



Linn Engineering, Inc.

Civil Engineering Consultants

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17-38-01-35-002
416 PARK AVE

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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 south half of Quarter Township Two, Township One North, Range Seven West, United States Military Lands, and more particularly described as follows:

Beginning at an iron pin set on the southeast corner of Lot 3 of J.E. and G.B. Moore Subdivision as designated and delineated on Muskingum County Plat Book 7, Page 60; thence along the north line of lands now owned by R. and J. Donoho (Deed Record 1046-330) South 60 degrees 34 minutes 05 seconds West 116.01 feet to an iron pin set and the principal place of beginning; thence continuing along said Donoho's north line South 60 degrees 34 minutes 05 seconds West 35.00 feet to an iron pin found on the north line of Highland Village as designated and delineated on Muskingum County Plat Book 7, Page 40 and 41; thence along said north line North 85 degrees 16 minutes 32 seconds West 162.15 feet to an iron pin set on the southeast corner of lands now owned by Kevin Upton (Deed Record 1080-121); thence along the east line of said Upton's lands North 04 degrees 43 minutes 42 seconds East 125.00 feet to an iron pin set on the south right of way of an unnamed drive; thence South 85 degrees 16 minutes 40 seconds East 84.24 feet to an iron pin set; thence continuing along said south right of way on a curve to the left having a radius of 50.00 feet, a central angle of 41 degrees 11 minutes 03 seconds and a chord bearing North 74 degrees 07 minutes 48 seconds East a distance of 35.17 feet to an iron pin set on the northwest corner of lands now owned by Kevin Upton (Deed Record 1080-121); thence along said Upton's west line South 27 degrees 24 minutes 28 seconds East 139.02 feet to the principal place of beginning, containing 0.47 acres, more or less, subject to all legal road right of ways and applicable easements, written or implied.

There is appended to the above described tract an AUGMENTED EASEMENT for the purpose of ingress and egress between the above described tract and Park Avenue and being more particularly described as follows:

Beginning at an iron pin set on the southeast corner of Lot 3 of J.E. and G.B. Moore Subdivision as designated and delineated on Muskingum County Plat Book 7, Page 60; thence along the north line of lands now owned by R. and J. Donoho (Deed Record 1046-330) South 60 degrees 34 minutes 05 seconds West 116.01 feet to an iron pin

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set; thence along the west line of lands now owned by Kevin Tipton (Deed Record 1080-121) North 27 degrees 24 minutes 28 seconds West 139.02 feet to an iron pin set on the south right of way of an unnamed drive and the principal place of beginning; thence around the cul-de-sac right of way of said unnamed drive on a curve to the left having a radius of 50.00 feet, a central angle of 228 degrees 48 minutes 56 seconds and a chord bearing North 60 degrees 52 minutes 12 seconds West a distance of 91.06 feet to a point on the north right of way of said unnamed drive; thence along the north line of said unnamed drive the following five courses: 1) North 85 degrees 16 minutes 40 seconds West 101.12 feet to a point; 2) on a curve to the right having a radius of 75.00 feet, a central angle of 90 degrees 53 minutes 38 seconds and a chord bearing North 39 degrees 49 minutes 51 seconds West a distance of 106.89 feet to a point; 3) North 05 degrees 35 minutes 58 seconds East 29.42 feet to a point; 4) North 85 degrees 26 minutes 58 seconds West 0.50 feet to a point; 5) North 05 degrees 37 minutes 06 seconds East 195.70 feet to a point on the south line of Park Avenue; thence along said south line of Park Avenue North 84 degrees 40 minutes 00 seconds West 49.00 feet to a point on the southwesterly right of way of said unnamed drive; thence along the southwesterly line of said unnamed drive the following seven courses: 1) South 05 degrees 36 minutes 58 seconds West 196.37 feet to a point; 2) South 85 degrees 26 minutes 58 seconds East 0.50 feet to a point; 3) South 05 degrees 36 minutes 58 seconds West 28.49 feet to a point; 4) on a curve to the left having a radius of 125.00 feet, a central angle of 90 degrees 53 minutes 38 seconds and a chord bearing South 39 degrees 49 minutes 51 seconds East a distance of 178.15 feet to a point; 5) South 85 degrees 16 minutes 40 seconds East 66.88 feet to an iron pin set; 6) South 85 degrees 16 minutes 40 seconds East 84.24 feet to an iron pin set; 7) on a curve to the left having a radius of 50.00 feet, a central angle of 41 degrees 11 minutes 03 seconds and a chord bearing North 74 degrees 07 minutes 48 seconds East a distance of 35.17 feet to the principal place of beginning, containing 0.74 acres, more or less, subject to all legal road right of ways and applicable easements, written or implied.

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

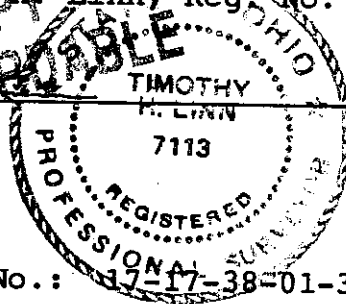
Bearings are based on the south line of Park Avenue as being South 84 degrees 40 minutes 00 seconds East as described in Muskingum County Deed Record 913-99.

UPTN-734

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This description is written based on a survey completed October 9, 1995 by Timothy M. Linn, Reg. No. 7113.

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Timothy M. Linn
Reg. No. 7113



10/12/95
Date

PARCEL NO.:

Part of Parcel No.: 37-17-38-01-35-000 (0.47 ac.)

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY K. BUCKEY
10-12-95

PARK AVENUE 40' R/W

SITUATED IN

Being a part of the south half of Quarter Township 2,
Township 1 North, Range 7 West, Township of Falls,
County of Muskingum, State of Ohio.

BASIS OF BEARING

Bearings are based on the south line of Park Avenue
as being S 84°40'00" E as described in DR 913-99.

LEGEND

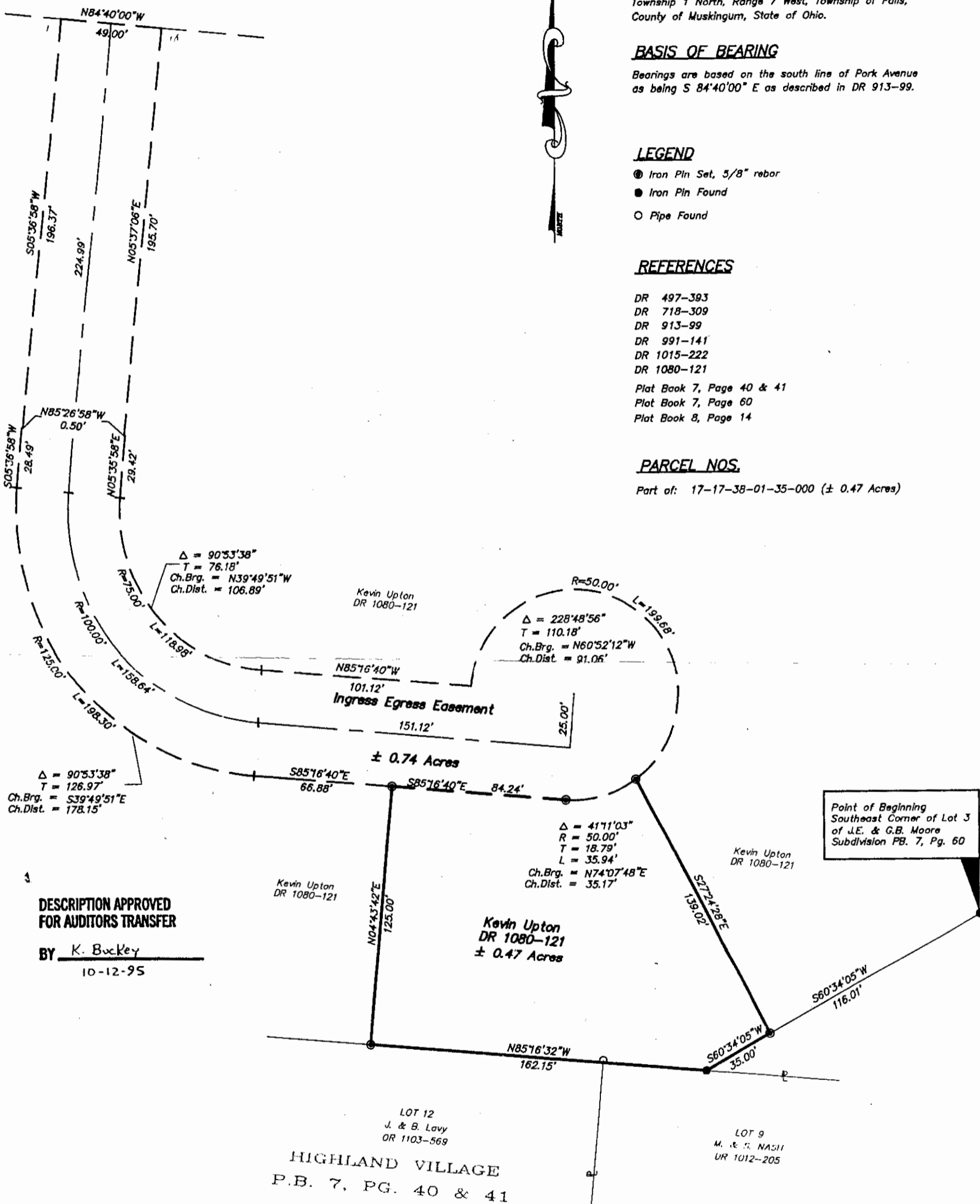
- Iron Pin Set, 5/8" rebar
- Iron Pin Found
- Pipe Found

REFERENCES

DR 497-393
DR 718-309
DR 913-99
DR 991-141
DR 1015-222
DR 1080-121
Plat Book 7, Page 40 & 41
Plat Book 7, Page 60
Plat Book 8, Page 14

PARCEL NOS.

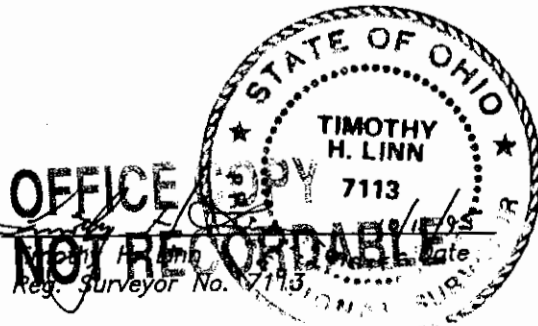
Part of: 17-17-38-01-35-000 (± 0.47 Acres)



GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.



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