

DESCRIPTION OF SURVEY FOR GEORGE A KERR JR

JOB#1355-4

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

Being part of Northeast Quarter, of Section #19, Township #1, Range #6, of the US Military District, being part of the George A Kerr Jr property recorded in Deed Book Volume 559, Page 524 of said county's deed records, further being part of Muskingum County Auditor's Parcel Number 51-80-19-07-000, and more particularly described as follows;

Commencing at a stone (found marked) at the common corner for said Northeast Quarter and for the Northwest Quarter of said Section #19 and for the Southeast and Southwest Quarters of Section #12 of said Township and Range; **THENCE South 02 degrees 41 minutes 35 seconds West 532.32 feet** along the common line for said Northeast and Northwest Quarters of Section #19 to the Southwest corner of the Jody L Strauss property recorded in Deed Book Volume 1088, Page 141, being the place of beginning for the property herein intended to be described, passing an iron pin (found) at 120.07 feet, the center line of Urban Hill Road (Township Road #465) at 145.00 feet and iron pin (set) at 195.00 feet;

- #1- **THENCE South 85 degrees 24 minutes 40 seconds East 156.63 feet** into said Northeast Quarter and along said Strauss property to an iron pin (found) at the Southeast corner of said Strauss property, passing an iron pin (found) at 0.74 feet, and iron pin (set) at 53.89 feet;
- #2- **THENCE North 24 degrees 19 minutes 20 seconds East 411.94 feet** along the East line of said Strauss property to an unmarked corner in the center line of said road, passing an iron pin (found) at 385.84 feet;
- #3- **THENCE along a curve to the right having a chord bearing South 59 degrees 45 minutes 10 seconds East 276.48 feet**, a radius of 640.00 feet and, arc length of 278.67 feet, along said road to an unmarked point;
- #4- **THENCE South 24 degrees 19 minutes 20 seconds West 518.33 feet** leaving said road and through said Kerr property to an iron pin (set), passing an iron pin (set) at 38.12 feet;
- #5- **THENCE South 39 degrees 52 minutes 45 seconds East 375.07 feet** through said Kerr property to an iron pin (set);
- #6- **THENCE South 67 degrees 11 minutes 10 seconds West 671.13 feet** continuing through said Kerr property to an iron pin (set) on the common line for said Northeast and Northwest Quarters of Section #19, passing an iron pins (set) at 134.97 feet, and 306.67 feet;
- #7- **THENCE North 02 degrees 41 minutes 35 seconds East 848.56 feet** along said Quarter Section Line to the place of beginning, passing an iron pin (set) at 510.83 feet, **containing 9.42 acres.**

Saving and excepting a 50 foot wide ingress and egress easements along and South of the center line of Urban Hill Road (Township Road #465) and along and East of the common line for the Northeast and Northwest Quarters of Section #19.

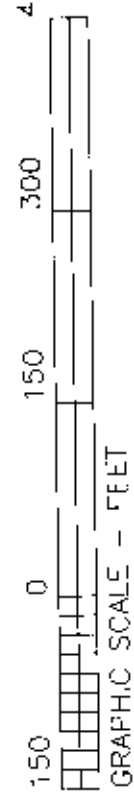
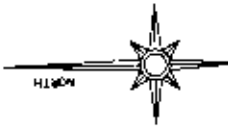
The bearings within this description are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations. Iron pins (set) are 5/8" rebar with identification caps (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on April 3, 2004, 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**
Charles R. Harkness PLS #6885

DESCRIPTION APPROVED
FOR AUDITION'S TRANSFER

BY ASB
5-3-2004



LEGEND

- PIN (SET) 5/8" REBAR CAPPED
(C R HARKNESS PLS#6885)
- PIN (FOUND)
- △ POINT (UNMARKED)
- ⊠ STONE (FOUND) MARKED X
- P I P F (FOUND)

The bearings on this plat are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations.

SW Qtr Sec #12
SE Qtr Sec #12
NW Qtr Sec #19
NE Qtr Sec #19

Situated in the State of Ohio, County of Muskingum, Township of Perry.

Being part of Northeast Quarter, of Section #19, Township #1, Range #6, of the US Military District, being part of the George A Kerr Jr property recorded in Deed Hook Volume 559, Page 524 of said county's deed records, further being part of Muskingum County Auditor's Parcel Number 51-80-19-07-000;

T Cramer
OR VOL. 1728,
Page 348.

L Kelly
DB Vol. 1148,
Page 911.

(TR #465)

L Toole
DB Vol. 1148, page 913.

Urban Hill Road

PASSING 120.07'
PASSING 145.00'

W Foraker
DB Vol. 1133,
Page 192.

S 02°41'35"W 532.52'
S 02°41'35"W 532.52'

Jody L Strauss
DB Vol. 1088, page 141.

George A Kerr Jr.
DB Vol. 559, Page 524.
Part of Parcel #
51-80-19-07-000

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POB

6.43 Acres

2.99 Acres

9.42 ACRES

George A Kerr Jr.
DB Vol. 559, Page 524.
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George A Kerr Jr.
DB Vol. 559, Page 524.
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51-80-19-07-000

L Brown
DS Vol. 056,
Page: 397.

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DB Vol. 559, Page 524.
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510.83'

848.56'

337.73'

S 68°24'40"E
156.63'

N 24°19'20"E
478.21'

S 24°19'20"W 518.33'

505.44'

102.74'

385.84'

S 59°45'10"E 276.48'

ARC=278.67'

RAD=640.00'

171.70'

S 67°11'49.5"E 94.64'

134.97'

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S 02°41'35"W 1522.92'

TO IRON PIN (FOOT)

AT CENTER OF SECTION

Charles Harkness
P.L.S. #6885

Charles Harkness
P.L.S. #6885

Charles Harkness
P.L.S. #6885

510.83'

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SURVEYOR'S NOTES & REFERENCES:
Muskingum Co. Tax Maps and Orthophotos of the area, 3-D TopoQuads by Delorme (Ohio).
Note #1- Easement 50 foot wide easement reserved by the G Kerr Jr property as recorded in DB Vol. 1088, Page 141.
Note #2- Ingress and Egress easement saved and excepted 50' wide along the North line.
Note #3- Ingress and Egress easement saved and excepted 50' wide along the West line.

This plat was prepared by C. R. Harkness Surveying & Mapping, Inc. in accordance with Chapter 4723-37 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 portion of the record, nor encroachments unless otherwise indicated.

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Handwritten signature and initials

SURVEY FOR:	
George A Kerr Jr.	
Jrbar Hill Road, Zanesville, Ohio 43701	
SURVEYED: 4/3/2004	DRAWN: 5/3/2004
SEC: #19 TWP: #1 RANGE: #6	TWP: Perry COUNTY: Muskingum
HARKNESS SURVEYING & MAPPING, INC 768 DRYDEN ROAD ZANESVILLE, OHIO 43701 PHONE/FAX (740) 454-6367	
JOB: #1355	DRAWING: P-AT #04

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R & J Sims
DB Vol. 811, Page 197.

S Corber
DB Vol. 758,
Page 305.

George A Kerr Jr.
DB Vol. 559, Page 524.