

83-24-01-21

1551 PENN ST

## DESCRIPTION OF SURVEY FOR DANIEL &amp; GLORIA RIEHL

JOB#1661-1

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

Being part of Lot #73 of Charles Russell's Subdivision of the Safford Farm, recorded in Plat Book 2, Page 1, further being part of Lot #4 of the the Court Order Subdivision Case #19955 England vs Fitzpatrick, further being part of Gloria E and Daniel G Riehl property recorded in Official Record Volume 1851, Page 458 of said county's deed records, further being all of Muskingum County **Auditor's Parcel Number 83-24-01-21-000 and part of Number 83-24-01-22-000**, and more particularly described as follows;

Commencing at the unmarked Southeast corner of said Lots #73 and #4, being in the centerline of Penn Street Extended (By Deed), previously being the common line for Sections #1 and #2 of Township #16, Range #14, of the Congress Lands East of the Scioto River;

**TIE-1 THENCE North 03 degrees 08 minutes 05 seconds East 25.00 feet** along the East line of said Lots #73 and #4, to the an unmarked point on the North line of Penn Street;

**TIE-2 THENCE North 87 degrees 34 minutes 10 seconds West 116.98 feet** along the North line of Penn Street and through said Lots #73 and #4 to an iron pin (set) at the place of beginning for the property herein intended to be described, passing an iron pin (set) at 2.78 feet;

**#1- THENCE North 87 degrees 34 minutes 10 seconds West 52.00 feet** continuing along Penn Street, to an iron pin (set) at the common corner for said Riehl property and for the Jeremiah & Angela Onley property recorded in Official Record Volume 2061, Page 127, being on a line for said Lots #73 and #4,, passing the unmarked division of said Riehl parcels at 12.00 feet and a corner for said Lots #73 and #4 at 31.85 feet;

**#2- THENCE North 02 degrees 26 minutes 10 seconds East 129.81 feet** through said Lots #73 and #4 and along the common line for said Riehl and Onley properties to an axle (found) on the South Line of a 16 foot wide Alley (By Deed);

**#3- THENCE South 87 degrees 37 minutes 50 seconds East 52.00 feet** along the South line of said 16 foot wide alley and continuing through said Lots #73 and #4 to an iron pin (set), passing the unmarked division for said Riehl properties at 40.00 feet;

**#4- THENCE South 02 degrees 26 minutes 10 seconds West 129.86 feet** crossing said Riehl property and continuing through said Lots #73 and #4 to the place of beginning, **containing 0.155 acres.**

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).

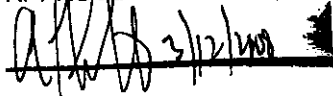
This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on February 25, 2008, in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe all or any easements of record, nor encroachments unless otherwise indicated.

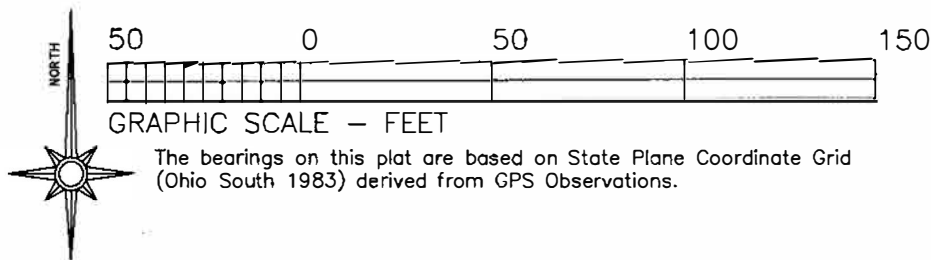
**OFFICE COPY**  
**NOT RECORDABLE** 2-27-08  
Charles R. Harkness P.L.S. #6885



  
MICHAEL T. BRYAN, COZ PLANNING COMMISSION CHAIR

**APPROVED FOR CLOSURE**

 3/12/08



Joshua D & Jennifer L Wagner  
OR Vol. 2019, Page 469.

## LEGEND

- PIN (SET) 5/8" REBAR CAPPED  
(C R HARKNESS PLS#6885)
- PIN (FOUND)
- △ POINT (UNMARKED)
- ⊗ AXLE (FOUND)
- PIPE (FOUND)

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

Being part of Lot #73 of Charles Russell's Subdivision of the Safford Farm, recorded in Plat Book 2, Page 1, further being part of Lot #4 of the the Court Order Subdivision Case #19955 England vs Fitzpatrick, further being part of Gloria E and Daniel G Riehl property recorded in Official Record Volume 1851, Page 458 of said county's deed records, further being all of Muskingum County Auditor's Parcel Number 83-24-01-21-000 and part of Number 83-24-01-22-000;

## SURVEYOR'S NOTES AND REFERENCES:

Muskingum County Tax Maps and Orthophotos of the area. Court Order Subdivision Case #19955 England vs Fitzpatrick Part of Lot #73 of Charles Russell's Subdivision of the Safford Farm Plat Book 2, Page 1. Surveys completed By: Charles R Harkness PLS #6885 (Job #1539 dated 9/25/2006), (Job #552 dated 9/4/1993), (Job #1513 dated 6/20/2006), Richard Max Graves PLS #5792 of the David Ball property dated 1/25/1995.

**Note #1**— Intersection CL Penn St and Sec Line reported as being Qtr Sec corner. No effort was made to resolve conflicting information about this corner from deeds, surveys, or plats in the area.

**Note #2**— Centerline established from existing street curbs.

**Note #3**— Survey gap between previous and current survey locating the East line of Lot #73. Old survey line is along or near and existing fence line.

**Note #4**— Alley listed by some deeds of the area as being 10 feet wide.

APPROVED FOR CLOSURE

*[Signature]* 3/12/2008

*[Signature]*

MICHAEL T. BRYAN, COZ PLANNING COMMISSION CHAIR

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.



**OFFICE COPY NOT RECORDABLE**  
Charles R. Harkness Surveying & Mapping Inc. Date 2-27-08  
Survey for: Daniel & Gloria Riehl  
Penn St, Zanesville, Ohio

SURVEYED: 2/25/2008	DRAWN: 2/25/2008	JOB: #1661 DRAWING: PLAT #01
LOT #73 SEC:#2 TWP:#16 RANGE:#14 CITY:Zanesville COUNTY:Muskingum ST:Ohio		

