

DESCRIPTION OF SURVEY FOR A WILEY

JOB#1363

Situated in the State of Ohio, County of Muskingum, City of Zanesville:

Being part of Lots #40 & #41 of Cliffwood Addition recored in Re-Copy Plat Book 1, Page 92 **being all of** the A Wiley property recorded in Deed Book Volume 774, Page 109 of said county's deed records, further being known as Muskingum County **Auditor's Parcel Number 83-19-01-34-000**, and more particularly described as follows;

Beginning at an iron pin (set) at the Southwest corner of said Lot #41, also being the Northeast intersection of Pine Street and Bates Street (Fisher Street);

- #1- THENCE North 02 degrees 38 minutes 15 seconds East 53.00 feet** along the common line for said Lot #41 and Pine Street to an iron pin (set) at the common corner for said Wiley property and for the M & C Goins property recorded in Official Record Volume 1651, Page 321;
- #2- THENCE South 87 degrees 32 minutes 40 seconds East 93.31 feet** leaving said Pine Street, crossing said Lot #41 and into said Lot #40 to an iron pin (set) at the Northwest corner of a 21.50 foot wide exception from said Deed Book Volume 774, Page 109, also being the Northwest corner of an 11 foot wide strip created in Deed Book Volume 572, Page 742;
- #3- THENCE South 03 degrees 31 minutes 20 seconds West 53.00 feet** along said exception and 11 foot wide strip to an iron pin (set) on the common line for said Lot #40 and Bates Street;
- #4- THENCE North 87 degrees 33 minutes 00 seconds West 92.49 feet** along the North line of said Bates Street to the place of beginning, passing the unmarked common Southern corner for said Lots #40 & #41 at 1.76 feet , **containing 0.113 acres.**

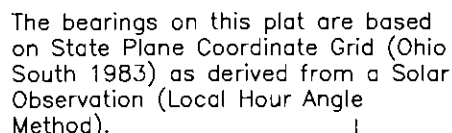
The bearings within this description are based on State Plane Coordinate Grid (Ohio South 1983) derived from Solar Observations. Iron pins (set) are 5/8" rebar with identification caps (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on July 29, 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

[Signature]
8-2-2004



Muskingum Co. Tax Maps and Orthophotos of the area. 3-D TopoQuads by DeLorme (Ohio). Previous survey completed by Charles R Harkness PLS #6885 (Job #759) dated 9/19/1996 of a portion of Out Lot #15.

Note #1— Bearings on previous Job #759 were reported to be based on State Plain Coordinate Grid. Bearings were actually based on True North and should be rotated counterclockwise 18 minutes 29 seconds to be grid as shown on this plat.

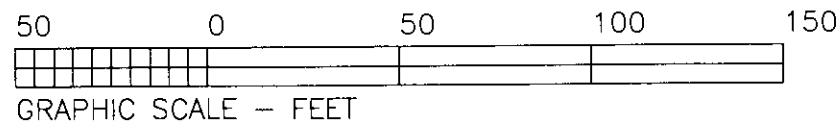
Note #2— An apparent title gap is created by currently listed deeds.

Note #3- Lots #37 through #40 were given platted measurements and allowing Lot #41 to be treated as a remainder lot. Lot #41 is platted as 91.76 feet and averages 91.96 feet as a remainder.

Ref #1- DB Vol. 571, Page 315
Edwin & Gladys Steward 10.5 foot
by 53 feet.

Ref #2- DB Vol. 572, Page 742
Edwin & Gladys Steward 11 foot by
53 feet.

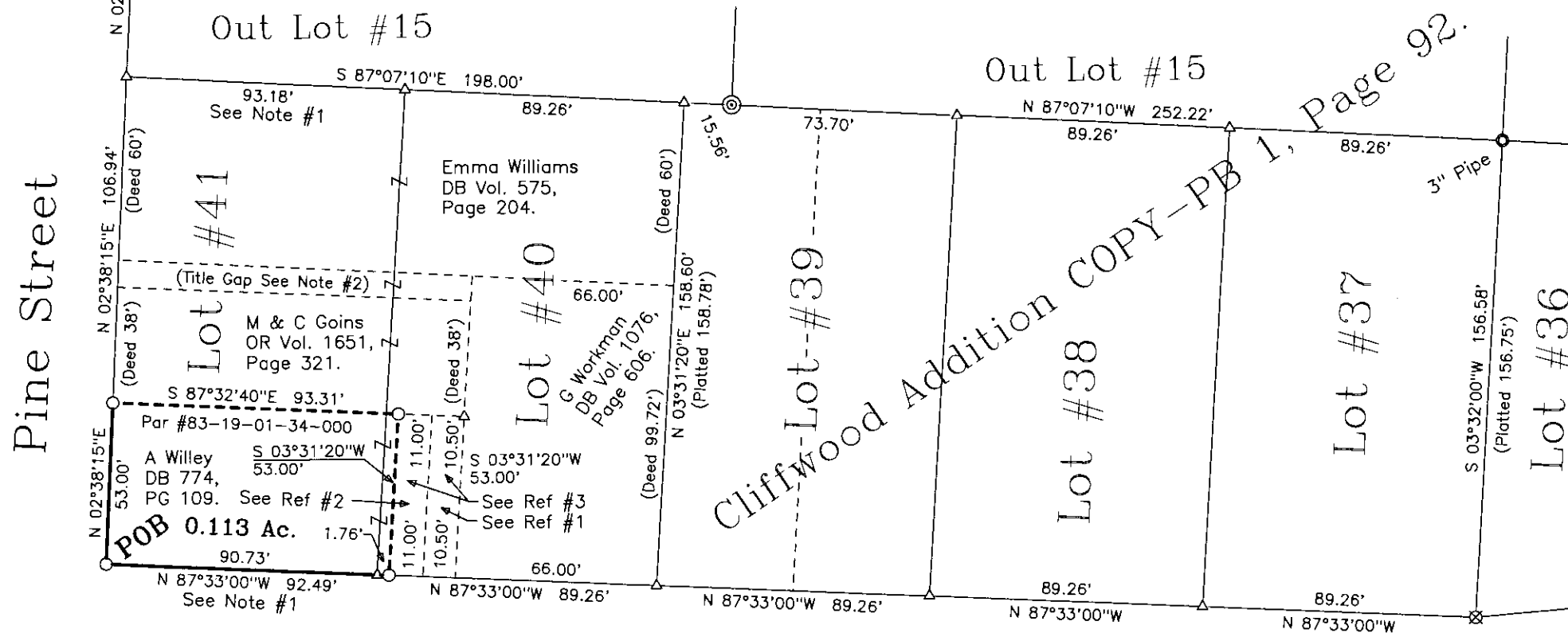
Ref #3— Exception in current deed 21.50 feet by 53 feet. Ref #1 and #2 make up Ref #3. Deed of Decree or Order of Sale DB Vol. 590, Page 15 does not include theses parcels. Affidavit recorded in OR Vol. 1651, Page 319 has Shelia Kennedy claiming these parcels. No title was found indicating any transfer from original owners Edwin & Gladys Steward.



Situated in the State of Ohio, County of Muskingum, City of Zanesville:

Being part of Lots #40 & #41 of Cliffwood Addition recorded in Re-Copy Plat Book 1, Page 92 being all of the A Willey property recorded in Deed Book Volume 774, Page 109 of said county's deed records, further being known as Muskingum County Auditor's Parcel Number 83-19-01-34-000;

- ☐ PIN (SET) 5/8" REBAR CAPPED
(C R HARKNESS PLS#68B5)
- ☒ PIN (FOUND)
- ☐ POINT (UNMARKED)
- ☒ CONCRETE MONUMENT (FOUND)
- ☒ PIPE (FOUND)
- ☒ AXLE (FOUND)



Bates Street (Fisher Street)

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.

legal transfer of the property described in and describe all or any easements, encroachments, or uses otherwise incident to the property.

**OFFICE COPY
NOT RECORDED**

Charles R. Harkness, III, Esq.

EDUCATION APPROVED
FOR AUTOMATIC TRANSFER

8-2-2004

SURVEY FOR:		HARKNESS SURVEYING & MAPPING, INC	
A Wiley		768 DRYDEN ROAD	
Pine & Bates Street, Zanesville, Ohio		ZANESVILLE, OHIO 43701	
		PHONE/FAX (740) 454-8367	
SURVEYED: 7/29/2004	DRAWN: 7/30/2004	JOB: #1363	DRAWING: Plat #01
SEC: TWP: RANGE: CITY:Zanesville COUNTY:Muskingum STATE:Ohio			