

DESCRIPTION OF SURVEY FOR R & H RITCHIE

JOB#1065

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

Being part of Quarter Township #4, Township #1, Range #8, of the US Military District, **being all of** the R & H Ritchie property described in deed reference Deed Book Volume 1092, Page 211 of said county's deed records, known as Muskingum County Auditor's Parcel Number 17-96-01-04-001, and more particularly described as follows;

Commencing at the intersection of the center line of National Road (CR #420) (Formerly US Route #40) and the West line of said 4th Quarter Township; **THENCE South 75 degrees 39 minutes 35 seconds East for a distance of 798.53 feet** into said 4th Quarter Township, and along the center of said road to the Southwest corner of the S Marshall property recorded in deed reference Deed Book Volume 1089, Page 333; **THENCE South 75 degrees 59 minutes 25 seconds East for a distance of 280.88 feet** continuing along said road to the Southeast corner of said Marshall property and corner of the Fashion Lids LLC. property recorded in deed reference Deed Book Volume 1151, Page 535; **THENCE South 75 degrees 57 minutes 30 seconds East for a distance of 158.59 feet** continuing along said road to the Southwest corner of said Ritchie property and common corner for said Fashion Lids LLC. property, also being the place of beginning for the property herein intended to be described;

- #1- **THENCE North 05 degrees 44 minutes 35 seconds East for a distance of 587.41 feet** leaving said road and along a common line for said Ritchie and Fashion Lids LLC. properties to an iron pin (found) at the Northwest corner of said Ritchie property, passing an iron pin (found) at 30.30 feet;
- #2- **THENCE North 85 degrees 44 minutes 35 seconds East for a distance of 150.00 feet** along a common line for said Ritchie and Fashion Lids LLC. properties to an iron pin (found) at the Northeast corner of said Ritchie property also being on the West line of the R Patton property recorded in deed reference Deed Book Volume 1109, Page 445;
- #3- **THENCE South 05 degrees 44 minutes 35 seconds West for a distance of 635.00 feet** along a common line for said Ritchie and Patton properties to the center of said road, passing an iron pin (found) at 603.05 feet;
- #4- **THENCE North 75 degrees 57 minutes 30 seconds West for a distance of 149.28 feet** along said road to the place of beginning, **containing 2.07 acres.**

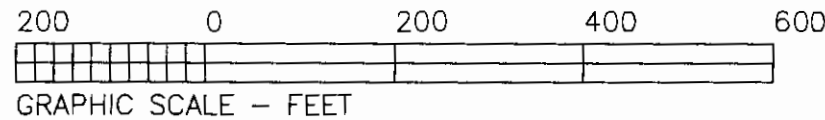
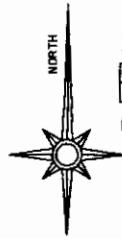
The bearings within this description are based on State Plane Coordinate Grid derived from a Solar Observation (Local Hour Angle Method). Iron pins (set) are 5/8" rebar with identification caps (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on January 29, 2001, 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 encumbrances, unless otherwise indicated.

Charles R. Harkness
Charles R. Harkness PLS #6885

OFFICE COPY
NOT RECORDABLE
2-15-2001

17-96-01-04-001
2899 NATIONAL RD



The bearings on this plat are based on State Plane Coordinate Grid as derived from a Salar Observation (Local Hour Angle Method).

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SURVEYOR'S NOTES & REFERENCES:
Muskingum Co. Tax Maps and Orthophotos of the area. USGS Topo Quad Map (Zanesville West).

LEGEND

- P IN (SET) 5/8" REBAR CAPPED (C R HARKNESS PLS#6885)
- P IN (FOUND)
- △ POINT (UNMARKED)
- PIPE (FOUND)
- WOOD POST (BY PREVIOUS SURVEY)

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 any easements of record, nor encumbrances unless otherwise indicated.

Charles R. Harkness PLS#6885

Fashion Lids LLC.
DB Vol. 1151,
Page 535.

S Marshall
DB Vol. 1089,
Page 333.

R Patton
DB Vol. 1109,
Page 445.

2.07
Acres

R & H Ritchie
DB Vol. 1092, Page 211,
Par #17-96-01-04-001

E Mast & Sons
DB Vol. 1045, Page 281.

US Route #40 (West Pike)

Highland Drive

(Formerly US RT #40)
National Road (CR #420)

N 83°24'10"W
76.67'

S 08°40'50"W
161.39'

S 75°37'20"E
93.56'

Qtr Twp #3
Qtr Twp #4

D Kocher
DB Vol. 912, Page 239.

SURVEY FOR:

Ron Ritchie

National Road, Zanesville, Ohio 43701

SURVEY DATE: 1/29/2001

DRAWN DATE: 1/30/2001

QTR TWP: #4 TWP: #1 R: #8 TWP: Falls CO: Muskingum STATE: Ohio

**CHARLES R. HARKNESS
SURVEYING & MAPPING, INC.**
768 DRYDEN ROAD
ZANESVILLE, OHIO 43701
PHONE (740) 454-6367

JOB NUMBER

JOB #1065

DRAWING / SHEET NUMBER

Plat #01

2-15-2001