

25-30-18-03-004

DESCRIPTION OF SURVEY FOR WILLIAM J HILL

JOB#2684

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

Being part of the Fractional Section 18, Township 1, Range 9, of the US Military District, further **being part of** the William J Hill property recorded in **Deed Book Volume 1141, Page 651** of said county's deed records, further **being part of** Muskingum County **Auditor's Parcel Number 25-30-18-03-000**, and more particularly described as follows;

Commencing at a stone found at the Southwest corner of the North Half of the Southeast Quarter Fractional Section 18;

- TIE-** **THENCE North 03 degrees 29 minutes 43 seconds East 1022.14 feet** along the common line for Fractional Section 18 and Lot 4 of Quarter Township 3 of said Township and Range to an iron pin (set) at the place of beginning for the property herein intended to be described;
- #1-** **THENCE North 03 degrees 29 minutes 43 seconds East 146.50 feet** continuing along said Section and Lot line and common line for said Hill property and for the the Robert D Evans and Jane M Evans property recorded in Official Record Volume 1864, Page 82 to an iron pipe (found) at a common corner for said Hill property and for the James F Walker II and Wendy S Walker property recorded in Official Record Volume 2702, Page 344;
- #2-** **THENCE North 89 degrees 43 minutes 17 seconds East 1332.18 feet** into Section 18 and along said Hill and Walker properties and the Michael T Smith properties recorded in Deed Book Volume 1102, Page 212 and Deed Book Volume 1006, Page 533 to an unmarked point in the center line of Pleasant Valley Road, passing an iron pipe (found) at 1311.18 feet;
- #3-** **THENCE with a curve to the right having, a chord bearing South 00 degrees 27 minutes 56 seconds West 146.47 feet, a radius of 477.30 feet**, and arc length of 147.05 feet along the centerline of said road and common line for said Hill property and for the Corey Perkowski and Amanda Perkowski property recorded in Official Record Volume 2781, Page 840 to an unmarked point;
- #4-** **THENCE South 89 degrees 43 minutes 59 seconds West 1339.92 feet** leaving said road and crossing said Hill property to the place of beginning, passing an iron pin (set) at 28.30 feet, **containing 4.50 acres**, of which 0.07 acres are within the right of way for Pleasant Valley Road.

Not to be used as a separate building site or transferred as an independent parcel in the future without planning commission approval in accordance with applicable subdivision regulations. Parcel to be combined with adjacent Auditor's Parcel Number 25-30-18-03-001.

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

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed in February 25, 2021 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 PLS #6885

APPROVED

MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

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DESCRIPTION

APPROVED

By: Me 3/4/2021

Date

Fee Paid