

DESCRIPTION OF SURVEY FOR FRANKLIN LOCAL SCHOOL DISTRICT JOB#499

Situated in the State of Ohio, County of Muskingum, Township of Salt Creek:

Being part of the Northwest Quarter, of Section #14, Township #13, Range #12, of the Congress Lands East of the Scioto River, being all of the prior deed references Volume 190, Page 522, Volume 246, Page 211, and Volume 246, Page 212, of said county's deed records, also being all of Muskingum County Auditor's Parcel Number 60-60-70-01-19-000, and more particularly described as follows:

Commencing at an axle (found) at the Southwest corner of Lot #1, as shown on the Plat of Chandlerville, recorded in Deed Book #1, Page 536; thence N 70 19 35 W 199.95 feet along the North line of Chandlerville Road (State Route #146) to an iron pipe (found) at the Southeast corner of the T. Fenton property as recorded in deed reference Volume 775, Page 338; thence N 70 19 35 W 66.00 feet continuing along the North line of said road to an iron pin (set) at the Southwest corner of said Fenton property and the place of beginning for the property herein intended to be described;

- #1- thence N 70 33 02 W 381.78 feet continuing along the North line of said road to an iron pin (found) at the Southeast corner of the J. Morgan property as described in deed reference Volume 1053, Page 599;
- #2- thence N 10 52 00 E 332.00 feet along the West line of prior deed reference Volume 190, Page 522 to the Northwest corner of said Volume 190, Page 522, being on the South line of the abandoned O.R. & W Railroad (commonly known as the Narrow Gage Railroad), passing an iron pin (found) at the Northeast corner of said Morgan property at 174.93 feet;
- #3- thence N 10 52 00 E 125.00 feet along the West lines of prior deed references Volume 246, Page 212, and Volume 246, Page 211, to an iron pin (set) at the Northwest corner of prior deed reference Volume 246, Page 211;
- #4- thence S 73 18 30 E 384.28 feet along the North line of prior deed reference Volume 246, Page 211 to an iron pin (set) at the Northeast corner of prior deed reference Volume 246, Page 211;
- #5- thence S 11 26 42 W 125.00 feet along the East lines of prior deed references Volume 246, Page 211 and Volume 246, Page 212 to the Southeast corner of said prior deed reference Volume 246, Page 212, also being on the South line of said abandoned railroad and the Northeast corner of the prior deed reference Volume 190, Page 522;

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#6- thence S 11 26 42 W 350.00 feet along the East line of prior deed reference Volume 190, Page 522 to the place of beginning, passing an axle (found) at the common corner of said Fenton property and the Masonic Lodge No. 448 property as recorded in deed reference Volume 499, Page 714, at 184.32 feet containing 2.999 acres from prior deed reference Volume 190, Page 522, 0.628 acres from prior deed reference Volume 246, Page 211, and 0.440 acres from prior deed reference Volume 246, Page 212, for a total of 4.067 acres.

SAVING AND EXCEPTING

Saving and excepting an easement 20 feet wide measured at right angles extending North 190.00 feet from the North right-of-way of Chandlersville Road, (State Route #146) along the East line of the above described property, to be transferred to the Masonic Lodge No. 448 for use as ingress and egress to said Masonic Lodge No. 448 property.

The bearings within the description are based on the West line of the prior deed reference Volume 190, Page 522 being N 10 52 E. Bearings are shown in a format of Degrees, Minutes, and Seconds. Iron pins (set) are 5/8" rebar with identification caps (C.R.Harkness R.S.6885).

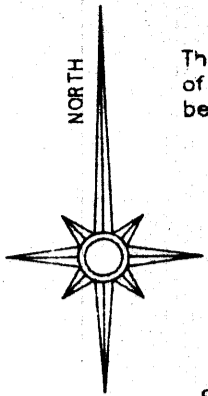
This description was written by Charles E. Harkness Registered Surveyor #6885 from an actual survey completed on January 15, 1992, in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe all or any easements of record, nor encroachments unless otherwise indicated.

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 Charles E. Harkness #6885
~~NOT RECORDABLE~~

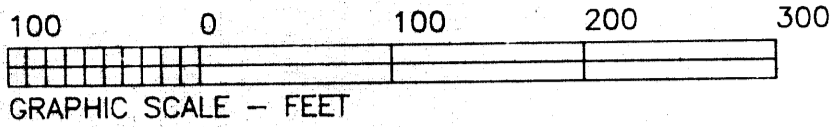
DESCRIPTION APPROVED
 FOR AUDITOR'S TRANSFER

By: A. L. Swindell

1-25-93



The bearings on this plat are based on the West line of the prior deed reference Volume 190, Page 522, being N 10°52'00"E.



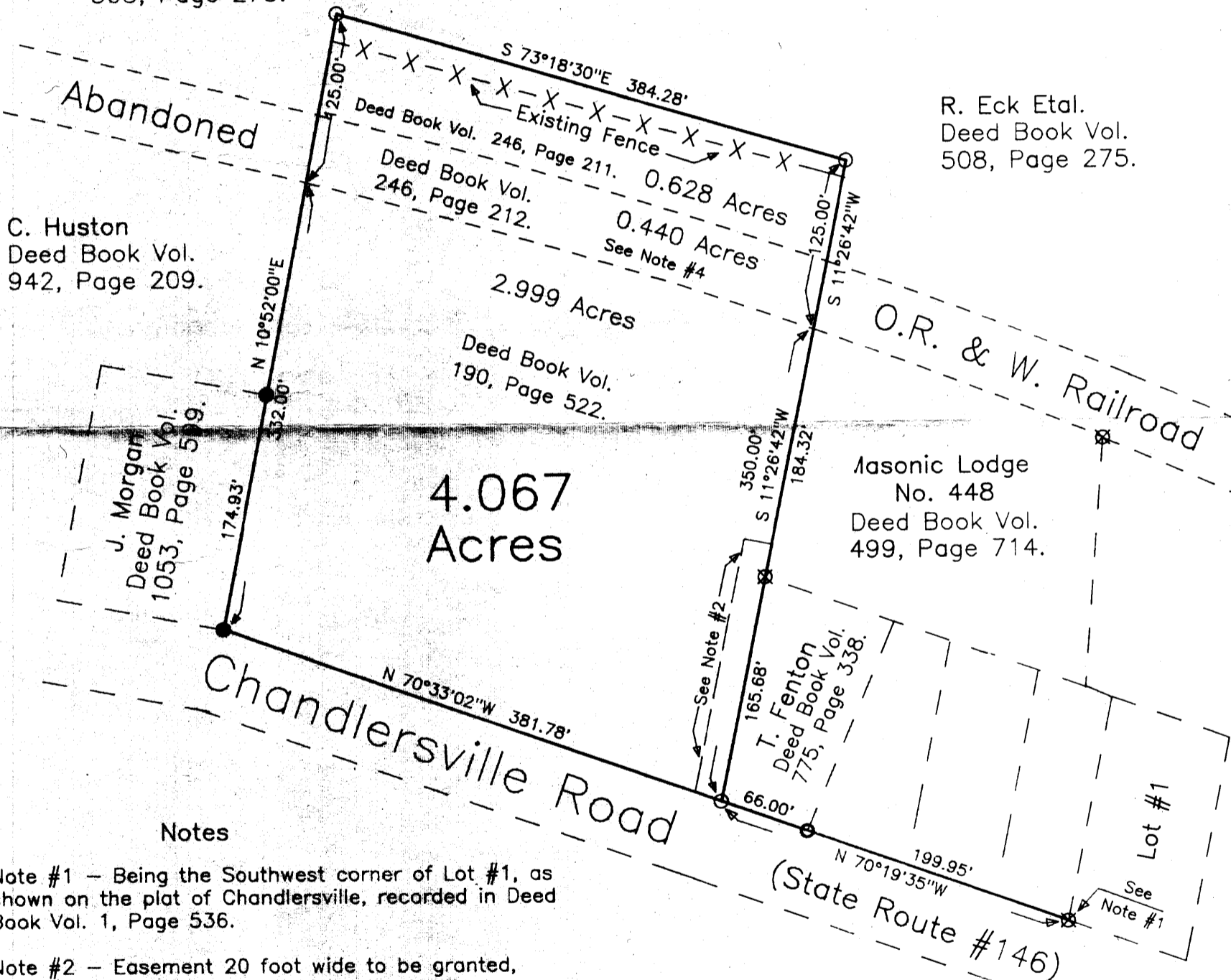
LEGEND	
☐	STONE (FOUND) WITH X - ☒
⊙	CONCRETE MONUMENT (FOUND)
⊗	AXLE (FOUND)
⊖	IRON PIPE (FOUND)
●	IRON PIN (FOUND)
⊕	RAILROAD SPIKE (FOUND)
⊕	PK NAIL (FOUND)
△	POINT
○	IRON PIN (SET) 5/8" REBAR WITH IDENTIFICATION CAP (C R HARKNESS R.S. 6885.

Situated in the State of Ohio, County of Muskingum, Township of Salt Creek:

Being part of the Northeast Quarter of Section #14, Township #13, Range #12, of the Congress Lands East of the Scioto River, as described in the Prior deed references Volume 190, Page 522, Volume 246, Page 211, and Volume 246, Page 212, of said county's deed records, also being all of Muskingum County Auditor's Parcel Number 60-60-70-01-19-000.

R. Eck Etal.
Deed Book Vol.
508, Page 275.

REFERENCES NOT SHOWN OR LISTED:
The O.R. & W. Railroad commonly referred to as the (Narrow Gage Railroad),
Muskingum County Tax Maps of the area.



Notes

Note #1 - Being the Southwest corner of Lot #1, as shown on the plat of Chandlersville, recorded in Deed Book Vol. 1, Page 536.

Note #2 - Easement 20 foot wide to be granted, extending 190 feet in length, from the North Right-of-way line of State Route #146, and along the East line of the property shown, to be used as ingress-egress to the Masonic Lodge Property.

Note #3 - Other occupation lines for the surveyed property, reasonably represent the boundary lines.

Note #4 - The property transferred in Quit Claim Deed Volume 246, Page 212, (known as the Railroad Right-of-way) may require Quiet of Title Action.

This plat was prepared by C. R. Harkness Surveying & Mapping Inc. in accordance with Chapter 4733-37 of the Administrative Code, from an actual survey and is intended to be used for the legal transfer of the property shown and does not intend to show all or any encroachments of record, nor encroachments unless otherwise indicated.

DESCRIPTION APPROVED FOR AUDITOR'S TRANSFER

BY *A. R. Harkness*
1-25-93

SURVEY FOR:	
Franklin Local School District State Route #146 Chandlersville, Ohio 43727.	
SECTION: #14	TOWNSHIP: #13 RANGE: #12
Salt Creek	COUNTY: Muskingum STATE OF OHIO
Survey Date: 1-15-93	Drw date 1-18-93 By: BAS
C. R. HARKNESS SURVEYING & MAPPING INC. 768 DRYDEN ROAD Zanesville, Ohio 43701 Phone (614) 454-6367	
Job Number: #499	Drawing Sheet No. Plat #01

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