

BOWMAN SURVEYING
P.O. Box 3261
Zanesville, Ohio 43702
PH. (740) 454-0496

SURVEY DESCRIPTION
FOR
Lorena Nelson

AUDITORS PARCELS

ALL 51-31-02-53-001 (1.34 Acres)
ALL 51-31-02-53-006 (0.01 Acres)
PART 51-31-02-55-001 (0.06 Acres)
Total 1.41 Acres

APPROVED
MINOR LOT SPLIT ONLY
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

6/15/07
Date
Fee Paid

Situated in Quarter Township 3, T-1-N, R-6-W, U.S.M.L., Perry Township, Muskingum County, Ohio. Being part of the lands of Lorena Nelson conveyed in Deed Book 2117 Page 239 of the Muskingum County Deed Records, and being described as follows:

Commencing at an iron pin found marking the Northeast corner of Lot "C" of Durbin Heights, NO. 2, (P.B. 15, Pg. 47); Thence, N.68°02'57"E. a distance of 119.63 feet along the South line of Shimoda Lane to a point; thence, N.21°57'03"W. a distance of 50.32 feet across said Lane to a found iron pin on the Southeast corner of the lands, now or formerly, owned by E. Opdyke (521/012); Thence, N.19°06'33"W. a distance of 279.63 feet along said Opdyke lands to a found iron pin; Thence, N.02°56'03"W. a distance of 39.20 feet along said Opdyke lands to a found iron pin; Thence, N.02°54'13"W. a distance of 25.05 feet along said Opdyke lands to a found iron pin; Thence, N.24°40'52"W. a distance of 74.58 feet along said Opdyke lands to a found iron pin; Thence, N.04°20'50"W. a distance of 23.68 feet along said Opdyke lands to a set rebar, BEING THE POINT OF BEGINNING;

Thence, N.04°20'50"W. a distance of 25.75 feet along said Opdyke lands to a found iron pin;

Thence, N.86°13'58"E. a distance of 43.00 feet along said Opdyke lands to a found iron pin;

Thence, S.81°01'07"E. a distance of 23.95 feet along said Opdyke lands to a found iron pin;

Thence, S.89°12'47"E. a distance of 184.79 feet along said Opdyke lands to a found iron pin;

Thence, N.49°27'25"E. a distance of 90.00 feet along said Opdyke lands to a point in the center of Little Salt Creek, passing a found iron pin at 70.00 feet;

Thence, **S.06°44'22"E.** a distance of **407.46** feet along the west line of the lands, now or formerly, owned by N. Harlan and J. Swain (1956/694) to a found iron pin on the North line of Shimoda Lane, passing a found iron pin at 107.46 feet;

Thence, **S.68°02'57"W.** a distance of **116.50** feet along said lane to a found iron pin;

Thence, **N.17°04'13"W.** a distance of **386.03** feet through the lands of L. Nelson (2117/239) to a set rebar;

Thence, **N.89°12'47"W.** a distance of **99.18** feet through said Nelson lands to a set rebar;

Thence, **S.86°18'01"W.** a distance of **45.15** feet through said Nelson lands traversing between 2 garages to the point of beginning.

The above described parcel contains 1.41 acres, more or less, and is subject to all legal easements and right of ways. All set rebars are 5/8" x 30" rebars with plastic I.D. caps. North is based upon an assumed meridian.

Attached to the above described parcel is a 20 foot wide right of way upon and along the east side of the lands, now or formerly, owned by E. Opdyke, Jr., described in deed book 2117 page 234.

Attached to and reserving from the above described parcel is a 2 foot wide easement along and perpendicular the entire last call, S.86°18'01"W. a distance of 45.15 feet, for the purpose of maintenance, repairs and access to the existing garages which the new property line goes between.

Description was prepared from an actual field survey by Bowman Surveying, Stephen M. Bowman, P.S.#7135. May 29, 2009.

DESCRIPTION
APPROVED

By: *[Signature]* 6/8/2009



OFFICE COPY
NOT RECORDABLE
[Signature]

SURVEY PLAT FOR LORENA NELSON

SITUATED IN QUARTER TOWNSHIP 3, T-1-N, R-6-W,
U.S.M.L., PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO.

NORTH IS BASED UPON
AN ASSUMED MERIDIAN

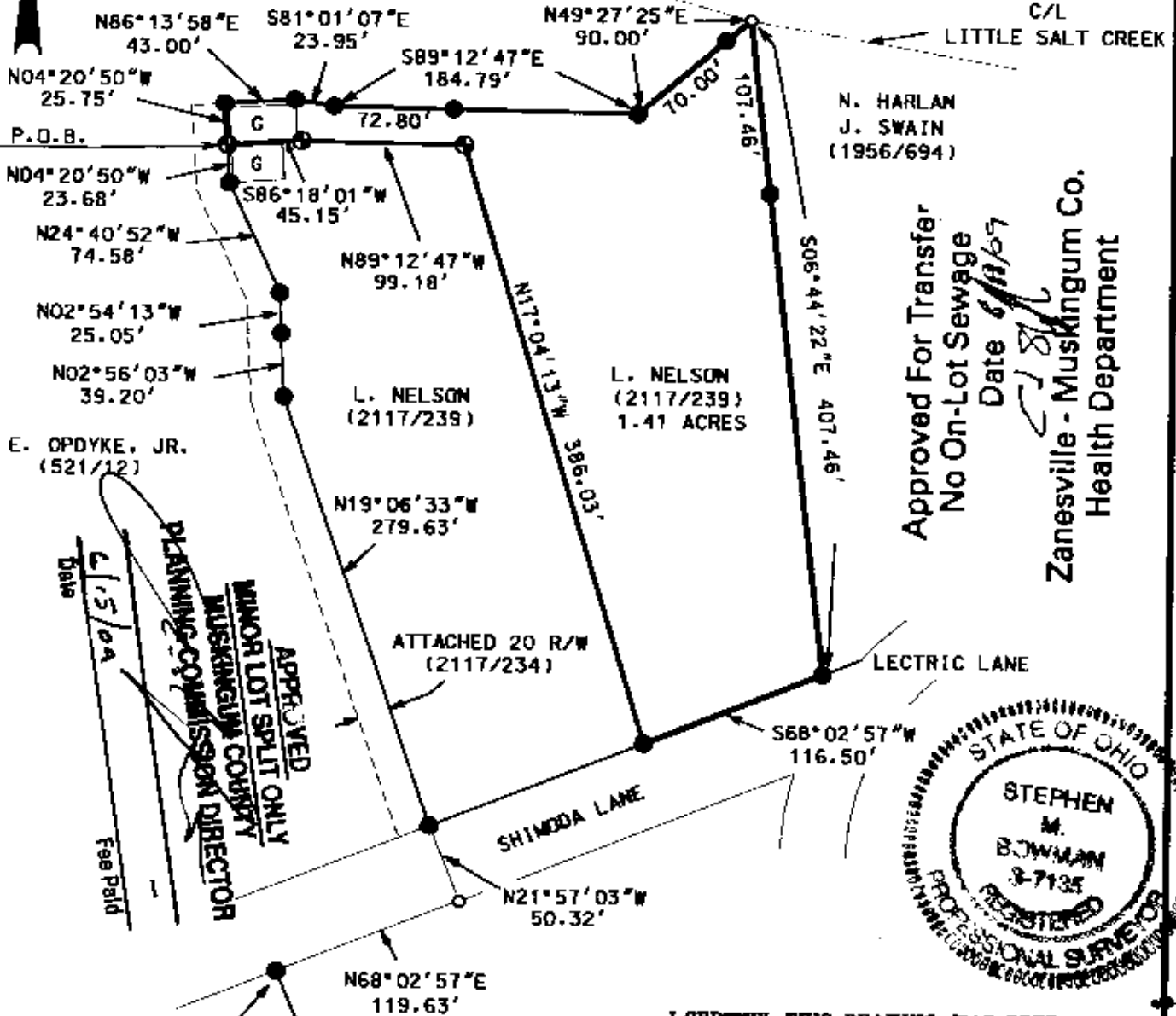
SCALE 1" = 100'



0 100' 200'

AUDITORS PARCELS

- 51-31-02-53-001 (1.34 ACRES)
- 51-31-02-53-006 (0.01 ACRES)
- 51-31-02-55-001 (0.06 ACRES) PART



Approved For Transfer
No On-Lot Sewage
Date 6/18/09
Zanesville - Muskingum Co.
Health Department



I CERTIFY THIS DRAWING WAS PREPARED
FROM A FIELD SURVEY I CONDUCTED
OFFICE COPY NOT RECORDABLE
STEPHEN M. BOWMAN, P.S. #7135

DESCRIPTION
APPROVED
By: *[Signature]*

- LEGEND**
- IRON PIN FOUND
 - ⊕ 3/4" X 50" HERRIN SET W/ I.D. CAP
 - POINT
 - G GARAGE

BOWMAN SURVEYING
P.O. BOX 3261
ZANESVILLE, OHIO 43702
PHONE/FAX 740-454-0496
JOB: M-09021 DATE: 05/29/09