

W.J. BIEDENBACH AND ASSOCIATES
SURVEYING AND MAPPING
3120 LISA LANE, ZANESVILLE, OHIO 43701
(614) 453-4850

84-27-0204
114 GALIGHER ST

DESCRIPTION FOR CONVEYANCE
PARCEL NUMBER 80-84-27-02-04-000 (ALL)
PARCEL NUMBER 80-84-31-03-14-001 (ALL)

BEING A PART OF THE JOHN VAN HORNE TRACT AS SHOWN ON THE PLAT RECORDED IN DEED BOOK "A", PAGE 383; SITUATED IN THE CITY OF ZANESVILLE, COUNTY OF MUSKINGUM, STATE OF OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING IRON PIN (3/4 INCH PIPE) AT THE INTERSECTION OF THE SOUTH LINE OF EASTMAN STREET AND THE EAST LINE OF GALIGHER STREET; THENCE SOUTH 438.33 FEET ALONG THE SAID EAST LINE OF GALIGHER STREET TO AN EXISTING IRON PIN (5/8 INCH REBAR) AT THE PLACE OF BEGINNING OF THIS TRACT, PASSING THE SOUTHWEST CORNER OF THE PROPERTY FORMERLY OWNED BY JENNIE GALIGHER AT 240.33 FEET (BY DEED) AND, PASSING EXISTING IRON PINS AT 358.33 FEET (AXLE) AND 398.33 FEET (5/8 INCH REBAR); THENCE NORTH 88 DEGREES 20 MINUTES 49 SECONDS EAST 130.04 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR); SAID POINT BEING SOUTH 38.00 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR); THENCE SOUTH 42.00 FEET TO AN IRON PIN SET ON THE NORTH LINE OF AN ALLEY; THENCE SOUTH 89 DEGREES 13 MINUTES 31 SECONDS WEST 130.00 FEET ALONG THE SAID NORTH LINE TO AN IRON PIN SET ON THE EAST LINE OF GALIGHER STREET; THENCE NORTH 40.00 FEET ALONG THE SAID EAST LINE TO THE PLACE OF BEGINNING.

CONTAINING 0.122 MORE OR LESS ACRES, SUBJECT TO ALL APPLICABLE EASEMENTS INCLUDING THE SEWER EASEMENT AS RESERVED BY DEED RECORDED IN PLAT BOOK VOLUME 148, PAGE 493 OF THE MUSKINGUM COUNTY DEED RECORDS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS.

BEARINGS ARE BASED ON THE DEED BEARING OF THE EAST LINE OF GALIGHER STREET AS SHOWN IN DEED BOOK VOLUME 981 PAGE 404 (PARCEL 2).

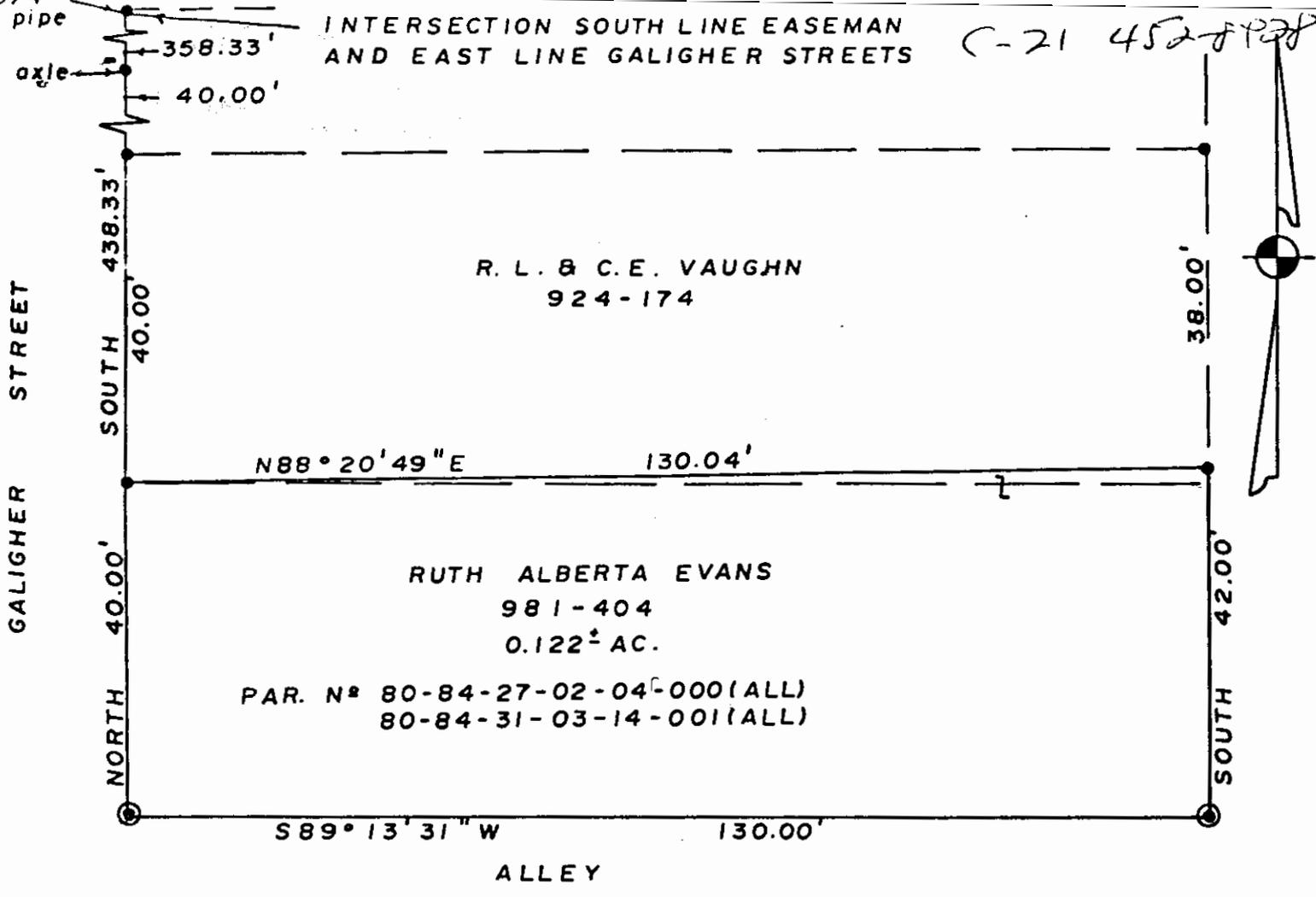
I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS SURVEY AND DESCRIPTION TO BE CORRECT AS SURVEYED BY ME, THIS 10TH DAY OF MARCH 1987.

**OFFICE COPY
NOT RECORDABLE**
W.J. BIEDENBACH
REGISTERED SURVEYOR #5718

D2595 CENTURY 21



DESCRIPTION APPROVED
for Auditor's transfer
By J. T. [Signature]
3-16-87



RESEARCH

VOL. 924 PG. 174
VOL. 981 PG. 404
DEED BOOK "A" PG. 383
SEWER EASEMENT -
PB. 148 PG. 493
MUSK. CO. TAX MAP



- ~ EXISTING 5/8" REBAR (unless otherwise noted)
- ⊙ ~ IRON PIN SET (5/8" rebar with plastic identification cap)

BEARINGS ARE BASED ON THE DEED BEARING OF THE EAST LINE OF GALIGHER STREET AS SHOWN IN DEED BOOK VOLUME 981 PAGE 404 (PARCEL 2).

BEING A PART OF THE JOHN VAN HORNE TRACT AS SHOWN ON THE PLAT RECORDED IN DEED BOOK "A" PAGE 383; SITUATED IN THE CITY OF ZANESVILLE, COUNTY OF MUSKINGUM, STATE OF OHIO.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME THIS 11TH DAY OF MARCH 1987.

OFFICE COPY
NOT RECORDABLE

W. J. BIEDENBACH
REG. SURVEYOR



DESCRIPTION APPROVED
for Auditor's transfer
By A. Y. Rankin
3-16-87

W. J. BIEDENBACH & ASSOC.
Surveying & Mapping
3120 Lisa Ln. Zanesville, Ohio 43701
(614) 453-4850

Drawn by SD	Date 3/6/87
Scale 1" = 20'	Checked by <u>SD</u>
Job No 2595	CENTURY 21