

73-18-06-03  
2281 CHANDLERSVILLE RD

DESCRIPTION OF SURVEY FOR THE ESTATE OF ROBERT E CUNNINGHAM JOB#1611-1

Situated in the State of Ohio, County of Muskingum, Township of Wayne;

Being part of Lot #5 of the Geo. W Gibbon's Subdivision recorded in Plat Book 1, Page 17, and Re-Plat Book 1, Page 124, being a subdivision of the Northeast Quarter, of Section #7, Township #12, Range #13, of the Congress Lands East of the Scioto River, further being part of the Robert E Cunningham property recorded in Deed Book Volume 857, Page 295 of said county's deed records, further being part of Muskingum County Auditor's Parcel Number 73-18-06-03-000, and more particularly described as follows;

Commencing at a stone (found) at the Northeast corner of said Subdivision, Lot #5, and Section #7, also being the common corner for Sections #3, #4, & #8 of said Township and Range;

- TIE- **THENCE South 02 degrees 46 minutes 15 seconds West 91.35 feet** along the common line for said Section #7, Section #8, Subdivision, and Lot #5 to the unmarked Southeast corner of the Bill S & Vicki L Smith property recorded in Deed Book Volume 786, Page 273, and being the place of beginning for the property herein intended to be described, passing an iron pipe (found) at 1.61 feet;
- #1- **THENCE South 02 degrees 46 minutes 15 seconds West 272.31 feet** continuing along said line to an iron pin (set) at the Northeast corner of the Jerry R & Michelle Rognon property recorded in Deed Book Volume 948, Page 69;
- #2- **THENCE South 87 degrees 49 minutes 00 seconds West 600.53 feet** into said Section #7, crossing said Lot #5, and along the North line of said Rognon property to an unmarked point in the centerline of State Route #146 (Chandlersville Road), passing an iron pin (set) at 570.20 feet;
- #3- **THENCE along a curve to the left having, a chord bearing North 11 degrees 08 minutes 30 seconds West 206.11 feet**, a radius of 13298.07 feet, and arc length of 206.11 feet, for said road to an unmarked point;
- #4- **THENCE along a curve to the left having, a chord bearing North 12 degrees 57 minutes 15 seconds West 32.86 feet**, a radius of 688.22 feet, and arc length of 32.87 feet, continuing along said road to an unmarked point;
- #5- **THENCE South 80 degrees 31 minutes 05 seconds East 138.39 feet** leaving said road and through said Cunningham property to an iron pin (set), passing an iron pin (set) at 32.66 feet;
- #6- **THENCE North 89 degrees 31 minutes 30 seconds East 169.08 feet** continuing through said Cunningham property to an unmarked point in a small tributary, passing an iron pin (set) at 152.78 feet
- #7- **THENCE North 32 degrees 31 minutes 20 seconds East 114.42 feet** continuing through said Cunningham property and along said small tributary to the unmarked Southwest corner of said Bill Smith property, also being a common corner for the Frances Carol Smith ET AL property recorded in Official Record Volume 1884, Page 662;
- #8- **THENCE South 87 degrees 10 minutes 35 seconds East 293.72 feet** along the South line of said Bill Smith property to the place of beginning, passing an iron pipe (found) at 293.35 feet, **containing 3.59 acres**, of which 0.16 acres are within the right of way for State Route #146 (Chandlersville Road).

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 August 7, 2007, 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  
*Charles R. Harkness*  
Charles R. Harkness PLS #6885



APPROVED  
MINOR LOT SPLIT ONLY  
MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR  
*[Signature]*  
5/10/07 Date      \$ 100.00 Fee Paid

APPROVED FOR CLOSURE  
*[Signature]* 8/14/07

DESCRIPTION OF SURVEY FOR THE ESTATE OF ROBERT E CUNNINGHAM JOB#1611-2

Situated in the State of Ohio, County of Muskingum, Township of Wayne;

Being part of Lot #5 of the Geo. W Gibbon's Subdivision recorded in Plat Book 1, Page 17, and Re-Plat Book 1, Page 124, being a subdivision of the Northeast Quarter, of Section #7, Township #12, Range #13, of the Congress Lands East of the Scioto River, further being part of the Robert E Cunningham property recorded in Deed Book Volume 857, Page 295 of said county's deed records, further being part of Muskingum County Auditor's Parcel Number 73-18-06-03-000, and more particularly described as follows;

Commencing at a stone (found) at the Northeast corner of said Subdivision, Lot #5, and Section #7, also being the common corner for Sections #3, #4, & #8 of said Township and Range;

- TIE-1 **THENCE South 02 degrees 46 minutes 15 seconds West 91.35 feet** along the common line for said Section #7, Section #8, Subdivision, and Lot #5 to the unmarked Southeast corner of the Bill S & Vicki L Smith property recorded in Deed Book Volume 786, Page 273, passing an iron pipe (found) at 1.61 feet;
- TIE-2 **THENCE North 87 degrees 10 minutes 35 seconds West 293.72 feet** into said Section #7 and Lot #5, and along the South line of said Bill Smith property to an unmarked point in the centerline of a small tributary, being the place of beginning for the property herein intended to be described, also being the Southeast corner of the Frances Carol Smith ET AL property recorded in Official Record Volume 1884, Page 662, passing an iron pipe (found) at 0.37 feet;
- #1- **THENCE South 32 degrees 31 minutes 20 seconds West 114.42 feet** through said Cunningham property and along said small tributary to an unmarked point;
- #2- **THENCE South 89 degrees 31 minutes 30 seconds West 169.08 feet** continuing through said Cunningham property and leaving said small tributary to an iron pin (set), passing an iron pin (set) at 16.30 feet;
- #3- **THENCE North 80 degrees 31 minutes 05 seconds West 138.39 feet** continuing through said Cunningham property to an unmarked point in the centerline of State Route #146 (Chandlersville Road), passing an iron pin (set) at 105.73 feet;
- #4- **THENCE along a curve to the left** having, a chord bearing North 18 degrees 29 minutes 05 seconds West 99.91 feet, a radius of 688.22 feet, and arc length of 100.00 feet, along said road to the unmarked Southwest corner of said Frances Smith property;
- #5- **THENCE South 87 degrees 10 minutes 35 seconds East 399.25 feet** leaving said road and along the South line of said Frances Smith property to the place of beginning passing an iron pins (set) at 33.07 feet and 383.68, containing 0.82 acres, of which 0.07 acres are within the right of way for State Route #146 (Chandlersville Road).

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 August 7, 2007, 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 R. Harkness*  
Charles R. Harkness PLS #6885



150 0 150 300 450

LEGEND

GRAPHIC SCALE - FEET

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

- PIN (SE1) 5/8" REBAR CAPPED (C H HARKNESS PLS#6885)
- PIN (FOUND)
- △ POINT (UNMARKED)
- STONE (FOUND) MARKED
- PIPE (FOUND)



Chandlersville Rd  
30' RW Used  
A=105.50' B=107.10'

Steven E Garrett  
DB Vol. 1097,  
Page 122.

Karen L Rutter  
DB Vol. 1137, Page 561.

Frances Carol Smith ET AL  
OR Vol. 1884, Page 662.

Bill S & Vicki L Smith  
DB Vol. 786,  
Page 273.

Parcel 2  
0.82 Acres

Parcel 1  
3.59 Acres

Robert E Cunningham  
DB Vol. 857, Page 295.  
Parcel #73-18-06-03-000

Lot #5

Jerry R & Michelle Rognon  
DB Vol. 918, Page 89.

Lot #6

Velma A Toole  
DB Vol. 964, Page 21

APPROVED  
MINOR LOT SPLIT ONLY  
MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR

2/10/07 \$100.00  
Date PARCEL Fee Paid

APPROVED FOR CLOSURE  
*[Signature]*

Approved For Transfer  
On-Lot Sawage O.K.  
Date 9/17/07

Zanesville - Muskingum Co.  
Health Department

Geo. W. Gibbon's Subdivision  
PB 1, Page 17 (Re PB 1, Page 124)

Situated in the State of Ohio, County of Muskingum, Township of Wayne;

Being part of Lot #5 of the Geo. W. Gibbon's Subdivision recorded in Plat Book 1, Page 17, and Re-Plat Book 1, Page 124, being a subdivision of the Northeast Quarter, of Section #7, Township #12, Range #13, of the Congress Lands East of the Scioto River, being all of the Robert E Cunningham property recorded in Deed Book Volume 857, Page 295 of said county's deed records, further being all of Muskingum County Auditor's Parcel Number 73-18-06-03-000;

**SURVEYOR'S NOTES & REFERENCES:**

Muskingum Co. Tax Maps and Orthophotos of the area.  
Surveys: by William H Derwooster PLS #5437 of the Irwin property dated 6/10/1993; by Loren C Camm PLS #5846 being a portion of the Toole property dated 4/28/1982; by Denis Swierz PLS #8062 of the E Rice property dated December 2003;  
Additional Deed References: (Vol-Page), (DB143-144), (DB310-332), (DB328-3), (DB386-317), & (DB579-583).  
Note #1- Lot Lines are not shown to coincide with the centerline of now State Route #146. Several road re-alignments have occurred, and subsequent surveys have used or forced the road to represent the Lot Lines.  
Note #2- The NW corner of the Rognon property was referenced as located South of a concrete culvert crossing now SR #146 in previous deeds.

This plat was prepared by C. R. Harkness Surveying & Mapping Inc. 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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*[Signature]*  
Charles R. Harkness PLS #8885

SURVEY FOR: <b>Estate of Robert E Cunningham</b> 2281 Chandlersville Road, Zanesville, Ohio 43701	
SURVEY DATE: 8/7/2007	DRAWN DATE: 8/8/2007
SEC: #7 Lot#5 TWP: #12 R: #13 TWP: Wayne CO: Muskingum	
CHARLES R. HARKNESS SURVEYING & MAPPING, INC. 3205 OLD TOWN ROAD ROSEVILLE, OHIO 43777 PHONE (740) 849-0122	
JOB NUMBER <b>#1611</b>	DRAWING / SHEET NUMBER <b>Plot #01</b>

