

84-38-06-03
1250 CANFIELD RD

DESRPTION OF A 0.344 ACRE TRACT

Situate in the State of Ohio, County of Muskingum, City of Zanesville, and being part of the Third Quarter Township, Township 1 North, Range 7 West in the United States Military District, and being part of Lot # 41 of Blandy Hill Addition as recorded in Plat Book 2, Page 18, and being all of Parcel # 84-38-06-03, which was last conveyed to Betty J. Roberts in Deed Volume # 350, Page 381 of Muskingum County records and being more particularly described as follows ;

Beginning at the Northwest Corner of Lot # 41 of Blandy Hill Addition (P.B.#2, Pg. 18), thence along the South right of way line of Canfield Road 49.50 feet in width, North 73 degrees 22 minutes 41 seconds East 100.00 feet to an iron pin set ; thence along a line crossing Lot # 41 and along Thomas W. and Linda K. Wheeler property (Volume 616, Page 59), South 16 degrees 37 minutes 19 seconds East 158.00 feet to an iron pin set on the north right of way of an alley 16.50 feet in width ; thence along said alley , South 73 degrees 22 minutes 41 seconds West 75.00 feet to an iron pin found ; thence along a line crossing Lot # 41 and along Amy L. Agin property (Volume 1797, Page 806) , North 16 degrees 37 minutes 19 seconds West 32.00 feet to an iron pin found ; thence along said Agin property , South 73 degrees 22 minutes 41 seconds West 25.00 feet to an iron pin found on the west line of Lot # 41 ; thence along Amy L. Agin property (Volume 1108, Page 163) and the west line of Lot # 41 , North 16 degrees 37 minutes 19 seconds West 126.00 feet to an iron pin found at the True Place of Beginning .

Containing 0.344 acres or 15000.000 square feet , more or less, subject to all easements , restrictions , or right of ways , either written or implied. All iron pins set are # 5 rebar 30 inches long with a yellow I.D. cap labeled "BINCKLEY S - 7879" .

Bearings contained in this description are assumed on the South right of way of Canfield Road as being North 73 degrees 22 minutes 41 seconds East and are for angular calculation only.

This description was written from an actual survey completed by Binckley Land Surveying in October, 2003.

Donald Binckley P.S. 7978 Date
**OFFICE COPY
NOT RECORDABLE**

DESCRIPTION APPROVED
FOR DEEDS/TRANSFER

BY 

10-20-2003

BINCKLEY LAND SURVEYING

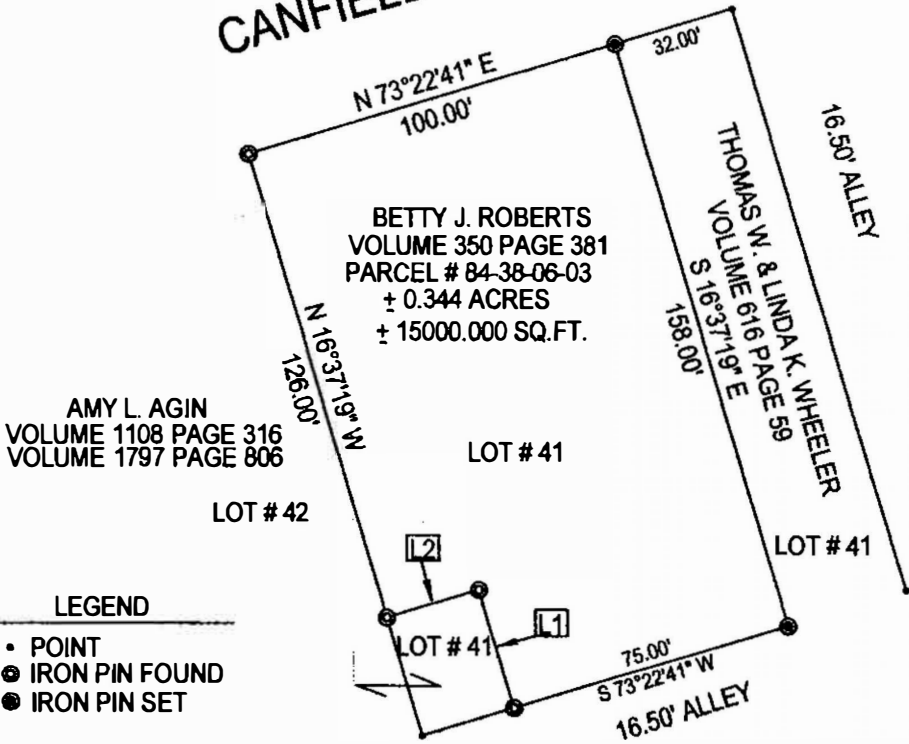
6375 WINDSONG WAY NASHPORT OHIO 43830

PHONE (740) 455-3736 FAX (740) 455-9149

RESURVEY OF BETTY J. ROBERTS PROPERTY

SITUATE IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, CITY OF ZANESVILLE, AND PART OF THE THIRD QUARTER TOWNSHIP, TOWNSHIP 1 NORTH, RANGE 7 WEST IN THE UNITED STATES MILITARY DISTRICT AND BEING A PART OF LOT # 41 OF BLANDY HILL ADDITION AS RECORDED IN PLAT BOOK 2, PAGE 18, AND BEING ALL OF PARCEL # 84-38-06-03 WHICH WAS LAST CONVEYED TO BETTY J. ROBERTS IN DEED VOLUME 350, PAGE 381 OF MUSKINGUM COUNTY RECORDS.

CANFIELD ROAD 49.5' RW



AMY L. AGIN
VOLUME 1108 PAGE 316
VOLUME 1797 PAGE 806

BETTY J. ROBERTS
VOLUME 350 PAGE 381
PARCEL # 84-38-06-03
± 0.344 ACRES
± 15000.000 SQ.FT.

THOMAS N. & LINDA K. WHEELER
VOLUME 619 PAGE 59

LEGEND

- POINT
- IRON PIN FOUND
- IRON PIN SET

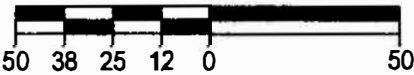
LINE DATA		
Id	Bearing	Distance
L1	N 16°37'19" W	32.00'
L2	S 73°22'41" W	25.00'

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY *[Signature]*

10-26-2003

SCALE 1" = 50'



REFERENCE: TAX MAPS, DEEDS OF RECORD, AND PREVIOUS SURVEYS BY W.J. BIEDENBACH AND L.PETER DINAN DATED 8-1-2003.

BASIS OF BEARING : BEARINGS ON THIS PLAT ARE ASSUMED ON THE SOUTH R/W LINE OF CANFIELD ROAD AS BEING N 73°22' 41"E AND ARE ASSUMED FOR ANGULAR CALCULATION ONLY.

I HEREBY CERTIFY THIS PLAT TO BE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND REPRESENTS AN ACTUAL SURVEY COMPLETED BY BINCKLEY LAND SURVEYING IN OCTOBER, 2003.

DONALD E. BINCKLEY 10/26/03 DATE

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NOT RECORDABLE**