

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

Being part of Quarter Township #4, of Township #1, Range #9, of the US Military District, **being part of** the Richard Paul property described in deed reference Deed Book Volume 691, Page 325 and all of deed reference Deed Book Volume 1539, Page 731 of said county's deed records, known as Muskingum County **Auditor's Parcel Number 25-55-21-38-000**, and more particularly described as follows;

Beginning at an iron pipe (found) at the Northern corner of Lot #4 of Walnut Hills Subdivision #1 recorded in Plat Book 2, Page 29;

- #1- **thence S 32 47 50 W 200.00 feet** along the Northwest line of said Lot #4 to an iron pipe (found) at the Western corner of said Lot #4;
- #2- **thence S 57 12 30 E 266.91 feet** along the Southwest lines of Lots #2, #3, & #4 of said Walnut Hills Subdivision #1 to an iron pipe (found) at a corner of said Lot #2, also being on the North line of the W. Edwards property described in deed reference Deed Book Volume 468, Page 540;
- #3- **thence S 75 06 30 W 417.44 feet** along the North lines of said Edwards property and the J. Stettles, Jr. property recorded in deed reference Deed Book Volume 1068, Page 147 to an iron pin (found) at a common corner for said Stettles property and for the Stanley and Barbara Badgley property recorded in deed reference Deed Book Volume 914, Page 280;
- #4- **thence S 80 33 30 W 199.41 feet** along the North line of said Badgley property to an iron pin (found) at the Northwest corner of said Badgley property, also being on the East line of the SMV Holding Group property recorded in deed reference Deed Book Volume 1102, Page 29;
- #5- **thence N 00 38 00 E 50.00 feet** along the East line of said SMV Holding Group property to an iron pin (found) at the Northeast corner of said SMV Holding Group property;
- #6- **thence N 89 59 50 W 227.98 feet** along the North line of said SMV Holding Group property to an iron pin (found) at the Northwest corner of said SMV Holding Group property, also being on the East line of the M. Arnold property described in deed reference Deed Book Volume 698, Page 167;
- #7- **thence N 00 00 10 E 452.43 feet** along the common line for said Arnold property and for said Richard Paul property described in deed reference 691, Page 325 to an iron pin (set);
- #8- **thence S 86 29 10 E 348.38 feet** through said Paul property to an iron pin (set) on the West line of Lot #6 of Walnut Hills Subdivision #2 recorded in Plat Book 14, Page 117;
- #9- **thence S 05 24 10 E 34.55 feet** along the West line of said Lot #6 to an iron pipe (found) at a corner of said Lot #6;
- #10- **thence S 57 14 30 E 149.94 feet** along the Southwest line of said Lot #6 to the base of a multi-trunk maple tree (found with a magnetic reading) at the common Southern corner of said Lots #5 and #6;
- #11- **thence S 57 14 30 E 100.00 feet** along the Southwest line of said Lot #5 to an iron pipe (found) at the common Southern corner of said Lots #5 and the Stephen and Rita Pritchard property described in deed reference Deed Book Volume 1539, Page 734;
- #12- **thence S 57 14 30 E 17.50 feet** along the Southwest line of said Pritchard property to an iron pin (found);
- #13- **thence N 32 45 20 E 200.03 feet** along the Southeast line of said Pritchard property to an iron pin (found) at on the Southwestern line of Walnut Hills Drive (Township Road #1635);
- #14- **thence S 57 20 30 E 32.50 feet** along the Southwest line of said Township Road to the place of beginning, **containing 6.184 acres.**

**SAVINGS AND EXCEPTING AN EASEMENT**

Saving and excepting a non-exclusive ingress and egress easement from Walnut Hills Drive (Township Road #1635) through the above described 6.184 acre parcel to the grantor's remaining property, and more particularly described as follows. Beginning at an iron pipe (found) at the Northern corner of Lot #4 of Walnut Hills Subdivision #1 recorded in Plat Book 2, Page 29;

- #1- **thence S 32 47 50 W 200.00 feet** along the Northwest line of said Lot #4 to an iron pipe (found) at the Western corner of said Lot #4;
- #2- **thence S 32 47 50 W 30.09 feet** through said 6.184 acre parcel to a point;
- #3- **thence N 57 14 30 W 314.36 feet** continuing through said 6.184 acre parcel to a point;
- #4- **thence N 35 25 40 W 68.38 feet** continuing through said 6.184 acre parcel to a point on the North line of said 6.184 acre parcel;
- #5- **thence S 86 29 10 E 65.00 feet** along the North line of said 6.184 acre parcel to an iron pin (set) on the West line of Lot #6 of Walnut Hills Subdivision #2 recorded in Plat Book 14, Page 117;
- #6- **thence S 05 24 10 E 34.55 feet** along the West line of said Lot #6 to an iron pipe (found) at a corner of said Lot #6;
- #7- **thence S 57 14 30 E 149.94 feet** along the Southwest line of said Lot #6 to the base of a multi-trunk maple tree (found with a magnetic reading) at the common Southern corner of said Lots #5 and #6;
- #8- **thence S 57 14 30 E 100.00 feet** along the Southwest line of said Lot #5 to an iron pipe (found) at the common Southern corner of said Lots #5 and the Stephen and Rita Pritchard property described in deed reference Deed Book Volume 1539, Page 734;
- #9- **thence S 57 14 30 E 17.50 feet** along the Southwest line of said Pritchard property to an iron pin (found);
- #10- **thence N 32 45 20 E 200.03 feet** along the Southeast line of said Pritchard property to an iron pin (found) at on the Southwestern line of Walnut Hills Drive (Township Road #1635);
- #11- **thence S 57 20 30 E 32.50 feet** along the Southwest line of said Township Road to the place of beginning.

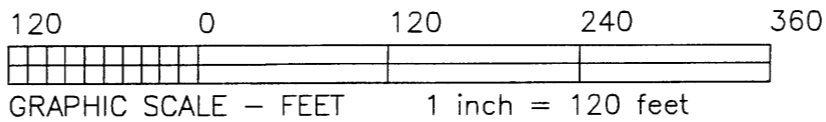
The bearings within the description are based on State Plane Coordinate Grid derived from a Solar Observation (Local Hour Angle Method). Bearings are shown in a format of Degrees, Minutes, and Seconds. Iron pins (set) are 5/8" rebar with identification caps (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on July 5, 2000 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.

**OFFICE COPY  
NOT RECORDABLE**  
Office  
Charles R. Harkness PLS #6885

DESCRIPTION APPROVED  
FOR AUDIT OF TRANSFER  
BY                       
9-28-2000

25-55-21-38-003  
205 WALNUT HILLS DR



LEGEND

- PIN (SET) 5/8" REBAR CAPPED (CRH PLS#6885)
- PIN (FOUND)
- △ POINT (UNMARKED)
- PIPE (FOUND)

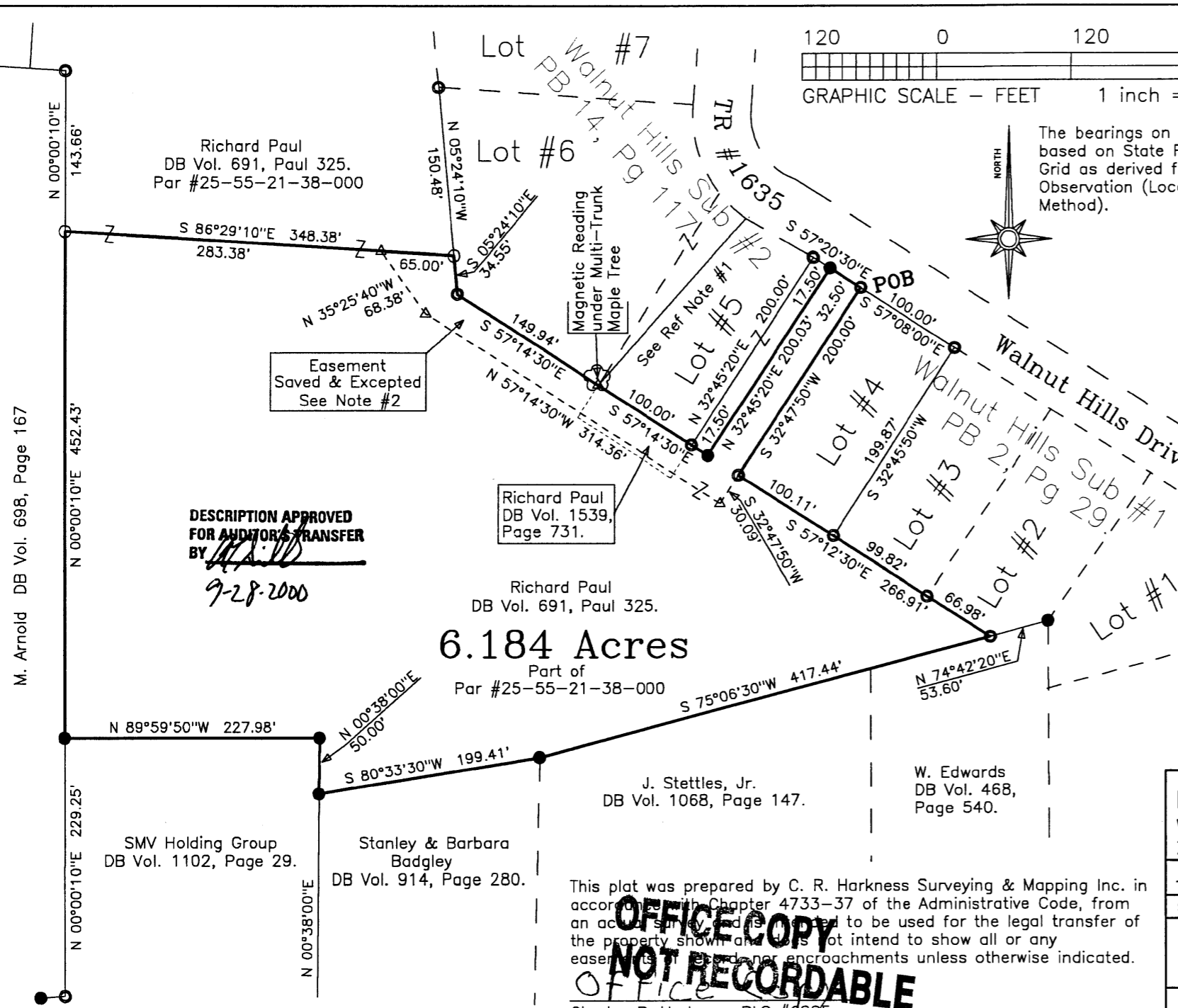
The bearings on this plat are based on State Plane Coordinate Grid as derived from a Solar Observation (Local Hour Angle Method).

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

Being part of Quarter Township #4, of Township #1, Range #9, of the US Military District, being part of the Richard Paul property described in deed reference Deed Book Volume 691, Page 325 and all of the Richard Paul property described in deed reference Deed Book Volume 1539, Page 731 of said county's deed records, known as Muskingum County Auditor's Parcel Number 25-55-21-38-000;

SURVEYOR'S NOTES & REFERENCES:

Muskingum County Tax Maps and Orthophotos of the area. All other pertinent references are shown or listed.  
**Note #1** - Reference Stephen and Rita Pritchard property (DB Vol. 843, Page 7) & (DB Vol. 1539, Page 734).  
**Note #2** - Easement saved & excepted for ingress and egress to the remaining portion of the Richard Paul property.



DESCRIPTION APPROVED FOR AUDITOR'S TRANSFER BY *[Signature]* 9-28-2000

6.184 Acres

This plat was prepared by C. R. Harkness Surveying & Mapping Inc. in accordance with Chapter 4733-37 of the Administrative Code, from an actual survey conducted for the purpose of being used for the legal transfer of the property shown and does not intend to show all or any easements, encroachments or other encroachments unless otherwise indicated.

**OFFICE COPY NOT RECORDABLE**

Charles R. Harkness PLS #6885

SURVEY FOR :		
Richard Paul Walnut Hills Drive Zanesville, Ohio 43701		
SECTION: Qtr Twp #4	TOWNSHIP: #1	RANGE: #9
TWP: Hopewell	COUNTY: Muskingum	STATE OF OHIO
Survey Date: 7/5/2000	Drw date 8/14/2000 By: CRH	
C. R. HARKNESS SURVEYING & MAPPING INC. 768 DRYDEN ROAD ZANESVILLE, OHIO 43701 PHONE & FAX (740) 454-6367		
Job Number :	Drawing/Sheet No.	Revised:
Job #827	Plat #01	9/27/2000