

Legal Description for John J. and Mary Ellen Hahn Property

Situated in the State of Ohio, County of Muskingum, Town of Dresden, Outlot 34, Ingall's Addition, DR L-452, and bounded and described as follows:

Being all of Lots 4, 5, 6, 7, 8, 9 and 15 and part of Lots 12, 13, and 14 of Ingall's Addition to Dresden, a subdivision of Outlot 34, as depicted in DR L-542, and more particularly described as follows:

Tract One

Beginning for reference and the principal place of beginning, at a iron pin set on the northwest corner of Lot 9, of said Ingall's Addition to the Town of Dresden, a subdivision of Outlot 34, (DR L-352), of the Muskingum County Recorder's Office, thence along the north line of lots 9, and 12, North 65 degrees 06 minutes 05 seconds East, 137.65 feet to an iron pin set on the intersection of said north line and the west line of lands presently owned by Tri-Valley Local Schools (OR 1794-183), previously the Canal Lands; thence along said west line of said Tri-Valley lands, the following two courses: 1.) South 44 degrees 23 minutes 38 seconds East, 89.73 feet to an iron pin found; 2.) South 55 degrees 11 minutes 33 seconds East, 86.76 feet to an iron pin set on the centerline of a vacated unnamed street, per Dresden Council Ordinance 751; thence along the centerline of said vacated street, South 24 degrees 40 minutes 14 seconds East, 111.97 feet to an iron pin set on the intersection of said vacated street, and the centerline of vacated South Street, (by same ordinance); thence along the centerline of vacated South Street South 65 degrees 29 minutes 23 seconds West, 212.00 feet to an iron pin set on said centerline and the extension of the east right of way of Canal Street; thence along said east line and the west line of lots 6, 7, 8, and 9, North 24 degrees 40 minutes 13 seconds West, 270.03 feet to the principal place of beginning, containing 1.16 acres more or less. Subject to all legal easements and right of ways, written & implied.

Tract Two

Beginning for reference and the principal place of beginning at an iron pin set on the Northwest corner of Lot 4, of Ingall's Addition to the Town of Dresden, a subdivision of Outlot 34, (DR L-452), of the Muskingum County Recorder's office, thence along the north line of Lot 4, North 65 degrees 17 minutes 47 seconds East, 83.00 feet to point in a 30 in. diameter Maple tree and the west right of way of Canal Street, passing an iron pin set at 80.00 feet; thence along the west line of Canal Street and the east line of lots 4, and 5, South 24 degrees 40 minutes 12 seconds East, 127.07 feet to an iron pin set, on the north line of South Street and the southeast corner of Lot 5; thence along the north line of South Street and the south line of Lot 5, South 65 degrees 29 minutes 23 seconds West, 83.00 feet to an iron pin set, on the east line of a 12 feet wide alley, and the southwest corner of Lot 5; thence along the east line of the 12 feet wide alley, and the west line of Lots 5, and 4, North 24 degrees 40 minutes 12 seconds West, 126.79 feet to the principal place of beginning, containing 0.24 acres more or less. Subject to all legal easements and right of ways, written, or implied.

Iron pins set are 5/8 inch diameter by 30 inch long rebar with plastic identification caps.

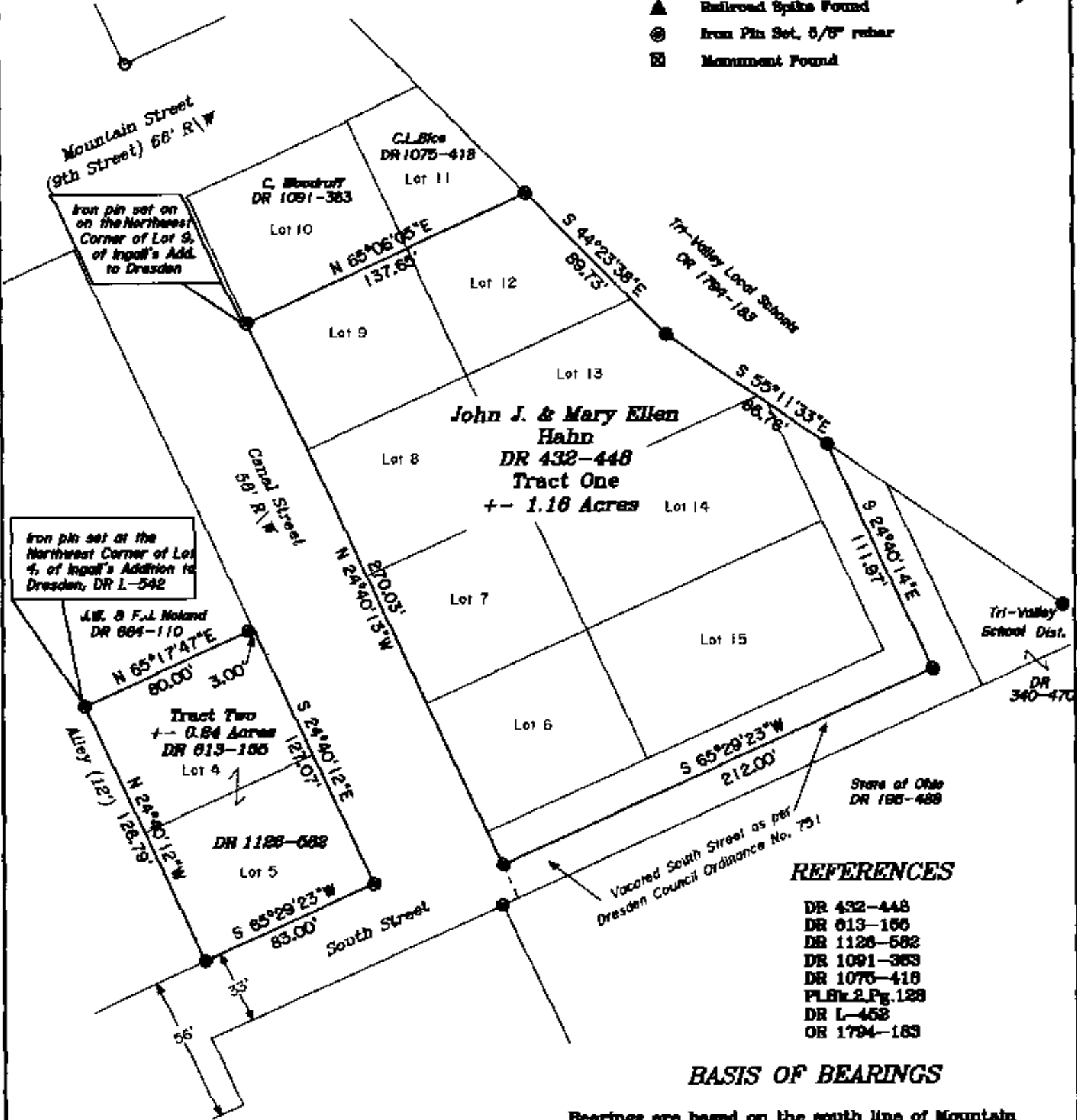
Bearings are based on the south line of Mountain Street (9th Street), as being North 65 degrees

SITUATED IN:

State of Ohio, County of Muskingum, Town of Dresden, and being all of Lots 4, 5, 6, 7, 8, 9, and 15, and parts of Lots 12, 13, and 14 of Ingall's Addition to Dresden, (DR L-452), a subdivision of Outlot 34.

LEGEND

- △ Railroad Spike Set
- Iron Pin Found
- ⊞ Stone Found
- Axle Found
- Iron Pipe Found
- ▲ Railroad Spike Found
- ⊙ Iron Pin Set, 5/8" rebar
- ⊞ Monument Found



John J. & Mary Ellen Hahn
DR 432-448
Tract One
+/- 1.18 Acres

PARCEL NO.'S

Tract One

- All of: 33-33-40-06-08-000 (0.11 Acres)
- All of: 33-33-40-06-04-000 (0.11 Acres)
- All of: 33-33-40-06-05-000 (0.11 Acres)
- All of: 33-33-40-06-06-000 (0.15 Acres) (0.03 Ac. vac. st.)
- All of: 33-33-40-06-07-000 (0.25 Acres) (0.14 Ac. vac. st.)
- All of: 33-33-40-06-08-000 (0.19 Acres) (0.02 Ac. vac. st.)
- All of: 33-33-40-06-09-000 (0.14 Ac.)
- All of: 33-33-40-06-10-000 (0.10 Ac.)

Tract Two

- All of: 33-33-40-07-04-000 (0.12 Ac.)
- All of: 33-33-40-07-06-000 (0.12 Ac.)

REFERENCES

- DR 432-448
- DR 013-166
- DR 1120-682
- DR 1091-363
- DR 1075-418
- PLBk 2 Pg. 129
- DR L-452
- DR 1794-183

BASIS OF BEARINGS

Bearings are based on the south line of Mountain Street (9th Street) as being North 65 degrees 00 minutes 00 seconds East, as described in Plat Book 2, Page 130, of the Town of Dresden.



DESCRIPTION APPROVED FOR AUDITOR'S TRANSFER BY *[Signature]* 5-21-2004

OFFICE COPY NOT RECORDABLE 5-22-04
 Jack D. Newcome

