24-26 02-05-000

## Baseline Surveying, Inc.

Land Surveying and Construction Layout

3010 East Pike Zanesville, OH 43701

Email: bei@rrohio.com

Telephone (740) 453-4850 Fax (740) 450-1000

## RHONDA K. HUMM, TRUSTEE AUDITORS PARCEL NUMBER 80-84-26-02-05-000 (ALL)

BEING A PART OF OUTLOT 7 OF WILLIAM BLOCKSOM'S ADDITION AS RECORDED IN PLAT BOOK 1, PAGE 126 OF THE MUSKINGUM COUNTY PLAT RECORDS, IN THE FOURTH WARD OF THE CITY OF ZANESVILLE, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

**COMMENCING** AT A MAG NAIL SET AT THE SOUTHEAST CORNER OF THE SAID OUTLOT 7;

THENCE WITH THE EAST LINE OF THE SAID OUTLOT, ALSO BEING THE WEST LINE OF GALIGHER STREET, NORTH 03 DEGREES 15 MINUTES 09 SECONDS EAST 20.00 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE LEAVING THE SAID OUTLOT LINE, NORTH 86 DEGREES 44 MINUTES 51 SECONDS WEST 64.00 FEET TO A POINT, PASSING AN IRON PIN SET AT 61.00 FEET;

THENCE WITH THE EAST LINE OF A TRACT CONVEYED TO LINDA F. HELSER (OR VOLUME 1968, PAGE 224), NORTH 03 DEGREES 15 MINUTES 09 SECONDS EAST 43.42 FEET TO AN IRON SET:

THENCE LEAVING THE SAID EAST LINE AND WITH THE SOUTH LINE OF A TRACT CONVEYED TO ANTHONY SAAD IN O.R. VOLUME 2128, PAGE 780, SOUTH 86 DEGREES 44 MINUTES 51 SECONDS EAST 64.00 FEET TO AN IRON PIN SET, SAID IRON PIN BEING SOUTH 03 DEGREES 15 MINUTES 09 SECONDS WEST 366.83 FEET FROM AN EXISTING CONCRETE MONUMENT WITH "X" AT THE SOUTHWEST CORNER OF GALIGHER STREET AND EASTMAN STREET:

THENCE WITH THE WEST LINE OF THE ABOVE SAID OUTLOT 7 AND THE WEST LINE OF GALIGHER STREET, SOUTH 03 DEGREES 15 MINUTES 09 SECONDS WEST 43.42 FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.064 ACRES, SUBJECT TO A 3 FEET WIDE BY 44 FEET LONG EASEMENT AND PERPETUAL RIGHT OF WAY FOR THE PURPOSE OF A WALK ALONG THE SOUTH LINE OF THE ABOVE DESCRIBED TRACT AS DESCRIBED IN DEED VOLUME 172, PAGE 419 OF THE MUSKINGUM COUNTY DEED RECORDS. ALSO SUBJECT TO ALL OTHER APPLICABLE EASEMENTS.

BEARINGS ARE BASED ON STATE PLANE COORDINATE GRID DERIVED FROM GPS OBSERVATION.

I, MICHAEL D. NICHOLS PS 6923, HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 28TH DAY OF APRIL, 2015, FROM A FIELD SURVEY COMPLETED BY ME ON THE 28TH DAY OF APRIL, 2015.

T E

OF MIGNAEL

D. NICHOLS S-8523 STER. A VEY

ROFESSIONAL SURVEYOR 6923

DESCR

## SURVEY FOR RHONDA HUMM

AUDITORS PARCEL NUMBER 80-84-26-02-05-000 (ALL)

BEING A PART OF OUTLOT 7 OF WILLIAM BLOCKSOM'S ADDITION AS RECORDED IN PLAT BOOK 1, PAGE 126 OF THE MUSKINGUM COUNTY PLAT RECORDS, IN THE FOURTH WARD OF THE CITY OF ZANESVILLE, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON STATE PLANE COORDINATE GRID DERIVED FROM GPS OBSERVATION. CONCRETE MONUMENT WITH "X", AT THE SOUTHWEST CORNER OF GALIGHER AND EASTMAN STREET GALIGHER STREET (60' R/W) ST LINE BLOCKSOM STREET ESTABLISHED PREVIOUS SURVEY—T. LINN 5/8" REBAR (PS 7321) ALICE STREET (50' R/W) MIDTH .03.15,09 83, ANTHONY SAAD O.R. VOL. 2128, PG. 780 59 LARRY G. EMERSON O.R. VOL. 2330, PG. S! (BOWMAN SURVEY) 224 F. HELSER 1968, PG. 126.75' BY D LINDA VOL. <u>"</u> 03.15,09 S.86°44'51"E. 64.00 RHONDA K. HUMM,TRUSTEE N.03°15′09″<sub>E</sub> 43.42′ O.R. VOL. 2545, PG. 260 123 GALIGHER STREET 80-84-26-02-05-000 (ALL) SUBJECT TO A 3 FT. WIDE BY 44 FT LONG EASEMENT AND PERPETUAL RIGHT OF WAY FOR THE PURPOSE OF A WALK AS DESCRIBED IN DEED VOLUME 172, PAGE 419 0.064 ACRES 3.00' N.86°44'51"W. EXISTING CONCRETE/ MASONRY WALL N.03°15'09"E. EXISTING HOUSE APPROX. LOCATION 20.00 ALLEY (16.5' R/W) RHONDA K. HUMM, TRUSTEE O.R. VOL. 2545, PG. 260 SOUTHEAST CORNER NOTE: BOWMAN SURVEY NOT USED, SURVEYED LINES APPEAR TO BE TOO FAR EAST FROM FIELD EVIDENCE. BLOCKSOM'S ADDITION PLAT BOOK 1, PG. 126 (R.P. 1, PG. 60) NOTE: DEED BOOK VOLUME 101, PAGE 265 INDICATED TOTAL LOT LENGTH FROM NORTH LINE OF ALLEY TO SOUTH LINE OF ALICE STREET "126FT 9 INCHES" (126.75'). 60.00' 5/8" REBAR SCALE 1"=40' RESEARCH DEEDS AS SHOWN
PREVIOUS SURVEY OF A 2.41 AC. TRACT
COMPLETED OCTOBER 19, 1990 BY T.H. LINN PS 7113
PREVIOUS SURVEY OF A 0.09 AC. TRACT
COMPLETED MAY 30, 2006 BY S.M. BOWMAN PS 7135
PREVIOUS SURVEY OF A LINE OF AN UNDATED SURVEY
COMPLETED BY J.D. NEWCOME PS 7321
PREVIOUS SURVEY OF A 0.122 AC. TRACT
COMPLETED MARCH 11, 1987 BY W.J. BIEDENBACH PS 5718 LEGEND DESCRIPTION EXISTING IRON PIN IRON PIN SET (5/8" REBAR W/CAP)

I, MICHAEL D. NICHOLS (PS#6923), HEREBY
CERTIFY TO THE BEST OF MY KNOWLEDGE AND
BELIEF THE ABOVE PLAT AND SURVEY TO BE
CORRECT AS PREPARED BY ME, THIS 28th DAY
OF APRIL, 2015, FROM A VELD SURVEY
COMPLETED THE 28th DAY OF APRIL, 2015.

MICHAEL ROFESSIONAL SURVEYOR #6923



MAG NAIL SET UNMARKED POINT

THIS PROPERTY IS SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS, OR RESTRICTIONS, WHETHER RECORDED OR IMPLIED. THIS PLAT, PREPARED IN ACCORDANCE WITH CHAPTER 4733—37 OF THE ADMINISTRATIVE CODE, IS INTENDED FOR THE LEGAL TRANSFER OF THE PROPERTY SHOWN AND DOES NOT INTEND TO SHOW ANY OR ALL OF THE EASEMENTS, RIGHT OF WAYS, RESTRICTIONS OR ENCROACHMENTS UNLESS OTHERWISE INDICATED.

BASELINE SURVEYING, INC. 3010 EAST PIKE, ZANESVILLE, OHIO 43701 phone: 740–453–4850, fax: 740–450–1000, email: BEI@rrohio.com

DRAWN BY: JWL	DATE: 04-28-15	SCALE: 1"=40'
CHECKED BY: MDN	JOB NO: 5773	DRAWING NO: Z:\5773\5773.dwg