

DESCRIPTION OF SURVEY FOR JOHN E STARNER

JOB#1697

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

Being part of the designated property along the Muskingum River as shown on the Plat of Springfield, (later known as Putnam and now Zanesville), recorded in Plat Book "A-O", Page 2, being all of The Adams Bros. Inc. property recorded in Deed Book Volume 193, Page 87 of said county's deed records, further being known as Muskingum County Auditor's Parcel Number 81-20-01-01-000, and more particularly described as follows;

Commencing at the unmarked intersection of Muskingum Avenue and Woodlawn Avenue;

- TIE- THENCE North 46 degrees 24 minutes 45 seconds West 428.91 feet** along the centerline of Muskingum Ave to an unmarked point;
- TIE2- THENCE North 54 degrees 18 minutes 30 seconds West 57.01 feet** continuing along Muskingum Avenue to the unmarked place of beginning for the property herein intended to be described;
- #1- THENCE along a curve to the left having, a chord bearing North 56 degrees 03 minutes 10 seconds West 188.29 feet**, a radius of 5505.67 feet, and arc length of 188.29 feet, continuing along Muskingum Avenue to an unmarked point on the East right of way for the CSX Railroad;
- #2- THENCE along a curve to the right having, a chord bearing North 00 degrees 12 minutes 45 seconds West 39.36 feet**, a radius of 986.51 feet, and arc length of 39.36 feet, leaving Muskingum Ave and along said railroad to an iron pin (set);
- #3- THENCE along a curve to the right having, a chord bearing North 02 degrees 05 minutes 30 seconds East 40.00 feet**, a radius of 986.51 feet, and arc length of 40.00 feet, continuing along said railroad to an iron pin (set);
- #4- THENCE along a curve to the right having, a chord bearing North 04 degrees 13 minutes 00 seconds East 33.16 feet**, a radius of 986.51 feet, and arc length of 33.16 feet, continuing along said railroad to an unmarked point;
- #5- THENCE North 05 degrees 10 minutes 45 seconds East 45.00 feet** continuing along said railroad to an unmarked point on the low water mark of the Muskingum River;
- #6- THENCE South 59 degrees 11 minutes 15 seconds East 278.88 feet** along said low water mark to the unmarked common corner for said Adams Bros property and for the Z Right Bank Limited property recorded in Official Record Volume 1664, Page 99;
- #7- THENCE South 37 degrees 19 minutes 35 seconds West 150.30 feet** leaving said low water mark and along the common line for said Adams Bros and Z Right Bank properties to the place of beginning, passing an iron pin (set) at 75.32 feet and 117.29 feet, containing 0.77 acres.

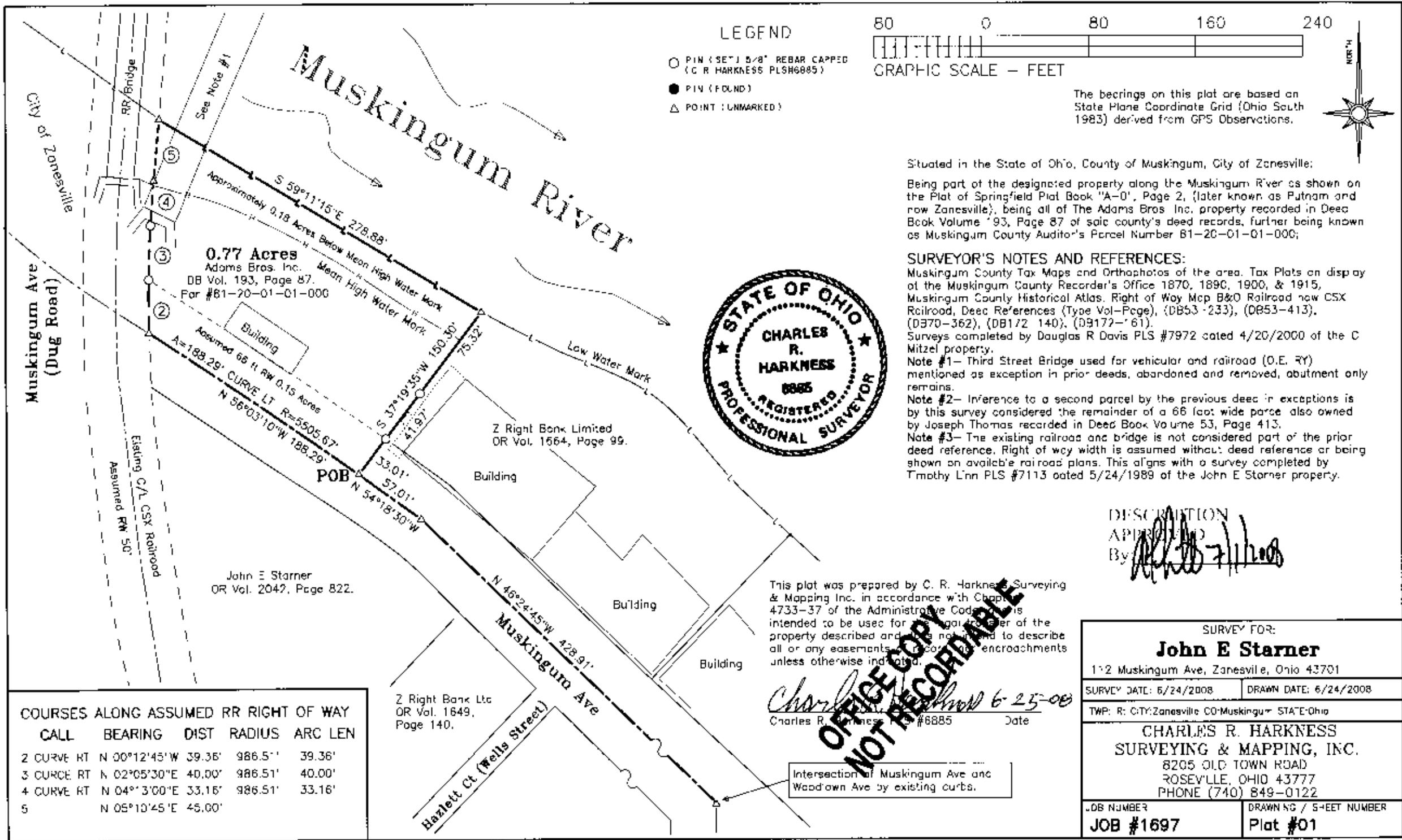
The bearings within this description are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations. Iron pins (set) are 5/8" rebar with identification caps (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on June 24, 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 encumbrances unless otherwise indicated.

**OFFICE COPY
NOT RECORDABLE**
Charles R. Harkness
Charles R. Harkness P.L.S. #6885

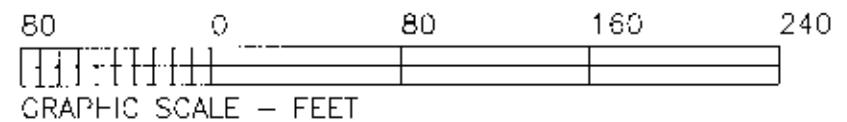


DESCRIPTION
APPROVED
BY *[Signature]* 7/1/2008

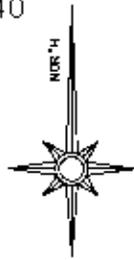


LEGEND

- PIN (SET) 5/8" REBAR CAPPED (C.R. HARKNESS PLS#8885)
- PIN (FOUND)
- △ POINT (UNMARKED)



The bearings on this plat are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations.



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

Being part of the designated property along the Muskingum River as shown on the Plat of Springfield Plat Book "A-0", Page 2, (later known as Putnam and now Zanesville), being all of The Adams Bros. Inc. property recorded in Deed Book Volume '93, Page 87 of said county's deed records, further being known as Muskingum County Auditor's Parcel Number 81-20-01-01-000;

SURVEYOR'S NOTES AND REFERENCES:

Muskingum County Tax Maps and Orthophotos of the area. Tax Plats on display at the Muskingum County Recorder's Office 1870, 1890, 1900, & 1915, Muskingum County Historical Atlas, Right of Way Map B&O Railroad now CSX Railroad, Deed References (Type Vol-Page), (DB53-233), (DB53-413), (DB70-362), (DB172-140), (DB172-61). Surveys completed by Douglas R. Davis PLS #7972 dated 4/20/2000 of the C. Mitzel property.

Note #1- Third Street Bridge used for vehicular and railroad (O.E. RY) mentioned as exception in prior deeds, abandoned and removed, abutment only remains.

Note #2- Inference to a second parcel by the previous deed in exceptions is by this survey considered the remainder of a 66 foot wide parcel also owned by Joseph Thomas recorded in Deed Book Volume 53, Page 413.

Note #3- The existing railroad and bridge is not considered part of the prior deed reference. Right of way width is assumed without deed reference or being shown on available railroad plans. This aligns with a survey completed by Timothy Linn PLS #7113 dated 5/24/1989 of the John E. Starnes property.



DESCRIPTION

APPROVED
By: *[Signature]*

This plat was prepared by C. R. Harkness Surveying & Mapping Inc. in accordance with Chapter 4733-37 of the Administrative Code. It is intended to be used for the legal transfer of the property described and is not intended to describe all or any easements, encroachments or encroachments unless otherwise indicated.

Charles R. Harkness
Charles R. Harkness #8885 Date 6-25-08

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Intersection of Muskingum Ave and Woodtown Ave by existing curbs.

COURSES ALONG ASSUMED RR RIGHT OF WAY	CALL	BEARING	DIST	RADIUS	ARC LEN
2	CURVE RT	N 00°12'45"W	39.36'	986.5'	39.36'
3	CURVE RT	N 02°05'30"E	40.00'	986.51'	40.00'
4	CURVE RT	N 04°13'00"E	33.16'	986.51'	33.16'
5		N 05°10'45"E	45.00'		

SURVEY FOR:	
John E Starnes	
112 Muskingum Ave, Zanesville, Ohio 43701	
SURVEY DATE: 6/24/2008	DRAWN DATE: 6/24/2008
TWP: R: CITY: Zanesville CO: Muskingum STATE: Ohio	
CHARLES R. HARKNESS	
SURVEYING & MAPPING, INC.	
8205 OLD TOWN ROAD ROSEVILLE, OHIO 43777 PHONE (740) 849-0122	
JOB NUMBER	DRAWING / SHEET NUMBER
Job #1697	Plat #01