lou Mast
DR 1097-589

J. Watts
DR 1078-560

REVISION APPROVED
FOR RECORD
7-31-96

SITUATED IN

The State of Ohio, County of Muskingum,
Township of Falls, Quarter Township 1,
T-1-N, R-8-W, United States Military
District, and also being a part of Lot 14
in Carl Lane Subdivision, P.B. 8, Pg. 19,
Muskingum County Deed Records.

BASIS OF BEARING

Bearings based on West Line Lots 1 and
2, Carl Lane Subdivision, P.B. 8, Pg. 19,
as being S 12-00-00 W.

REFERENCES

DR 1097-589
DR 1094-435
DR 1087-139
DR 1083-607
DR 926-95
DR 497-716
DR 474-58
DR 442-211
Tax Map 17-19
Plat Book 8, Page 19

PARCEL NOS.

Part of: 17-17-19-02-18-000 (±0.93 Ac.)
All of: 17-17-19-02-19-000 (±0.79 Ac.)

LEGEND

● Iron Pin Set, 5/8" rebar

● Axle Found

○ Pipe Found

Property Line — P —

Center Line — C —

Right-of-Way — R/W —

GRAPHIC SCALE

(IN FEET)

1 inch = 40 ft.

OLD FALLS RD. (CR 298)



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