

**BOWMAN & ASSOCIATES**  
**59 SECOND STREET**  
**FRAZEYSBURG, OHIO 43822**  
**PH./FAX (614) 828-2204**

SNR

**SURVEY DESCRIPTION**  
**FOR**  
**IVAN S. WILSON, JR.**

**PART OF PARCEL**  
**17-82-01-41-000 (01.832 Acres)**

**PARCEL 1**

Situated in Quarter Township 3, T-1, R-8, Falls Township, Muskingum County, Ohio. Being part of the lands of Ivan S. Wilson, Jr. and Joyce Wilson as conveyed in Deed Book 1030 page 400 of the Muskingum County Deed Records, and being described as follows:

Beginning at a rebar set in the Northwest corner of lot 12 of Kingsview Subdivision (P.B. 14, Pg. 19);

thence, along Kingsview Drive on a curve to the left an arc distance of 124.16 feet, on a radius of 50.00 feet, whose chord bears N.88°14'24"W. a distance of 94.63 to a set rebar on the westerly line of Kingsview Drive;

thence, N.83°49'14"W. a distance of 47.93 feet through the lands of I. & J. Wilson (1030/400) to a set rebar on the East line of the lands, now or formerly, owned by M Caw (1102/404);

thence, N.03°47'00"W. a distance of 221.37 feet along said Caw lands to a found iron pin on the Southwest corner of the lands, now or formerly, owned by C. Vousden (543/258);

thence, N.89°15'00"E. a distance of 360.35 feet along the South line of said Vousden lands to a found rebar on the Northwest corner of the lands, Now or formerly, owned by P. Van Wey (433/152);

thence, S.31°46'00"E. a distance of 169.02 feet along said Van Wey lands to A found rebar on the Northeast corner of the lands, now or formerly, owned by M. Cole (1095/027)

thence, S.72°54'02"W. a distance of 305.98 feet along the North line of said Cole lands, and the North line of lot 12, passing a found rebar on the Northeast corner of lot 12 at 105.98 feet, to the point of beginning.

The above described parcel contains 1.832 acres, more or less, and is subject to all legal easements and right of ways. All set rebars are 5/8" x 30" rebars with plastic I.D. caps. North is based upon an assumed meridian.

Description was prepared from an actual survey by Bowman & Associates, Stephen M. Bowman, P.S.#7135. July 14, 1997.

OFFICE COPY  
NOT RECORDABLE

DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY

7-15-97

855 KINGSVIEW

**BOWMAN & ASSOCIATES**  
**59 SECOND STREET**  
**FRAZEYSBURG, OHIO 43822**  
**PH./FAX (614) 828-2204**

SNR

**SURVEY DESCRIPTION**  
**FOR**  
**IVAN S. WILSON, JR.**

**PART OF PARCEL**  
**17-82-01-41-000 (0.905 Acres)**

**PARCEL 2**

Situated in Quarter Township 3, T-1, R-8, Falls Township, Muskingum County, Ohio. Being part of the lands of Ivan S. Wilson, Jr. and Joyce Wilson as conveyed in Deed Book 1030 page 400 of the Muskingum County Deed Records, and being described as follows:

Commencing at a rebar set in the Northwest corner of lot 12 of Kingsview Subdivision (P.B. 14, Pg. 19); thence, along Kingsview Drive on a curve to the left an arc distance of 124.16 feet, on a radius of 50.00 feet, whose chord bears N.88°14'24"W. a distance of 94.63 to a set rebar on the westerly line of Kingsview Drive, BEING THE POINT OF BEGINNING;

thence, continuing along Kingsview Drive on a curve to the left an arc distance of 111.46 feet, on a radius of 50.00 feet, whose chord bears S.43°14'24"E. a distance of 89.77 to a set rebar on the westerly line of Kingsview Drive;

thence, S.17°06'00"E. a distance of 250.00 feet along the western line of Kingsview Drive to a found rebar on the Northeast corner of the lands, now or formerly, owned by L. Groux (989/047);

thence, S.72°54'00"W. a distance of 166.31 feet along said Groux lands to a found iron pin on the Southeast corner of the lands, now or formerly, owned by M. Caw (1102/404);

thence, N.03°47'00"W. a distance of 359.19 feet along the east line of said Caw lands to a set rebar;

thence, S.83°49'14"E. a distance of 47.93 feet through the lands of I. & J. Wilson, Jr. (1030/400) to the point of beginning.

The above described parcel contains 0.905 acres, more or less, and is subject to all legal easements and right of ways. All set rebars are 5/8" x 30" rebars with plastic I.D. caps. North is based upon an assumed meridian.

Description was prepared from an actual survey by Bowman & Associates, Stephen M. Bowman, P.S.#7135. July 14, 1997.

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FOR AUDITORS TRANSFER

BY

ASB  
7-15-97

NORTH IS BASED UPON  
AN ASSUMED MERIDIAN

SCALE 1" = 125'



AUDITORS PARCEL  
17-82-01-41-000

**SURVEY PLAT FOR IVAN S. WILSON, JR.**

SITUATED IN QUARTER TOWNSHIP 3, T-1, R-8, FALLS TOWNSHIP,  
MUSKINGUM COUNTY, OHIO. BEING THE SUBDIVISION OF THE LANDS  
OF IVAN AND JOYCE WILSON, JR AS CONVEYED IN DEED BOOK  
1030 PAGE 400 OF THE MUSKINGUM COUNTY DEED RECORDS.

C. VOUSDEN  
(543/258)

P. VAN WEY  
(433/152)

M. COLE  
(1095/027)

M. CAW  
(1102/404)

N89°15'00"E 360.35'

PARCEL 1  
1.832 ACRES  
MORE OR LESS

N83°49'14"W  
47.93'

R = 50'

N.W. COR.  
LOT 12

LOT 11

LOT 10

LOT 9

PARCEL 2  
0.905 ACRES  
MORE OR LESS

L GROUX  
(989/047)

N03°47'00"W 221.37'

N03°47'00"W 359.19'

S72°54'02"W 305.98'

105.98'

S31°46'00"E  
169.02'

200.00'

S17°06'00"E 250.00'

S72°54'00"W  
166.31'

KINGSVIEW SUBDIVISION  
P.B. 14, PG. 19

KINGSVIEW DRIVE



**LEGEND**

- IRON PIN FOUND
- ⊕ 3/4" X 30" REBAR SET  
W/ I.D. CAP

DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY *[Signature]*  
7-15-97

I CERTIFY THIS DRAWING WAS PREPARED  
FROM AN ACTUAL FIELD SURVEY I CONDUCTED

**OFFICE COPY**  
*[Signature]*  
**NOT RECORDABLE**

**BOWMAN & ASSOCIATES**

59 SECOND STREET  
FRAZEYSBURG, OHIO 43822  
PHONE/FAX 614-828-2204

JOB: M-97174

DATE: 07/14/97

(A)  
ARC = 124.16'  
CHORD  
N88°14'24"W  
94.63'

(B)  
ARC = 111.46'  
CHORD  
S43°14'24"E  
89.77'