



CANNON LAND SURVEYING

7945 TWP RD. 114 NE
NEW LEXINGTON, OHIO 43764
614-342-2835

70-40-02-31-002

DEED DESCRIPTION

Situated in the State of Ohio, County of Muskingum, Township of Washington, T-1, R-7, being a part of J. Rollins Vol. 1098 Pg. 362, being part of Lot 22 of the Muskingum Mining Co. Addition # 2 (Plat Book 2 Pg. 10), and more particularly described as follows:

(TRACT 2)Beginning at an iron pin set at the Northwest Corner of Lot 19; thence along the North line of Lots 19 & 22 South 89 Degrees 48 Minutes 53 Seconds East 538.72 feet to an iron pin found; thence South 05 Degrees 51 Minutes 29 Seconds West 217.00 feet to an iron pin found; thence South 04 Degrees 44 Minutes 48 Seconds West 231.34 feet to an iron pin found; thence South 19 Degrees 42 Minutes 47 Seconds West 109.14 feet to an iron pin set and the place of beginning; thence South 01 Degrees 16 Minutes 17 Seconds West 153.40 feet to an iron pin set; thence along the North R/W of Coal Run Road North 88 Degrees 50 Minutes 35 Seconds West 46.47 feet to a point; thence along said R/W South 58 Degrees 32 Minutes 33 Seconds West 110.82 feet to an iron pin set on said R/W; thence leaving said R/W North 00 Degrees 45 Minutes 13 Seconds East 247.62 feet to an iron pin set; thence South 75 Degrees 10 Minutes 50 Seconds East 145.99 feet to the place of beginning, containing 0.62 acres, more or less, subject to all legal highways and easements.

See plat attached.

Iron pins set are 5/8 inch rebar with plastic identification caps.

Bearings are based on the North line of Lots 19 & 22 as being South 89 Degrees 48 Minutes 53 Seconds East.

This description was written from a survey made May 17, 1995.

Parcel # ~~Part of 70-02-29-31-001~~ ^{PT. 05- 71-70-40-02-31-001}

OFFICE COPY
NOT RECORDABLE
Kevin Cannon
Reg. No. 7224



DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY APL

7-12-95

N Cannon Land Surveying

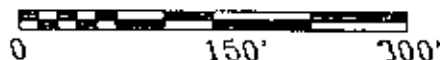
7945 Twp. Rd. 114 NE
New Lexington, Ohio 43764
(614) 342-2835

Bearings Shown Hereon are to an Assumed Meridian and Are Used to Denote Angles Only.
Data References: U.S.G.S. Maps, Tax Maps, Deed Descriptions, and Existing Monumentation.

This Survey is Subject to any Facts That May be Disclosed by a Full and Accurate Title Search.

R & M Graves Vol. 922 Pg. 29

Scale 1" = 150'



N/W Corner of Lot 19
of Muskingum Mining
Co. Addition # 2
Plat Book 2 Pg. 10

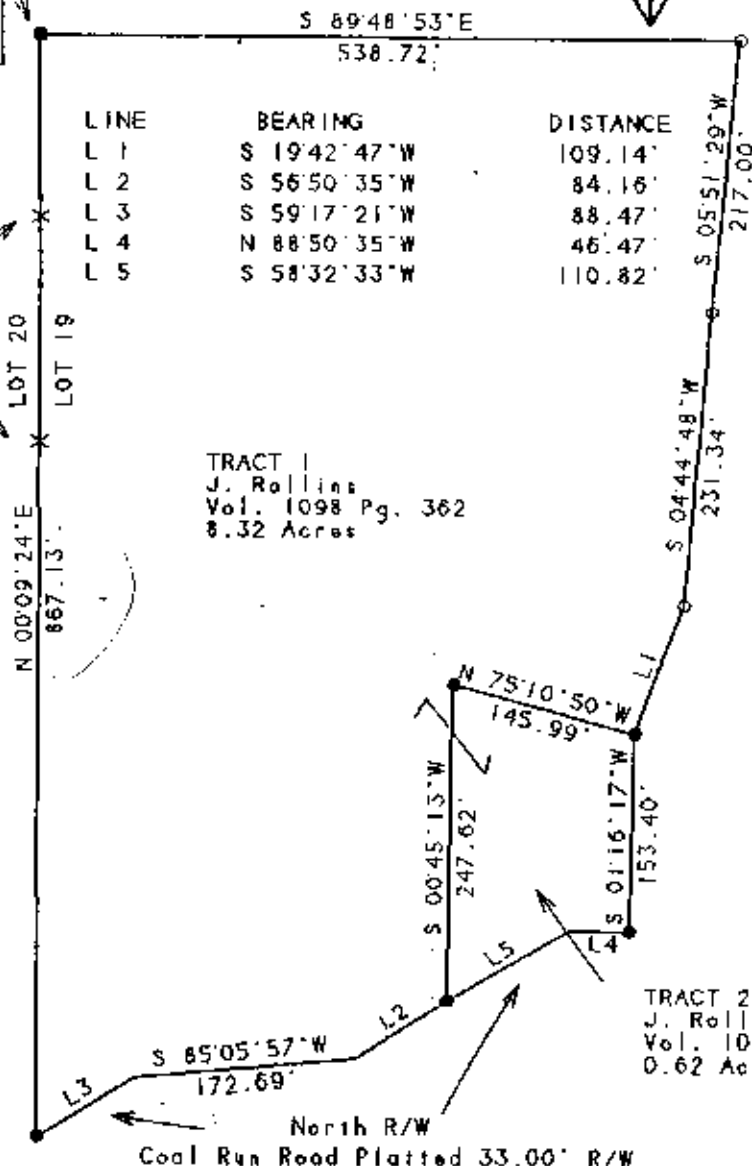
LINE	BEARING	DISTANCE
L 1	S 19°42'47"W	109.14'
L 2	S 56°50'35"W	84.16'
L 3	S 59°17'21"W	88.47'
L 4	N 88°50'35"W	46.47'
L 5	S 58°32'33"W	110.82'

Old Fence

P. & M. Wayne
Vol. 999 Pg. 189

TRACT 1
J. Rollins
Vol. 1098 Pg. 362
8.32 Acres

Nora Walker
Vol. 807 Pg. 43



DESCRIPTION APPROVED
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EX. *[Signature]*

7-12-25

5/17/25

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Reg. # 7224



Legend

- Iron Pin Set
- 5/8" Rebar W/Cap
- Iron Pin Found
- ⊗ Post
- ▲ R.R. Spike Set
- △ R.R. Spike Found
- ⊙ Drilled Hole 5/8"
- Stone Found
- PK Nail Set
- ⊙ PK Nail Found
- Fence
- Basis Of Bearings

Survey For: John Rollins
State: Ohio
County: Muskingum
Township: Washington
Lot: 19 & Pt. of 22
Section: 3rd. Qtr. Twp. 1
City or Village: N/A
Subdivision: Muskingum Mining Co. Add. # 2 (Dk. 2, Pg. 10)
Parcel # ~~70-02-29-29~~
Parcel # ~~70-02-29-30~~
Parcel # ~~70-02-29-31-001~~

71-70-40-02-31-001 (Pt. of)