

Situated in the State of Ohio, County of Muskingum, Township of Falls:

Being part of Quarter Township #3, Township #1, Range #8, of the US Military District, and part of Lot #5 of Hills and Dales Estates recorded in Plat Book 7, Page 5A **further being part of the Robert and Shirlee Grubb property recorded in Deed Book Volume 1043, Page 495 and part of Deed Book Volume 1126, Page 508 of said county's deed records, further being part of Muskingum County Auditor's Parcel Number 17-92-01-03-001, and all of Number 17-92-01-75-001**, more particularly described as follows;

Beginning at the unmarked Northwest corner of Lot #4 of Hills and Dales Estates recorded in Plat Book 7, Page 5A

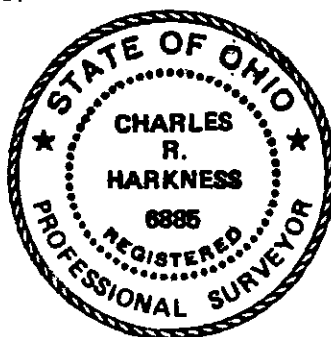
- TIE-1 THENCE North 02 degrees 22 minutes 35 seconds East 40.83 feet** extending the West line of said Lot #4 to the old centerline of US Route #40 (West Pike);
- TIE-2 THENCE South 83 degrees 36 minutes 55 seconds West 108.78 feet** along said old centerline to the unmarked common corner of said Grubb property and for the Donald and Cathy Denman property recorded in Deed Book Volume 1136, Page 12, at 108.78 feet;
- TIE-2 THENCE South 83 degrees 30 minutes 50 seconds West 129.64 feet** continuing along said old centerline to the unmarked place of beginning for the property herein intended to be described;
- #1- THENCE South 00 degrees 58 minutes 20 seconds East 394.86 feet** leaving said old centerline and crossing said Grubb property to an unmarked point on the low water mark of Timber Run, passing the existing centerline of US RT 40 at 42.23 feet, the existing right of way at 102.24 feet, and iron pins (set) at 104.22 feet and 369.63 feet;
- #2- THENCE South 39 degrees 49 minutes 15 seconds West 22.43 feet** along said Grubb property and low water mark to an unmarked point on the North line of said Lot #5;
- #3- THENCE South 15 degrees 54 minutes 25 seconds West 39.18 feet** continuing along said Grubb property and low water mark to an unmarked point on the North line of said Lot #5;
- #4- THENCE South 13 degrees 34 minutes 50 seconds West 60.09 feet** into said Lot #5 and continuing along said Grubb property and low water mark to an unmarked point;
- #5- THENCE South 22 degrees 44 minutes 45 seconds West 54.61 feet** continuing along said Grubb property and low water mark to an unmarked point;
- #6- THENCE South 47 degrees 23 minutes 40 seconds West 43.61 feet** continuing along said Grubb property and low water mark to an unmarked point;
- #7- THENCE North 08 degrees 05 minutes 25 seconds West 107.45 feet** leaving said low water mark and along the extended East line of the Paul W Debolt property recorded in Official Record Volume 2040, Page 881 to the unmarked Southeast corner of said Debolt property being on the North line of said Lot #5, passing an iron pin (set) at 31.93 feet;
- #8- THENCE North 08 degrees 05 minutes 25 seconds West 467.34 feet** along the common line for said Debolt and Grubb properties to an unmarked common corner for said Grubb and Debolt properties in said old centerline, passing iron pipes (found) at 1.24 feet and 75.50 feet, said existing right of way at 367.44 feet, an axle (found) at 375.72 feet, and said existing centerline at 436.35 feet;
- #9- THENCE North 83 degrees 30 minutes 50 seconds East 167.69 feet** along said old centerline to the place of beginning, containing 0.31 acres being all of Parcel Number 17-92-01-75-001, and 1.26 acres from Parcel Number 17-92-01-03-001, for a total of **1.57 acres**, of which 0.37 acres are within the right of way for US Route #40 (West Pike).

The bearings within this description are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations. Iron pins (set) are 5/8" rebar with identification caps (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on September 13, 2006, in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe all or any easements of record, nor encroachments unless otherwise indicated.

APPROVED FOR CLOSURE

Charles R. Harkness 9/19/2006



Charles R. Harkness PLS #6885

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NOT RECORDABLE**

LEGEND

- ☐ PIN (SET) 5/8" REBAR CAPPED
(C R HARKNESS PLSH6885)
- ☒ PIN (FOUND)
- ☐ POINT (UNMARKED)
- ☒ AXLE (FOUND)
- ☒ PIPE (FOUND)

80 0 80 160 240

GRAPHIC SCALE — FEET

Old C/L US RT 40

N 83°30'50"E
167.69'

Existing

US RT 40

0.37 Acres In RW

Existing R/W

1.57 Acres

Robert & Shirlee Grubb
DB Vol. 1043, Page 495.

1.26 Acres
Part of Parcel No.
17-92-D1-03-001

Robert & Shirlee Grubb
DB Vol. 1043, Page 495.

Donald & Cathy Denman
DB Vol. 1136, Page 12.

Lot #4

CALL BEARING DISTANCE

2	S 69°57'30"W	9.32'
3	S 81°44'00"W	22.50'
4	S 53°10'05"W	30.48'
5	N 32°09'15"W	4.00'
6	S 57°50'45"W	18.05'
7	N 30°41'10"W	9.26'
8	S 61°51'00"W	2.96'
9	S 29°49'10"E	9.61'
10	S 49°16'35"W	20.21'
	PASSING PIN AT	16.21'
11	N 61°32'05"W	5.16'
12	S 49°35'30"W	7.03'
13	S 39°49'15"W	21.10'

Calls 5-10
Are Not Along
Low Water Mark

Low Water Mark

68°50'05"E

(Found)
#5

Paul W Debolt
OR Vol. 2040, Page 881

Approved For Transfer
No On-Lot Sewage
Date 9/22/11

App. No. On-Date
No On-Date
Zanesville - Muskingum
Health Department

248.61'
 S 68°50'05"W 278.61'
 Leoma Quinn
 DB Vol. 964, Page 120 Exhibit "A"
 Lot #5

Lot #5

SURVEYOR'S NOTES & REFERENCES:

Previous surveys completed by Charles R Harkness
PLS #6885 (Job #307-dated 7/25/1989), (Job
#307-dated 9/1/1989), (Job #577-dated
12/20/1993), (Job #1414-dated 3/18/2005).

Note #1— Auditor's Parcel Number 17-92-01-74-001 was combined with 17-92-01-03-001 by land owner request.

Note #2— Numerous survey monuments were found disturbed by construct or flood waters. All monuments shown were found within an acceptable tolerance or were adjusted to locations previously identified by surveys listed.

SURVEY FOR:

Robert Grubb

West Pike, Zanesville, Ohio 43701

SURVEY DATE: 9/13/2006

DRAWN DATE: 9/13/2006

QTR TWP:#3 TWP:#1 R:#8 TWP:Falls CO:Muskingum STATE:Ohio

CHARLES R. HARKNESS
SURVEYING & MAPPING, INC.
8205 OLD TOWN ROAD
ROSEVILLE, OHIO 43777
PHONE (740) 849-0122

JOB #1532

DRAWING / SHEET NUMBER
PLAT #02

This plat was prepared by C. R. Harkness
Surveying & Mapping Inc. in accordance
with Chapter 4733-37 of the
Administrative Code, and is intended to
be used for the legal transfer of the
property described and does not intend
to describe all or any easements of
record or encroachments unless
otherwise indicated.

Charles R. Harkness



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Charles R. Harkness, File # 10833