

## Existing Drive from Oakley\Hammond to Ballard

Situated in the State of Ohio, County of Muskingum, and Township of Licking, and being a part of Quarter Township 4, Township 2, Range 9, United States Military Lands, presently owned by James D. Oakley, and Sherrie L. Hammond(OR 1569-926), and more particularly described as follows:

Beginning for reference at an iron pin found at the Northeast corner of Lot 19, of Ballard's Subdivision No 1, Plat Book 18, Pages 88 and 89;

Thence along the north line of Ballard's Subdivision No. 1, South 61 degrees 21 minutes 06 seconds West, 296.42 feet to an iron pin found at the southwest corner of lands presently owned by Ann Carter(OR 1925-136), passing an iron pin found at 241.50 feet;

Thence along the west line of said Carter lands, North 31 degrees 22 minutes 55 seconds West 169.61 feet to an iron pin found on the southwest corner of lands presently owned by Rex L. and Cy W. Copeland(OR 2064-611);

Thence along the west line of said Copeland lands, North 31 degrees 22 minutes 55 seconds West, 181.00 feet to an iron pin found on the south line of lands presently owned by John A. and Leslie Leonard(OR 2062-607);

Thence along said Leonard lands the following three courses:

- 1.) South 75 degrees 16 minutes 16 seconds West, 69.78 feet to an iron pin found at the southwest corner;
- 2.) North 31 degrees 22 minutes 55 seconds West, 224.85 feet to an iron pin found at the northwest corner;
- 3.) Along the north line, North 89 degrees 20 minutes 09 seconds East, 77.76 feet to an iron pin found;

Thence through a fifty feet wide easement, North 65 degrees 03 minutes 12 seconds East, 36.67 feet to an iron pipe found on the south line of lands presently owned by James D. Oakley, and Sherrie L. Hammond(OR 1569-926), being a twenty feet wide strip and existing drive and easement, and the principal place of beginning;

Thence along the south line of said strip, South 89 degrees 11 minutes 44 seconds West, 339.49 feet to an iron pipe found;

Thence continuing along the along south line of said tract the following three courses:

- 1.) South 89 degrees 15 minutes 59 seconds West, 8.99 feet to a point;
- 2.) North 48 degrees 05 minutes 02 seconds West, 201.20 feet, to an iron pin found;
- 3.) North 73 degrees 01 minutes 38 seconds West, 85.18 feet to a point;

Thence across said drive and easement, North 29 degrees 29 minutes 39 seconds East, 20.48 feet to a point on the north line of said drive and easement;

Thence along the north line of said drive the following four courses:

- 1.) South 73 degrees 01 minutes 38 seconds East, 85.18 feet to a point;
- 2.) South 48 degrees 05 minutes 02 seconds East, 197.80 feet to a point;
- 3.) North 89 degrees 11 minutes 44 seconds East, 340.71 feet to a point;
- 4.) North 89 degrees 21 minutes 19 seconds East, 293.32 feet to a point in the center of Ballard Road;

Thence along the centerline of Ballard Road, South 19 degrees 41 minutes 11 seconds East, 21.15 feet to a point on the south line of said drive;

Thence along the south line, South 89 degrees 21 minutes 14 seconds West, 300.21 feet to the principal place of beginning, passing an iron pipe found at 25.00 feet, containing 0.43 acres more or less.

The Grantor reserves for himself, an easement for ingress and egress over the same above, (0.43 acre) described parcel.

Subject to all legal recorded right of ways and easements.

Bearings are based on the north line of Lot 19 of Ballard's Subdivision No. 1, as being North 61 degrees 21 minutes 06 seconds East, as per Plat Book 18, pages 88 and 89.

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

This description is written based on a field survey and completed on June 22, 2007 by Jack D. Newcome, Reg. No. 7321.

**OFFICE COPY**

**NOT RECORDABLE**

Jack D. Newcome 7321

6-25-07

Date

Part of Parcel No.: 35-35-40-01-14-000 +- 0.43

Note: Not to be used as separate building site or transfer as independent parcel in future without M. C. P. C. approval.

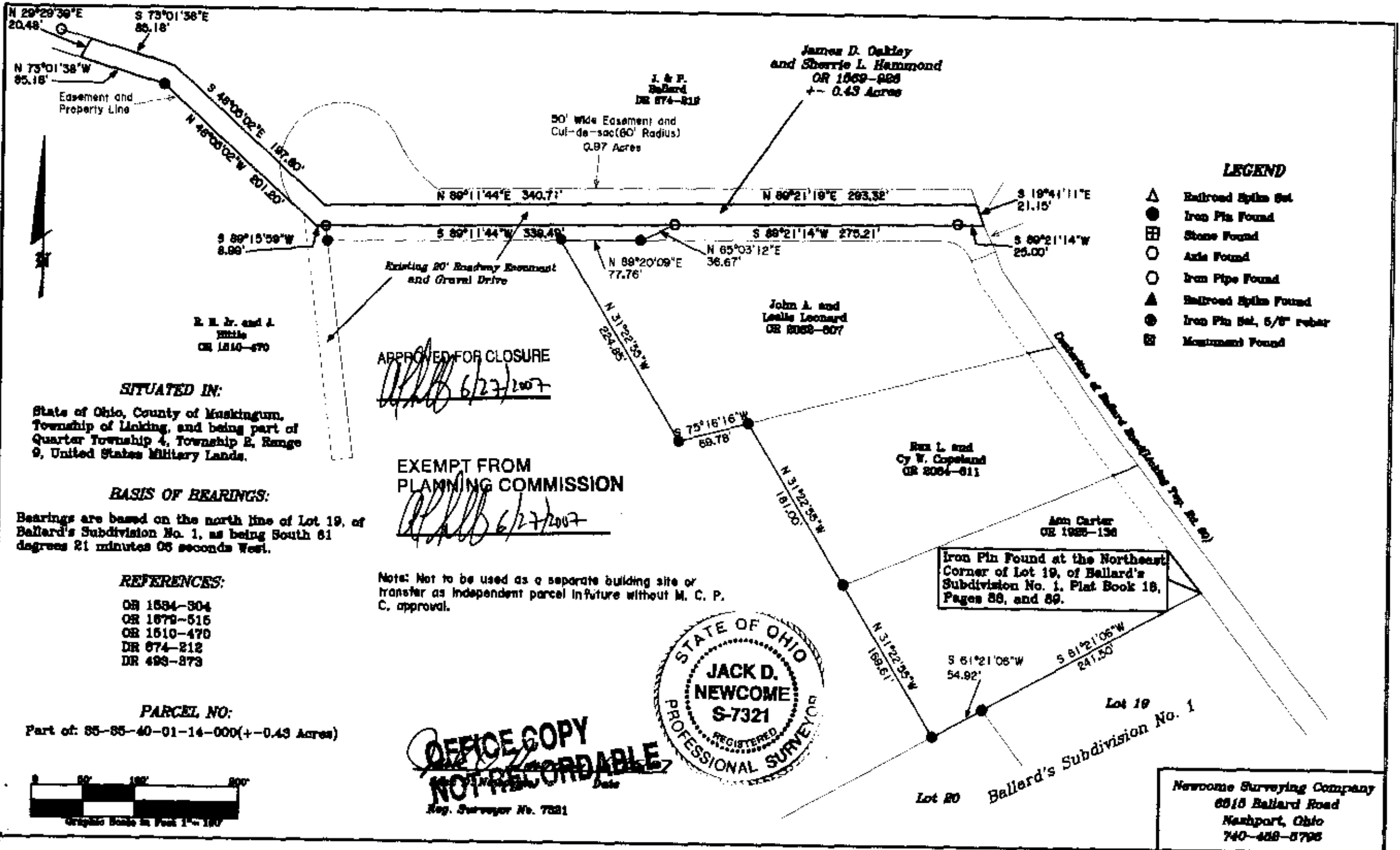


APPROVED FOR CLOSURE

[Signature] 6/27/07

EXEMPT FROM  
PLANNING COMMISSION

[Signature] 6/27/07



**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

APPROVED FOR CLOSURE  
*[Signature]* 6/27/2007

EXEMPT FROM  
 PLANNING COMMISSION  
*[Signature]* 6/27/2007

Note: Not to be used as a separate building site or transfer as independent parcel in future without M. C. P. approval.



OFFICE COPY  
 NOT RECORDABLE  
 Date \_\_\_\_\_  
 Reg. Surveyor No. 7321

Iron Pin Found at the Northeast Corner of Lot 19, of Ballard's Subdivision No. 1, Plat Book 18, Pages 88, and 89.

Newcome Surveying Company  
 6518 Ballard Road  
 Nashport, Ohio  
 740-428-5795

N 29°29'36"E 20.48'  
 S 73°01'38"E 85.18'  
 N 73°01'38"W 85.18'  
 Easement and Property Line



**SITUATED IN:**  
 State of Ohio, County of Muskingum,  
 Township of Linking, and being part of  
 Quarter Township 4, Township E, Range  
 9, United States Military Lands.

**BASIS OF BEARINGS:**  
 Bearings are based on the north line of Lot 19, of  
 Ballard's Subdivision No. 1, as being South 61  
 degrees 21 minutes 03 seconds West.

**REFERENCES:**  
 OR 1534-304  
 OR 1879-515  
 OR 1510-470  
 DR 874-212  
 DR 493-873

**PARCEL NO:**  
 Part of: 85-85-40-01-14-000(+/-0.43 Acres)



R. H. Jr. and J. White  
 OR 1510-470

50' Wide Easement and  
 Cul-de-sac(60' Radius)  
 0.97 Acres

James D. Oakley  
 and Sherrie L. Hammond  
 OR 1069-888  
 +/- 0.43 Acres

I. & P. Ballard  
 DR 874-212

John A. and  
 Leslie Leonard  
 OR 8068-807

Rex L. and  
 Cy W. Copeland  
 OR 2094-811

Ann Carter  
 OR 1988-138

Lot 19  
 Ballard's Subdivision No. 1

Lot 20