

DESCRIPTION OF SURVEY FOR TOMAS & LYNN BOWERS

JOB#1787-1

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

Being part of Lot 169 of Home Acres, as recorded in Plat Book 7, Page 10 of said county's plat records, also being part of the TLJ-Y CITY LLC. property recorded in Official Record Volume 2209, Page 721 of said county's deed records, further being part of Muskingum County Auditor's Parcel Number 17-37-03-13-000, and more particularly described as follows;

- Beginning at an iron pin (found) at the common Southern corner for said Lot 169 and for Lot 168 of said subdivision, also being on the North line of Garden Road;
- #1- **THENCE North 01 degrees 47 minutes 55 seconds East 280.78 feet** leaving said road and along said Lots 169 and 168 to an iron pipe (found) at the common corner for said TLJ-Y CITY LLC. property and for the Ricky B Wayne and Deborah Wayne property recorded in Official Record Volume 1547, Page 987;
 - #2- **THENCE South 87 degrees 52 minutes 45 seconds East 29.64 feet** into said Lot 169 and along the common line for said TLJ-Y CITY LLC. and Wayne properties to an iron pin (set);
 - #3- **THENCE South 01 degrees 43 minutes 30 seconds West 280.55 feet** crossing said TLJ-Y CITY LLC. property to an iron pin (set) on the common line for said Lot 169 and Garden Road;
 - #4- **THENCE North 88 degrees 19 minutes 35 seconds West 30.00 feet** along said Lot 169 and Garden Road to the place of beginning, **containing 0.19 acres.**

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 parcel is not to be used as a separate building site or transferred as an independent parcel in the future without planning commission approval in accordance with applicable subdivision regulations. Parcel to be combined to Auditor's Parcel Number 17-37-03-12-000.

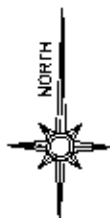
This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on September 18, 2009 in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe all or any easements of record, nor encroachments unless otherwise indicated.

Charles R. Harkness
Charles R. Harkness P.L.S. #6885
**OFFICE COPY
NOT RECORDABLE**



**APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR**
[Signature]
Date 10/1/09 Fee Paid

**DESCRIPTION
APPROVED
By:** *[Signature]* 9/21/09



The bearings on this plat are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS observations.

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

Being part of Lot 169 of Home
Acres, as recorded in Plat Book 7,
Page 10 of said county's plat
records, also being part of the
TLJ-Y CITY LLC, property
recorded in Official Record
Volume 2209, Page 721 of said
county's deed records, further
being part of Muskingum County
Auditor's Parcel Number
17-37-03-13-000:

SURVEYOR'S NOTES AND REFERENCES:

Muskingum County Tax Maps and
Orthophotos of the area.

Note #1- This parcel is not to be
used as a separate building site or
transferred as an independent
parcel in the future without
planning commission approval in
accordance with applicable
subdivision regulations. Parcel to
be combined to Auditor's Parcel
Number 17-37-03-12-000.

LEGEND

- PIN (SET) 5/8" REBAR CAPPED
(C R HARKNESS PLS#6885)
- PIN (FOUND)
- △ POINT (UNMARKED)
- PIPE (FOUND)
- ⊗ AXLE (FOUND)
- ⊙ RAILROAD SPIKE (FOUND)

References

Ref #1- Thomas & Lynne Bowers
DB 1015, Page 292.
Parcel #17-37-03-12-000

Ref #2- TLJ-Y CITY LLC.
OR 2209, Page 721.
Parcel #17-37-03-13-000

CALL TABLE

CALL	BEARING	DISTANCE
C1	N 01°47'55" E	280.78
C2	S 87°52'45" E	29.64'
C3	S 01°43'30" W	280.55'
C4	N 88°19'35" W	30.00'
C5	S 88°19'35" E	70.00'
C6	N 01°43'25" E	280.00'
C7	N 87°52'45" W	70.00'
C8	N 88°19'35" W	100.00'
C9	N 01°49'55" E	281.42'
C10	S 87°57'30" E	99.84'

DESCRIPTION

APPROVED

By: *[Signature]*

Zanesville - Muskingum
Health Department

Approved For Transfer
No On-Lot Sewage

Date 9/22/09

APPROVED

MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date 10/1/09



This plat was prepared by C.R. Harkness Surveying & Mapping, Inc. in accordance with Chapter 4733-37 of the Ohio Administrative Code, and is intended to be used for the legal description of all or any easements of right or encroachments, unless otherwise indicated.

Charles R. Harkness PLS#6885

