



Terry J. Finley Surveying & Mapping

Ohio Registered Surveyor #S-7222

LEGAL DESCRIPTION

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF FALLS, AND BEING PART OF QUARTER TOWNSHIP 4, TOWNSHIP 1, RANGE 8, AND BEING A PART OF LOT #7 OF CONVERS' INFIRMARY FARM, AS RECORDED IN PLAT BOOK #1, PAGE 167, AND BEING PART OF THOSE LANDS DESCRIBED IN DEED VOLUME 696, PAGE 236; BEING FURTHER BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT AN IRON PIPE FOUND AT THE NORTHEAST CORNER OF SAID LOT #7 AND AT THE SOUTH LINE OF TOWNSHIP ROAD 622, THENCE, NORTH 85 DEGREES - 44 MINUTES - 00 SECONDS WEST, 121.22 FEET TO AN IRON PIPE FOUND AT THE NORTH WEST CORNER OF THOSE LANDS DESCRIBED IN DEED VOLUME 792, PAGE 214, AND THE **TRUE POINT OF BEGINNING** FOR THE PARCEL HEREIN INTENDED TO BE DESCRIBED; THENCE, LEAVING SAID TOWNSHIP ROAD, SOUTH 21 DEGREES - 52 MINUTES - 42 SECONDS WEST, 188.38 FEET TO AN IRON PIN SET; THENCE, NORTH 75 DEGREES - 53 MINUTES - 25 SECONDS WEST, 155.84 FEET TO AN IRON PIN SET; THENCE, NORTH 21 DEGREES - 52 MINUTES - 42 SECONDS EAST, 160.43 FEET TO AN IRON PIN SET ON THE SOUTH LINE OF SAID TOWNSHIP ROAD; THENCE, SOUTH 85 DEGREES - 44 MINUTES - 00 SECONDS EAST, 162.00 FEET TO THE **POINT OF BEGINNING**, AND CONTAINING 0.618 ACRES MORE OR LESS.

ALSO, TO BE INCLUDED WITH THE PARCEL HEREIN DESCRIBED IS A 20' FOOT INGRESS/EGRESS EASEMENT ACROSS SUBJECT PROPERTY AND PROPERTY ADJACENT TO THE EAST, THE CENTERLINE OF WHICH IS DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF ABOVE-DESCRIBED 0.618 ACRE PARCEL, THENCE, SOUTH 85 DEGREES - 44 MINUTES - 00 SECONDS EAST ALONG THE SOUTH LINE OF TOWNSHIP ROAD 622, 11.84 FEET TO THE TRUE POINT OF BEGINNING FOR THIS EASEMENT; THENCE, SOUTH 48 DEGREES - 54 MINUTES - 00 SECONDS WEST, 63.92 FEET TO A POINT; THENCE, SOUTH 73 DEGREES - 50 MINUTES - 01 SECONDS WEST, 52.75 FEET TO A POINT; THENCE, SOUTH 83 DEGREES - 49 MINUTES - 06 SECONDS WEST, 107.78 FEET TO THE TERMINUS OF THIS EASEMENT.

SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD.

BEARINGS DESCRIBED HEREIN ARE BASED UPON THOSE DESCRIBED IN DEED VOLUME 792, PAGE 213.

IRON PINS SET ARE 5/8" REBAR WITH YELLOW IDENTIFICATION CAP (FINLEY S-7222).

BEING PART OF AUDITOR'S PARCEL #17-78-04-31-000.

THIS DESCRIPTION, WRITTEN ON MAY 24, 1996, IS BASED ON AN ACTUAL SURVEY OF THE PREMISES BY **TERRY J. FINLEY, OHIO REGISTERED SURVEYOR #S-7222**.

NOT RECORDED

Terry J. Finley
TERRY J. FINLEY
REGISTERED SURVEYOR #S-7222

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

PSA
5-24-96

17-78-04-31-001
1424 RIVERVIEW DR.

STATE Ohio
COUNTY Muskingum

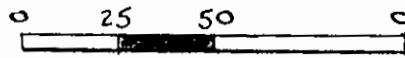
CITY
SUBDIVISION Pt. Lot 7 Convers'
Infirmary Farm
PLAT BOOK 1 PAGE 167
DEED VOL. 696 PAGE 236

TOWNSHIP Falls
SECTION Qtr. Twp. 4 T.1 R.8

SURVEY PLAT for: Ron Bucci

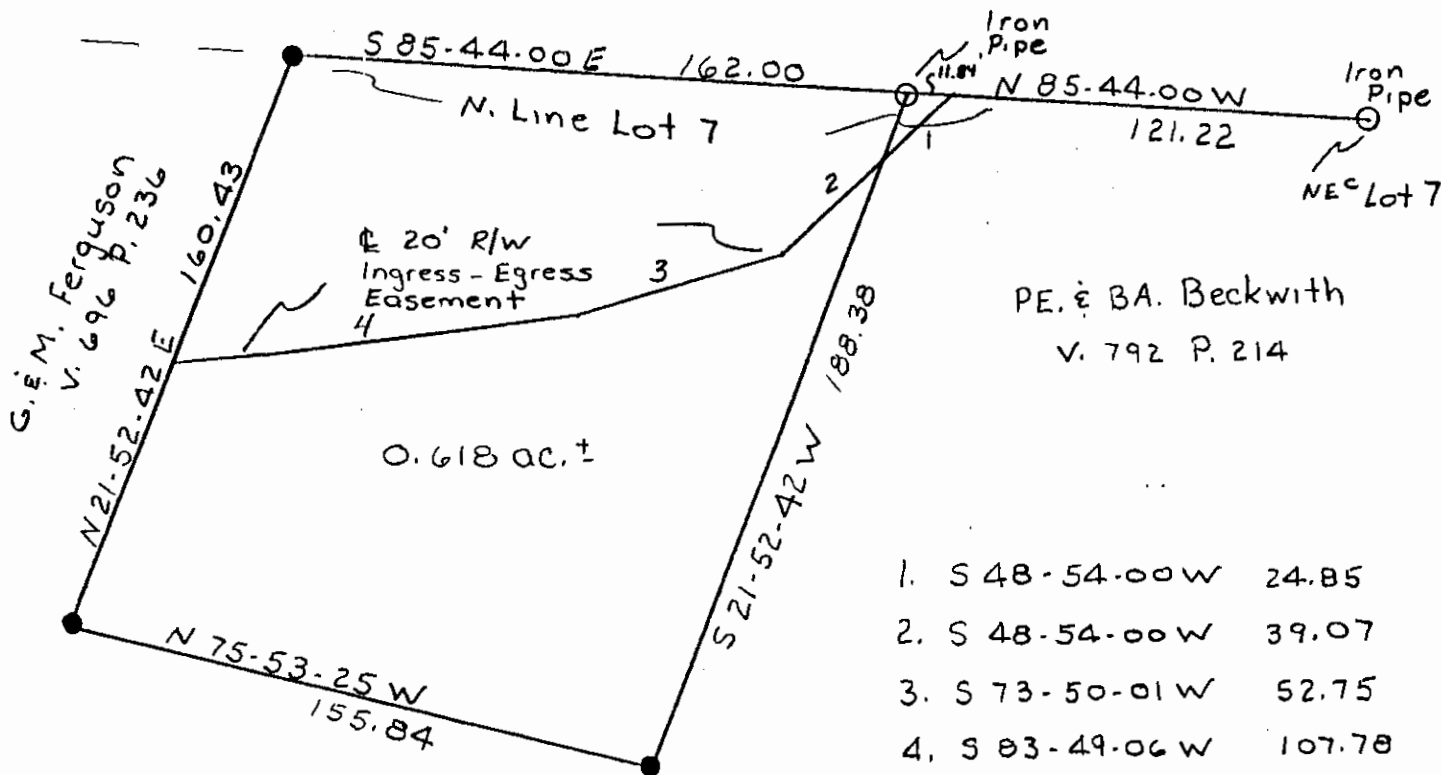
The bearings shown herein are based upon:

Vol. 792 Pg. 213



Scale 1" = 50'

Twp. Rd. 622 Riverview Drive



G.E.M. Ferguson
V. 696 P. 236



DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY

5-24-96

LEGEND: Iron pin set ●

Iron pin found ○

Stone found ■

Axle found ⊙

R/R Spike found △

Iron pins set are 5/8"
rebar w/plastic i.d. cap.

Auditor's parcel # 17-17-78-04-31-000

This plat, drawn on May 24th by
Terry J. Finley, Ohio Registered
Surveyor #7222, is based on an
actual survey.

Terry J. Finley
Reg. Surveyor #7222



Terry J. Finley, P.S.

Surveying & Mapping

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