

SETTLES RUN CONDOMINIUMS PHASE V

Situated in the State of Ohio, County of Muskingum, Township of Jefferson, Village of Dresden, being a part of J.W. Lanning's Subdivision as replatted in Plat Book 10, Page 39 A and being further described as follows;

Commencing at an iron pin - set (5/8" X 30" re-bar with identification cap) at the point of intersection of the south right-of-way line of Seventh Street - Mound Street - with the west right-of-way line of Cass Street, said point of intersection being also the northeast corner of Lot 1 of the said J.W. Lannings re-plat, thence, South 21° 03' 03" East, 377.52 feet along the west line of Cass Street to the point of beginning at the intersection of the west line of Cass Street and the south line of vacated Eighth Street,

thence, South 21° 03' 03" East, 133.13 feet along the west line of Cass Street to a point,

thence, ~~South~~ 69° 00' 43" West, 182.34 feet across Lots 13, 14 and 15 of the said J.W. Lannings Subdivision to a point on the Limited Access Line of State Route 60 (Refer to State of Ohio Department of Transportation Right-of-Way Plans MUS - 60-31.70),

thence, North 27° 32' 29" West, 134.19 feet along the said Limited Access Line to a point of intersection with the south line of vacated Eighth Street at an existing iron pin,

thence, ~~North~~ 69° 03' 51" East, 197.51 feet along the south line of vacated Eighth Street being also the south line of Phase IV to the point of beginning,

Phase V Area 25,302 Sq. Ft. = 0.5808 acres +

Phase V Building Unit Areas

Unit V-A	1423 Sq. Ft.
Unit V-B First Floor	1602 Sq. Ft.
Second Floor	525 Sq. Ft.
Unit V-C	1602 Sq. Ft.
Unit V-D	1423 Sq. Ft.

Common Area 25,302 Sq. Ft.

Each Unit responsible for $\frac{1}{4}$ of the common area.

$\frac{1}{4}$ of 25,302 Sq. Ft. = 6,325.5 Sq. Ft. = 0.1452 acres.

Part of J.W. Lannings Subdivision, Plat Book 10, Page 39 A

Part Lot 13 Part 33-33-30-14-01 (60 X 133)

Part Lot 14 Part 33-33-30-14-02 (60 X 133)

Part Lot 15 Part 33-33-30-14-03 (60 X 133)

Part Lot 16 All 33-33-30-14-04

Prior Deed Reference Volume 1055, Page 620

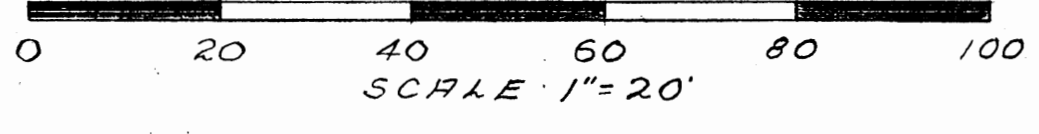
Survey and Description by

DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY

12-4-95

OFFICE COPY
NOT RECORDABLE
William H. G. Contractor
Registered Surveyor #5437
December 1995



NORTH

PHASE V
BLDG AREA 6050 Sq. Ft. = 0.1389 Acre
COMMON AREA 25,302 Sq. Ft. = 0.5808 Acre
TOTAL AREA 31,352 Sq. Ft. = 0.7197 Acre

BLDG UNIT AREAS

UNIT A 1423 Sq. Ft.
UNIT B 1423 Sq. Ft.
First Floor 1602 Sq. Ft.
Second Floor 525 Sq. Ft.
UNIT C 1602 Sq. Ft.
UNIT D 1423 Sq. Ft.

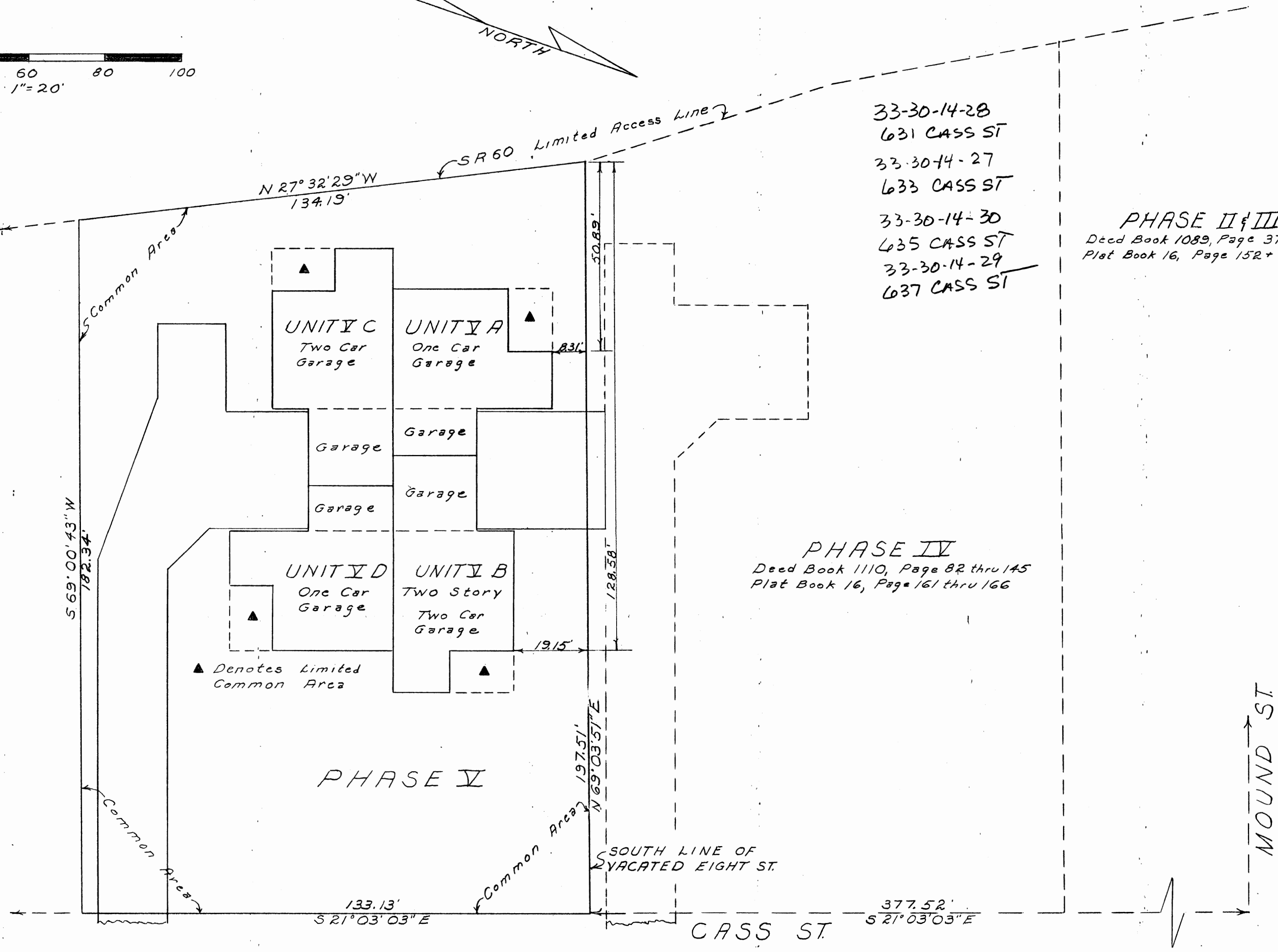
COMMON AREA
EACH UNIT IS RESPONSIBLE FOR 1/4 OF THE COMMON AREA

TRANSFER INFORMATION

PART J.W. LANNING RE-PLAT
PLAT BOOK 10, PAGE 39-A
PART LOT 13 PART 33-33-30-14-01 (60x133)
" LOT 14 " 33-33-30-14-02 (60x133)
" LOT 15 " 33-33-30-14-03 (60x133)
" LOT 16 ALL 33-33-30-14-04

PRIOR DEED VOL 1055, PAGE 620

DESCRIPTION APPROVED
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BY *[Signature]*
12-4-95



33-30-14-28
631 CASS ST
33-30-14-27
633 CASS ST
33-30-14-30
635 CASS ST
33-30-14-29
637 CASS ST

PHASE II & III
Deed Book 1089, Page 371
Plat Book 16, Page 152

PHASE IV
Deed Book 1110, Page 82 thru 145
Plat Book 16, Page 161 thru 166

I hereby certify that this unit location plan correctly represents a boundary survey made by me and shows the building as constructed November 1995
William H. Derwacter
William H. Derwacter Registered Surveyor #5437

I hereby certify that this plat is a correct representation of a survey made by me and that it correctly shows all buildings and improvements as constructed November 1995
William H. Derwacter
Registered Surveyor #5437 Registered Engineer #



STATE OF OHIO
COUNTY OF MUSKINGUM
RECEIVED FOR RECORD
The day of December 1995
RECORDED
The day of December 1995

PHASE V
SITUATED IN
County of Muskingum
Township of Jefferson
Village of Dresden

OFFICE COPY
NOT RECORDABLE

RECORDER
TRANSFERED
The day of December 1995
AUDITOR

FOR DECLARATION AND BYLAWS
SEE DEED VOL PAGE THRU