

TERRY FINLEY
Surveying & Mapping
Ohio Registered Surveyor #S-7222
155 Mockingbird Hill, Zanesville, OH 43701
Phone or FAX (740) 454-8721

LEGAL DESCRIPTION

2595 Virginia Ridge Road, Philo, OH 43771

Situated in the State of Ohio, County of Muskingum, Township of Brush Creek, and being part of the southwest quarter of Section 23, Township 11, Range 13; and being part of those lands intended to be described in Deed Volume 1106, page 635; being further bounded and described as follows:

Commencing at a t-rail found at the southeast corner of the southwest quarter of said Section 23, thence, north 00 degrees – 00 minutes – 00 seconds east, 678.12 feet to a point; thence, north 00 degrees – 02 minutes – 09 seconds west, 339.89 feet to a point at the northeast corner those lands described in aforesaid Deed Volume 1106, page 635; thence, along the north line thereof, south 88 degrees – 34 minutes – 48 seconds west, 1339.84 feet to the **true point of beginning** for the parcel herein intended to be described;

Thence, through the lands of K. & C. Stottsberry (1106/635), the following two (2) courses and distances:

1. **south 01 degrees – 25 minutes – 12 seconds east, 259.47 feet** to a point;
2. **south 88 degrees – 34 minutes – 48 seconds west, 304.41 feet** to a point in the center of Virginia Ridge Road (County Road 66);

Thence, along said road, **north 11 degrees – 27 minutes – 29 seconds west, 263.50 feet** to a point;

Thence, **north 88 degrees – 34 minutes – 48 seconds east, 350.34 feet**, along the south line of those lands now or formerly owned by R. & M. Burch (2015/57), to the **point of beginning**, passing an iron pipe found at 13.38 feet, and **containing 1.950 acres more or less.**

Subject to all legal highways and easements, whether recorded or implied.

Bearings described herein are based on assumed azimuth and to be used for angle purposes only.

Being part of Auditor's Parcel #08-40-23-29-000.



This description, written on March 22, 2011, is based on an actual survey by Terry J. Finley, Ohio Registered Surveyor #S-7222.

Terry J. Finley, Registered Surveyor #S-7222

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

DESCRIPTION
APPROVED
By: *[Signature]* 4/25/11

4/25/11
Date

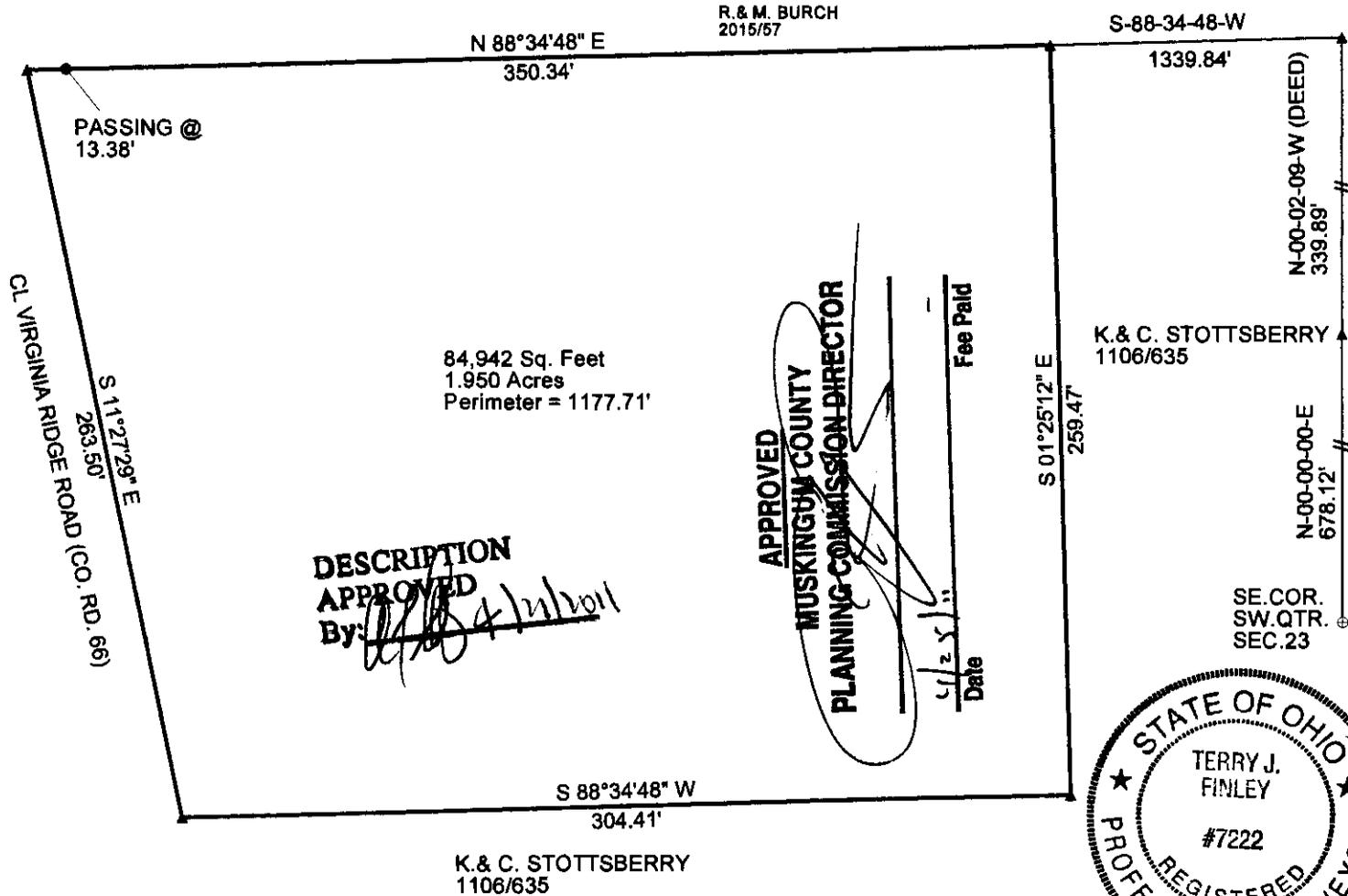
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SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF BRUSH CREEK AND BEING PART OF THE SOUTHWEST QUARTER OF SECTION 23, T-11, R-13 AND BEING PART OF THOSE LANDS INTENDED TO BE DESCRIBED IN DEED VOLUME 1106, PG. 635.

PART OF AUDITOR'S PARCEL NO. 08-40-23-29-000

THE BEARINGS SHOWN HEREON ARE BASED ON ASSUMED AZIMUTH AND USED FOR ANGLE PURPOSES ONLY.

R. & M. BURCH
2015/57



84,942 Sq. Feet
1.950 Acres
Perimeter = 1177.71'

DESCRIPTION APPROVED

By: *[Signature]*
Date: 3/21/11

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Fee Paid
Date: 3/21/11



LEGEND: T-BAR ⊕
IRON PIPE FND. ●
POINT ▲

Approved For Transfer
On-Lot Sewage O.K.
Date 4/21/11
[Signature]
Zanesville - Muskingum Co
Health Department

THIS PLAT AND ACCOMPANYING DESCRIPTION WERE PREPARED ON MARCH 21ST, 2011 BY TERRY J. FINLEY, OHIO REGISTERED SURVEYOR #S-7222 BASED ON AN ACTUAL SURVEY INCLUDING LIMITED FIELD WORK AND EXISTING DEEDS AND SURVEYS AND IS SUBJECT TO ALL LEGAL HIGHWAYS, RECORDED OR IMPLIED.

**OFFICE COPY
NOT RECORDABLE**

TERRY J. FINLEY SURVEYING		
155 MOCKINGBIRD HILL		
ZANESVILLE, OHIO 43701		
DATE: 3/21/2011	SCALE: 1" = 60'	DRAWN BY: TJF