

23.50-07-08-003

**BOESHART & ASSOCIATES**  
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**94 CANYON VILLA DRIVE**  
**HEBRON, OH 43025**

Ph: 740-928-4130

May 28, 2015

Job No. 15-4082

Surveyor's Description – **18.393 ACRES ~ Part of Parcel No. 23-50-07-08-000**

The parcel herein described is known as being a part of the same lands conveyed to **Sherry June Pickens** as described in Deed Vol. 1961 on page 469 recorded in the Muskingum County Recorder's Office in Zanesville, Ohio and is situated in the Southwest Quarter of Section 7 in Highland Township, Township 2 North in Range 5 West in the U.S. Military Lands of Muskingum County, Ohio and is better described as follows:

**Beginning** for a reference at an existing stone at the Northeast Corner of the Southwest Quarter of Section 7;

**Thence**, with the east line of the said quarter-section, South 0 degrees 28 minutes 53 seconds East, 683.25 feet to a point;

**Thence**, leaving the said quarter-section line, South 87 degrees 52 minutes 55 seconds West, 252.98 feet to an existing iron pipe;

**Thence**, South 89 degrees 18 minutes 02 seconds West, 709.50 feet to an existing 5/8" iron pin and the **true point of beginning**;

**Thence**, following the west line of Kevin Lee & Kristine L. Harris ( 2469 / 694), South 0 degrees 24 minutes 31 seconds East, passing an existing 3/4" iron pipe on the south side of Crawford Lane (Township Road 435) at 1858.12 feet, a total distance of 1930.57 feet to an existing 5/8" iron pin on the south line of Section 7;

**Thence**, with the said Section line and the north line of John & Christine Funk (1558 / 842), North 89 degrees 59 minutes 44 seconds West, passing an existing 5/8" iron pin at 566.75 feet, a total distance of 591.75 feet to the center of Barr Road (County Road 25);

**Thence**, with the said road and the east line of J. Weldon & Janice E. Funk ( 629 / 14) and Robert H., Jr. & Sarah J. Phillips (1741 / 712), the following (5) five courses:

- 1.) North 4 degrees 35 minutes 30 seconds East, 198.11 feet to a point;
- 2.) North 24 degrees 40 minutes 27 seconds East, 228.15 feet to a point;
- 3.) North 13 degrees 40 minutes 07 seconds East, 96.88 feet to a point;
- 4.) North 3 degrees 58 minutes 32 seconds East, 362.64 feet to a point;
- 5.) North 7 degrees 53 minutes 55 seconds East, 542.49 feet to a point referenced by an existing iron pin bearing North 87 degrees 20 minutes 42 seconds West, 20.00 feet therefrom;

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**Thence**, continuing with the said road on a new division line, the following (4) four courses:

- 1.) North 7 degrees 34 minutes 46 seconds East, 178.57 feet to a set 2" Magnetic Nail;
- 2.) North 6 degrees 26 minutes 13 seconds East, 159.14 feet to a set 2" Magnetic Nail;
- 3.) North 9 degrees 27 minutes 57 seconds East, 144.25 feet to a set 2" Magnetic Nail;
- 4.) North 15 degrees 44 minutes 30 seconds East, 125.67 feet to a set 2" Magnetic Nail set on the line between the Pickens parcel and the west line of James J. & Courtney L. Watson ( 2397 / 457);

**Thence**, with the said Pickens' & Watson line, South 2 degrees 03 minutes 34 seconds West, 69.04 feet to an existing 5/8" iron pin;

Thence, with the south line of the said Watson parcel, North 89 degrees 17 minutes 53 seconds East, 247.58 feet to the **true point of beginning**.

Containing **18.393 Acres** and is subject to all legal roads, easements and restrictions of record. North is based on the south line of Section 7 as bearing North 89 degrees 59 minutes 44 seconds West. The bearings, used in this description, show the relationship of the angles of the property lines and are not based on true bearings.

I, Paul J. Boeshart, hereby certify that the above description represents a true and correct survey and all measurements were made under my direct supervision in accordance with Chapter 4733-37 of the Ohio Administration Code in May, 2015.

**OFFICE COPY  
NOT RECORDABLE**

Paul J. Boeshart, P.L.S.  
Registration No. S-6512



**APPROVED**

MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR

6/9/15  
Date

Fee Paid

**DESCRIPTION  
APPROVED**

By: *[Signature]* 6/9/2015

Justin W. & Stephanie D. Allen  
2179 / 747

N 89° 47' 39" E  
1418.97'

Reference Point of Beginning  
Northeast Corner of the  
Southwest Quarter of  
Section 7 ~ Stone Found

James J. & Courtney L. Watson  
2397 / 457

N 15° 44' 30" E  
125.67'

S 2° 03' 34" W ~ 102.76'

S 2° 03' 34" W ~ 69.04'

N 89° 17' 53" E  
247.58'

S 89° 18' 02" W  
709.50'

S 87° 52' 55" W  
252.98'

S 0° 28' 53" E  
683.25'

Sherry June Pickens  
1961 / 469  
Deed Acres = 39.36  
Part of Parcel No. 23-50-07-08-000  
20.966 ACRES by Survey

N 9° 27' 57" E  
144.25'  
N 6° 26' 13" E  
159.14'  
N 7° 34' 46" E  
178.57'

Approved for Transfer  
No On-Lot Sewage  
Zanesville-Muskingum Co.  
Health Department

*[Signature]*  
Date 6/15

STATE of OHIO  
MUSKINGUM COUNTY  
HIGHLAND TOWNSHIP  
TOWNSHIP 2 NORTH  
RANGE 5 WEST  
U.S. MILITRAY LANDS  
PART of the SOUTHWEST  
QUARTER of SECTION 7

1315.18' (Overall)  
N 87° 20' 42" W

BARR ROAD ~ COUNTY ROAD 20

Robert H. Jr. & Sarah J. Phillips  
1741 / 712

N 7° 53' 55" E  
542.49'

Sherry June Pickens  
1961 / 469  
Deed Acres = 39.36  
Part of Parcel No. 23-50-07-08-000  
18.393 ACRES by Survey

1930.57' (calc) ( 1930.42' deed)  
S 0° 24' 31" E

Kevin Lee & Kristine L. Harris  
2469 / 694

Based on the south line of Section 7  
as bearing North 89° 59' 44" West

Pertinent Data:  
County Tax Map  
Surveys of Record  
USGS Map  
Deeds as noted

N 13° 40' 07" E

N 3° 58' 32" E  
362.64'

APPROVED  
MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR

6/9/15  
Date

Fee Paid

- = Unmarked Corner
- = Existing Stone Corner
- = Existing Iron Pin as noted
- △ = 2" Magnetic Nail Set

0 100 200 400

Scale: 1" = 200'

DESCRIPTION  
APPROVED  
By: *[Signature]* 6/9/2015

J. Weldon & Janice E. Funk  
629 / 14

N 4° 35' 30" E  
198.11'

N 24° 40' 27" E  
228.15'

John & Christine Funk  
1558 / 842

591.75'

N 89° 59' 44" W

Section 7  
Section 14

I HEREBY CERTIFY THAT THIS PLAT REPRESENTS A TRUE AND CORRECT SURVEY AND ALL MEASUREMENTS WERE MADE IN ACCORDANCE WITH CHAPTER 4733-37 OF THE OHIO ADMINISTRATIVE CODE UNDER MY DIRECT SUPERVISION IN MAY, 2015.

OFFICE COPY  
NOT RECORDABLE

PAUL J. BOESHART  
94 CANYON VILLA DRIVE  
HEBRON, OH 43025  
PHONE: 740-928-4130 CELL: 740-616-0812

