

**DESCRIPTION OF SURVEY FOR GLENN M KENNEDY & JANE E KENNEDY
JOB#2946-1**

Situated in the State of Ohio, County of Muskingum, Township of Rich Hill:

Being part of Sections 30 and 31, Township 13, Range 11, of the Congress Lands East of the Scioto River, further **being part of** the Glenn M Kennedy and Jane E Kennedy property recorded in Official Record Volume 1565, Page 418 of said county's deed records, further **being all of** Muskingum County Auditor's Parcel Numbers **53-70-30-10-000 and 53-70-31-05-000 and part of 53-70-31-07-000**, and more particularly described as follows;

Beginning at an iron pin (found 5/8 inch rebar) at the common corner for Sections 29, 30, 31, and 32 of Rich Hill Township and said Township and Range;

- #1- **THENCE North 87 degrees 18 minutes 46 seconds West 1328.39 feet** along the common line for Sections 30 and 31 and for said Kennedy property and for the State of Ohio Department of Natural Resources Division of Wildlife property recorded in Official Record Volume 3083, Page 886 to an iron pin (found capped 7113 Linn);
- #2- **THENCE South 02 degrees 40 minutes 10 seconds West 910.58 feet** into Section 31 and continuing along said properties to a stone (found);
- #3- **THENCE South 66 degrees 25 minutes 27 seconds West 1101.55 feet** continuing along said properties to an iron pin (found capped 7113 Linn);
- #4- **THENCE North 26 degrees 34 minutes 08 seconds West 190.45 feet** continuing along said properties to an iron pin (found capped 7113 Linn);
- #5- **THENCE South 71 degrees 35 minutes 52 seconds West 244.60 feet** continuing along said properties to an iron pin (found capped 6885 Harkness) on the common line for the Northeast and Northwest Quarters of Section 31;
- #6 **THENCE South 71 degrees 35 minutes 52 seconds West 398.19 feet** continuing along said properties to an unmarked point in the center of South Leedom Road (Township Road 208), passing an iron pin (set) at 288.20 feet;
- #7- **THENCE North 63 degrees 15 minutes 53 seconds East 120.49 feet along the chord of a curve to the right having, a radius of 619.00 feet, and arc length of 120.68 feet** along said road and through said Kennedy property to an unmarked point;
- #8- **THENCE North 68 degrees 51 minutes 00 seconds East 195.20 feet** continuing along said road and through said property to an unmarked point;
- #9- **THENCE North 32 degrees 41 minutes 41 seconds East 167.55 feet along the chord of a curve to the left having, a radius of 142.00 feet, and arc length of 179.21 feet** continuing along said road and through said property to an unmarked point;
- #10- **THENCE North 03 degrees 27 minutes 38 seconds West 95.85 feet** continuing along said road and through said property to an unmarked point;
- #11- **THENCE North 06 degrees 05 minutes 35 seconds West 113.05 feet** continuing along said road and through said property to an unmarked point;
- #12- **THENCE North 00 degrees 56 minutes 01 seconds West 220.68 feet along the chord of a curve to the right having, a radius of 1227.00 feet, and arc length of 220.98 feet** continuing along said road and through said property to an unmarked point;
- #13- **THENCE North 04 degrees 13 minutes 33 seconds East 210.57 feet** continuing along said road and through said property to an unmarked corner of the Glenn M Kennedy and Jane E Kennedy property recorded in Official Record Volume 1926, Page 728 from which an iron pin (found capped 6923 Biedenbach) bears for reference North 86 degrees 54 minutes 54 seconds West 20.30 feet;
- #14- **THENCE North 02 degrees 56 minutes 09 seconds East 200.06 feet** continuing along said road and along a common line for said Kennedy properties to an unmarked corner of the Robert B Johnson and Barbara L Johnson property recorded in Official Record Volume 2901, Page 643, from which an iron pin (found 5/8" rebar) bears for reference North 86 degrees 54 minutes 35 seconds West 20.31 feet;
- #15- **THENCE North 80 degrees 38 minutes 33 seconds East 36.63 feet** leaving said road and along a common line for said Kennedy and Johnson properties to an iron pin (found capped 6885 Harkness) on the common line for the Northwest and Northeast Quarters of Section 31;
- #16- **THENCE North 87 degrees 22 minutes 05 seconds East 459.74 feet** into the Northeast Quarter and continuing along said properties to a stone (found marked);

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- #17- THENCE North 41 degrees 47 minutes 41 seconds East 349.31 feet** continuing along said properties to a stone (found marked);
- #18- THENCE South 88 degrees 31 minutes 35 seconds East 147.53 feet** continuing along said properties to a stone (found marked);
- #19- THENCE North 12 degrees 12 minutes 35 seconds East 578.08 feet** continuing along said properties to an iron pin (found capped 7222 Finley) at a corner of the Gods View, LLC property recorded in Official Record Volume 2901, Page 635, passing into Section 30 at 17.97 feet;
- #20- THENCE North 79 degrees 12 minutes 50 seconds East 1751.78 feet** along said Kennedy and Gods View, LLC properties to a unmarked corner on the common line for Sections 29 and 30, from which an iron pin (found capped 7222 Finley) bears for reference North 79 degrees 12 minutes 50 seconds East 0.45 feet;
- #21- THENCE South 01 degrees 44 minutes 46 seconds West 960.67 feet** along said Section line and common line for said Kennedy property and Lot 6 of Nellie Lane Subdivision recorded in Plat Book 17, Page 47 being the Kenneth S Erwin and Heather A Erwin property recorded in Official Record Volume 2486, Page 562 to the place of beginning, containing 30.346 acres being all of Parcel Number 53-70-30-10-000 and 31.583 acres being all of Parcel Number 53-70-31-05-000 and 0.878 acres being part of Parcel Number 53-70-31-07-000 for a **total of 62.807 acres**, of which 0.592 acres are within the 40 foot wide right of way for South Leedom Road (Township Road 208).

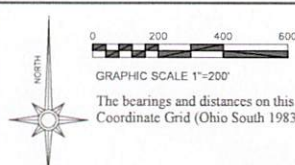
The bearings and distances within this description are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations. See Plat for META Data. Iron pin (set) are 5/8" rebar 30 inches long with identification cap (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Surveyor #6885 from an actual survey completed on May 19, 2025 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 any apparent easements nor easements of record, unless otherwise indicated.



OFFICE COPY
Charles R. Harkness
Charles R. Harkness PLS #6885
NOT RECORDABLE

DESCRIPTION
APPROVED
By: *D.M. Barnhard*
5-29-2025



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

LEGEND

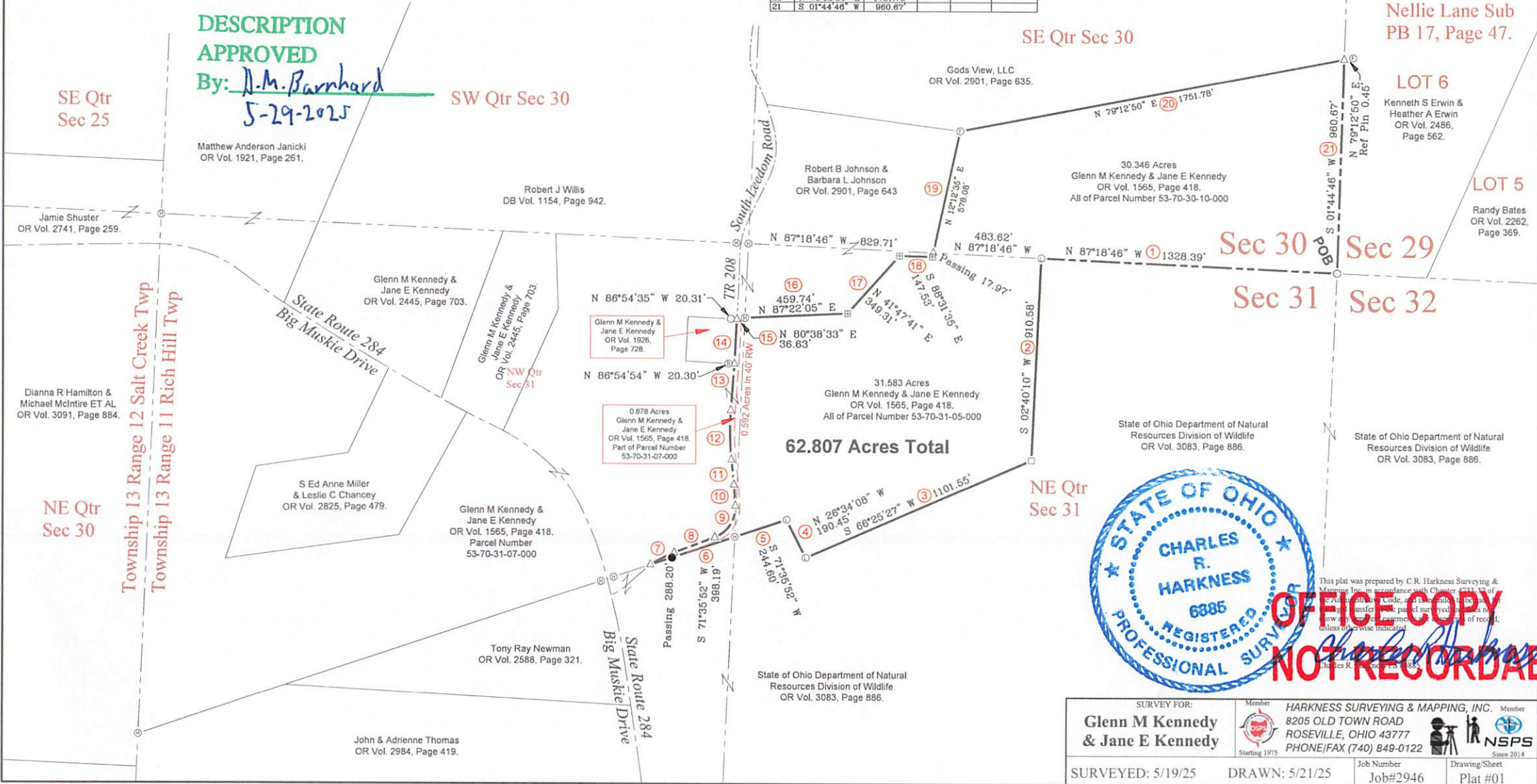
- PIN (SET) 5/8" REBAR 30" LONG
CAPPED (C.R. HARKNESS PS #6885)
- PIN FOUND 5/8" REBAR UNLESS NOTED
- STONE FOUND
- ▣ STONE FOUND MARKED
- PIN FOUND CAPPED 7113 LINN
- ⑧ PIN FOUND CAPPED 6973 BIEDENBACH
- ⑨ PIN FOUND CAPPED 7272 FINLEY
- ⑩ PIN FOUND CAPPED 6885 HARKNESS
- △ POINT UNMARKED
- LANDHOOK

Situated in the State of Ohio, County of Muskingum, Township of Rich Hill:
Being part of Sections 30 and 31, Township 13, Range 11, of the Congress Lands East of the Scioto River, further being part of the Glenn M Kennedy and Jane E Kennedy property recorded in Official Record Volume 1565, Page 418 of said county's deed records, further being all of Muskingum County Auditor's Parcel Numbers 53-70-30-10-000 and 53-70-31-05-000 and part of 53-70-31-07-000:

SURVEYOR'S NOTES AND REFERENCES:
Muskingum County Tax Maps and OGRIP Orthophotos of the area. All other references are shown or listed.
Note #1- Note #4- META Data, State Plane Coordinates Ohio South 1983, 2011 Realization 2010.0 Epoch, GEOID18, GRS1980, Grid to Ground Scale Factor For surveyed portions of Sections 30 and 31 - 1.00006966157556
Note #2- South Leedom Road Township Road 208 right of way is listed as 40 feet and occupies 0.592 acres of the described surveyed property.

PERIMETER CALLS					
CALL	BEARING	CHORD	LEN/C- DIR	RADIUS	ARC LEN
1	N 87°18'46" W	1328.39'			
2	S 02°40'10" W	910.58'			
3	S 66°25'27" W	1101.55'			
4	N 28°34'08" W	190.45'			
5	S 71°35'52" W	244.60'			
6	S 71°35'52" W	398.19'			
7	N 63°15'53" E	120.49'	RIGHT	619.00'	120.68'
8	N 69°51'00" E	195.20'			
9	N 32°41'41" E	167.55'	LEFT	142.00'	179.21'
10	N 03°27'38" W	95.85'			
11	N 06°05'35" W	113.05'			
12	N 00°58'01" W	220.68'	RIGHT	1227.00'	220.98'
13	N 04°13'33" E	210.57'			
14	N 02°56'09" E	200.08'			
15	N 00°38'33" E	36.63'			
16	N 87°22'05" E	459.74'			
17	N 41°47'41" E	349.31'			
18	S 88°31'35" E	147.53'			
19	N 12°12'36" E	678.08'			
20	N 79°12'50" E	1751.78'			
21	S 01°44'46" W	960.67'			

Reduced copy, not to scale, Larger copy available in the Muskingum County Engineer's Map Dept.



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SURVEY FOR:		Member	
Glenn M Kennedy & Jane E Kennedy		HARKNESS SURVEYING & MAPPING, INC. Member	
		8205 OLD TOWN ROAD ROSEVILLE, OHIO 43777 PHONE/FAX (740) 849-0122	
SURVEYED: 5/19/25		DRAWN: 5/21/25	Job Number Job#2946
			Drawing/Sheet Plat #01