

DESCRIPTION OF SURVEY FOR JAMES P KUHN

JOB#2045-LOT 3

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

Being part of the Northwest Quarter, Section 12, Township 2, Range 5, of the US Military District, being part of the James P Kuhn property recorded in Official Record Volume 2364, Page 355 of said county's deed records, also being part of Muskingum County Auditor's Parcel Number 23-60-12-07-000, and more particularly described as follows;

- Commencing at an iron pin (found) at the center of Section 12;
- TIE- THENCE North 02 degrees 12 minutes 56 seconds East 40.00 feet along the common line for said Northwest and Northeast Quarters of Section 12 to an iron pin (set) at the place of beginning for the property herein intended to be described;
- #1- THENCE North 87 degrees 31 minutes 19 seconds West 286.15 feet into said Northwest Quarter and through said Kuhn property to an unmarked point in the centerline of State Route 83 (Friendship Drive), passing an iron pin (set) at 246.15 feet;
- #2- THENCE along a curve to the left having, a chord bearing North 21 degrees 22 minutes 22 seconds East 218.97 feet, a radius of 669.06 feet, and arc length of 219.96 feet, continuing through said Kuhn property and along said road to an unmarked point;
- #3- THENCE along a curve to the left having, a chord bearing North 08 degrees 57 minutes 06 seconds East 316.41 feet, a radius of 3019.91 feet, and arc length of 316.55 feet, continuing through said Kuhn property and along said road to an unmarked point;
- #4- THENCE North 05 degrees 56 minutes 56 seconds East 151.23 feet continuing along said road and through said Kuhn property to an unmarked point;
- #5- THENCE North 06 degrees 11 minutes 36 seconds East 148.40 feet continuing along said road and through said Kuhn property to the unmarked Southwest corner of the Hallie E Baker property recorded in Official Record Volume 2244, Page 460 and in Official Record Volume 2474, Page 772;
- #6- THENCE South 87 degrees 38 minutes 55 seconds East 157.04 feet leaving said road and along said Baker property to an iron pin (found) on the common line for the Northwest and Northeast Quarters of Section 12, passing an iron pin (found) at 30.74 feet;
- #7 THENCE South 02 degrees 12 minutes 56 seconds West 820.96 feet along said Quarter Section line to the place of beginning containing 3.70 acres, of which 0.58 acres are within the right of way of State Route 83 (Friendship Drive).

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 May 7, 2013 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 apparent easements nor easements of record, unless otherwise indicated.

OFFICE COPY
NOT RECORDABLE
Charles R. Harkness PLS #6885



APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

8/2/13
Date

Fee Paid

DESCRIPTION
APPROVED
By: [Signature] 5/14/2017

N 01°53'36" E 860.97'
To Stone Found Section Corner

John S Pavlik Trustee
OR Vol. 2381, Page 737.

N 86°51'30" E 802.73'

Section 13
Section 12

Fritz J Neuhart &
Roslyn J Neuhart
OR Vol. 1837, Page 621.

James P Kuhn
OR Vol. 2364, Page 355.
Part of Parcel Number
23-60-12-05-000
32.56 Acres

Lot 1
43.11 Acres

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date Fee Paid

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

Being part of the Northwest Quarter, Section 12, Township 2, Range 5, of the US Military District, being part of the James P Kuhn property recorded in Official Record Volume 2364, Page 355 of said county's deed records, also being all of Muskingum County Auditor's Parcel Numbers 23-60-12-05-000 and 23-60-12-06-000, and part of Parcel Number 23-60-12-07-000:

SURVEYOR'S NOTES AND REFERENCES:

Muskingum County Tax Maps and Orthophotos of the area.

Note #1- Easement for existing lease road and access to Lot 1 through Lot 2 occupies 0.16 acre of Lot 2.

Note #2- Remainder of Parcel 23-60-12-07-000 is to provide access to and combined with Parcel Number 23-60-12-16-000 located in th Southeast Quarter of Section 12.

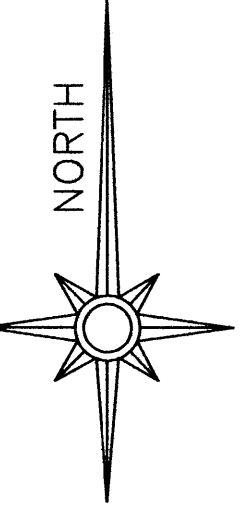
Note #3- Quick Claim Deed from James P Kuhn to Hallie E Baker OR Vol. 2474, Page 772.

LEGEND

- PIN (SET) 5/8" REBAR CAPPED (C R HARKNESS PLS #6885)
- PIN (FOUND)
- △ POINT (UNMARKED)
- STONE (FOUND) WITH X
- *—*—*—*—*—*— Long Standing Occupation Fence Line



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



N 01°53'36" E 1797.50'

S 01°31'13" W 1012.21'

John S Pavlik Trustee
OR Vol. 2381, Page 737.

S 87°42'16" E 1645.64'

James P Kuhn
OR Vol. 2364, Page 355.
Part of Parcel Number
23-60-12-07-000
2.91 Acres

Lease Road
Assumed RW Width SR 83
60' Total - 0.11 Acres

N 87°42'16" W 900.39'
S 87°42'16" E 900.39'

James P Kuhn
OR Vol. 2364, Page 355.
Part of Parcel Number
23-60-12-06-000
7.64 Acres

S 31°42'55" W 347.75'
N 31°42'55" E 347.75'

Lot 2
22.62 Acres

N 89°53'46" W 713.87'
S 89°53'46" E 713.87'

James P Kuhn
OR Vol. 2364, Page 355.
Part of Parcel Number
23-60-12-06-000
8.51 Acres

S 02°28'41" W 376.62'
N 02°28'41" E 376.62'
Part of Parcel Number
23-60-12-05-000
1.31 Acres

James P Kuhn
OR Vol. 2364, Page 355.
Part of Parcel Number
23-60-12-07-000
12.80 Acres

Assumed RW Width
60' Total - 0.51 Acres

Curve Right Chord Bearing
S 08°57'06" W 316.41'
R=3019.91' A=316.55'

Curve Left Chord Bearing
N 08°57'06" E 316.41'
R=3019.91' A=316.55'

Curve Left Chord Bearing
N 21°22'22" E 218.97'
R=669.06' A=219.96'

Curve Right Chord Bearing
S 23°21'25" W 264.54'
R=669.06' A=266.30'

Curve Left Chord Bearing
N 08°57'06" E 316.41'
R=3019.91' A=316.55'

Curve Left Chord Bearing
N 21°22'22" E 218.97'
R=669.06' A=219.96'

Curve Left Chord Bearing
N 08°57'06" E 316.41'
R=3019.91' A=316.55'

Curve Left Chord Bearing
N 21°22'22" E 218.97'
R=669.06' A=219.96'

Shirley E Barr Trustee
OR Vol. 2065, Page 1020.

N 87°31'19" W 1644.39'

Mark A Blackstone
& Julie J Ross
DB Vol. 958, Page 259.

Pin 3.5' South of Fence

James P Kuhn
OR Vol. 2364, Page 355.
Parcel Number 23-60-12-16-000
OR Vol. 2474, Page 774.
Parcel Number 23-60-12-08-001

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 parcel surveyed and does not show all or any easements of record, unless otherwise indicated.

Charles R. Harkness
Charles R. Harkness PLS #6885



DESCRIPTION
APPROVED
Date: 5/7/13

Dominic D Crock
& Amy S Crock
OR Vol. 2431,
Page 219.

SURVEY FOR:

James P Kuhn

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

SURVEYED: 5/7/2013 DRAWN: 5/8/2013

JOB NUMBER
Job#2045

DRAWING / SHEET #
Plat #03