

DESCRIPTION OF SURVEY FOR WAYNE ANDERSON**JOB#2865**

Situated in the State of Ohio, County of Muskingum, Township of Falls:

Being part of Lots 2 and 3 of the County Infirmary Farm Plat recorded in Plat Book 1, Page 167 and Re-Plat 1, Page 108 being in Quarter Township 4, Township 1, Range 8, of the US Military District, further **being all of** the Wayne Anderson property recorded in **Official Record Volume 2368, Page 472** of said county's deed records, further **being all of** Muskingum County Auditor's **Parcel Number 17-79-02-07-000**, and more particularly described as follows;

Beginning at the unmarked common corner for said Lots 2 and 3 located in the centerline of State Route 146 as established from ODOT Plans further being within the current pavement of State Route 146;

- #1- **THENCE South 40 degrees 53 minutes 35 seconds East 49.39 feet** along a line of Lot 2, said centerline and within said pavement to a common corner of said Anderson property and for the Beitzel Family Limited Partnership property recorded in Deed Book Volume 1161, Page 599;
- #2- **THENCE South 32 degrees 28 minutes 27 seconds West 430.06 feet** leaving said road, into Lot 2, and along the common line for said Anderson and Beitzel Family Limited Partnership properties to an iron pin (found on a line of the C-Z Company property recorded in Deed Book Volume 475, Page 22, passing a cotton gin spike (set) at 29.83 feet on the Southwest right of way for State Route 146;
- #3- **THENCE North 40 degrees 54 minutes 33 seconds West 225.00 feet** along a common line for said Anderson and C-Z Company properties to an iron pin (set), passing into Lot 3 at 49.38 feet;
- #4- **THENCE North 32 degrees 28 minutes 27 seconds East 430.12 feet** continuing along said properties to an unmarked point in the centerline of State Route 146 and a line of Lot 3, passing a large iron pipe (found Bent) at 399.14 feet and an iron pin (set) at 400.23 feet on the Southwest Right of Way for State Route 146;
- #5- **THENCE South 40 degrees 53 minutes 35 seconds East 175.63 feet** along said centerline and Lot 3 to the place of beginning, **containing 2.129 acres**, of which 0.148 acres are within the right of way for State Route 146.

The bearings and distances within this description are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations. See Plat for META Data. Iron pins (set) are 5/8" rebar 30 inches long with identification cap (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed June 2024 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 any apparent easements nor easements of record, unless otherwise indicated.



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Charles R. Harkness
NOT RECORDABLE

Charles R. Harkness PLS #6885

**DESCRIPTION
APPROVED**

By: D.M. Barnhart

7-30-2024