

25-85-14-15

2460 ASBURY CHAPEL RD

DEED DESCRIPTION

1.82 ACRES = Total Acres Surveyed

JOHN W., Jr. and MARLENE G. GIBSON PROPERTY [part]

AUDITOR'S PARCEL # 25851414000 [part]

AUDITOR'S PARCEL # 25851415000 [entire]

BEING A PART OF THE SOUTHWEST QUARTER OF SECTION #14, TOWNSHIP 18 NORTH, RANGE 15 WEST, HOPEWELL TOWNSHIP, MUSKINGUM COUNTY, OHIO [ALSO BEING A PART OF THE PROPERTY OF JOHN W. GIBSON, Jr. and MARLENE G. GIBSON OF OFFICIAL RECORD BOOK 1970, PAGE 222 OF THE MUSKINGUM COUNTY RECORDER] AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING. FOR REFERENCE, AT AN EXISTING IRON PIN MARKING THE SOUTHWEST CORNER OF SECTION #14;

THENCE N 0° 13' 25" E 64.33 FEET, IN THE WEST LINE OF SECTION #14, TO AN IRON PIN SET IN THE WEST RIGHT OF WAY OF, 40.00 FEET WIDE, GRAVEL SURFACED, ASBURY CHAPEL ROAD AND THE **PRINCIPAL PLACE OF BEGINNING** OF THIS 1.82 ACRES PARCEL, **PASSING** THROUGH THE EXISTING CENTERLINE OF ASBURY CHAPEL ROAD AT 42.38 FEET;

[THE FOLLOWING 1.82 ACRES PARCEL TO BE DESCRIBED IS BOUNDED ON THE NORTH BY THE AFORESAID "GIBSON" PROPERTY, BOUNDED ON THE SOUTH and EAST BY THE WEST RIGHT OF WAY LINE OF ASBURY CHAPEL ROAD AND BY THE AFORESAID "GIBSON" PROPERTY AND IS BOUNDED ON THE WEST BY THE PROPERTY OF ROBERT M. DANIELS OF DEED VOLUME 859, PAGE 228, ALL OF THE MUSKINGUM COUNTY RECORDER]

THENCE, FROM THE "PRINCIPAL PLACE OF BEGINNING", LEAVING "ASBURY CHAPEL ROAD", N 0° 13' 25" E 430.00 FEET, IN THE WEST LINE OF SECTION #14 AND IN THE AFORESAID "DANIELS" BOUNDARY, TO AN IRON PIN SET, PASSING AN IRON PIN SET AT 330.00 FEET [MARKING THE NORTHWEST CORNER OF TRACT #2 OF THE SECOND PARCEL OF SAID "GIBSON" PROPERTY];

THENCE, LEAVING THE WEST LINE OF SECTION #14 AND SAID "DANIELS" PROPERTY, S 89° 46' 35" E 165.00 FEET TO AN IRON PIN SET;

THENCE S 51° 10' 01" E 160.25 FEET TO AN IRON PIN SET IN THE WEST RIGHT OF WAY LINE OF AFORESAID "ASBURY CHAPEL ROAD" { THE NORTHEAST CORNER OF TRACT #2 OF THE SECOND PARCEL OF SAID "GIBSON" PROPERTY };

THENCE, THE FOLLOWING TWO [2] COURSES ARE IN THE WEST RIGHT OF WAY LINE OF "ASBURY CHAPEL ROAD":

COURSE #1 = S 33° 54' 16" W 227.30 FEET TO AN IRON PIN SET;

COURSE #2 = 219.05 FEET ON A CURVE TO THE RIGHT, WITH A RADIUS OF 399.93 FEET AND WITH A CHORD OF WHICH BEARS S 49° 35' 42" W 216.32 FEET TO AN "IRON PIN SET" IN THE WEST LINE OF SECTION #14 AND THE "PRINCIPAL PLACE OF BEGINNING" OF THIS "1.82 ACRES PARCEL".

THE PARCEL AS DESCRIBED CONTAINS 1.82 ACRES, MORE OR LESS, SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD. IN THE ABOVE DESCRIBED 1.82 ACRES PARCEL THERE IS 0.52 ACRE OUT OF TRACT #1 OF THE SECOND PARCEL { Auditor's Parcel # 25851414000, part } AND 1.30 ACRES IN TRACT #2 OF THE SECOND PARCEL { Auditor's Parcel # 25851415000, entire } OF THE AFORESAID "GIBSON" PROPERTY.

THE BEARINGS IN THE ABOVE DESCRIPTION ARE BASED ON THE WEST LINE OF SECTION #14 AS BEING N 0° 13' 25" E ie. ALL BEARINGS DESCRIBED HEREIN ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

ALL IRON PINS SET ARE 5/8 INCH BY 30 INCH STEEL RODS WITH PLASTIC IDENTIFICATION CAPS { 1 ¼ " Diameter } MARKED "KNISLEY 7231".

THE ABOVE DESCRIPTION IS BASED ON A FIELD SURVEY MADE BY A & E SURVEYING ON FEBRUARY 13, 2006. SEE PLAT ATTACHED.

THE RIGHT OF WAY WIDTH OF ASBURY CHAPEL ROAD IS 40 FEET, ACCORDING TO THE RECORDS IN THE OFFICE OF THE MUSKINGUM COUNTY ENGINEER, AS OF THE DATE SHOWN HEREON.

A & E SURVEYING
P. O. BOX 420
SOLICITORS OF COURSE #7231
PHONE: (740) 745-2201 FAX: 743-2660
OFFICE COPY
NOT RECORDABLE
WAYNE A. KNISLEY
OHIO REGISTERED SURVEYOR #7231
DATE: FEBRUARY 13, 2006

APPROVED FOR CLOSURE

W.A. Knisley 2/24/2006

PLAT OF SURVEY

BEING A PART OF THE SOUTHWEST QUARTER OF SECTION #14, TOWNSHIP 18 NORTH, RANGE 15 WEST, HOPEWELL TOWNSHIP, MUSKINGUM COUNTY, OHIO. ALSO BEING A PART OF THE PROPERTY OF JOHN W. GIBSON, Jr. and MARLENE G. GIBSON OF OFFICIAL RECORD BOOK 1970, PAGE 222 OF THE MUSKINGUM COUNTY RECORDER. Auditor's Parcel # 25851415000, entire, # 25851414000, part

BASIS OF BEARINGS

ALL BEARINGS SHOWN HEREON ARE BASED ON THE WEST LINE OF SECTION #14 AS BEING N 0° 13' 25" E ie. ALL BEARINGS SHOWN HEREON ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

PERTINENT DOCUMENTS AND SOURCES OF DATA USED:

- 1- DEED REFERENCES AS SHOWN
- 2- HOPEWELL TOWNSHIP TAX MAPS
- 3- U.S.G.S. MAPS { Gratiot Quad. }
- 4- VARIOUS SURVEY RECORDS FOUND IN THE OFFICE OF THE MUSKINGUM COUNTY ENGINEER, ZANESVILLE, OHIO.

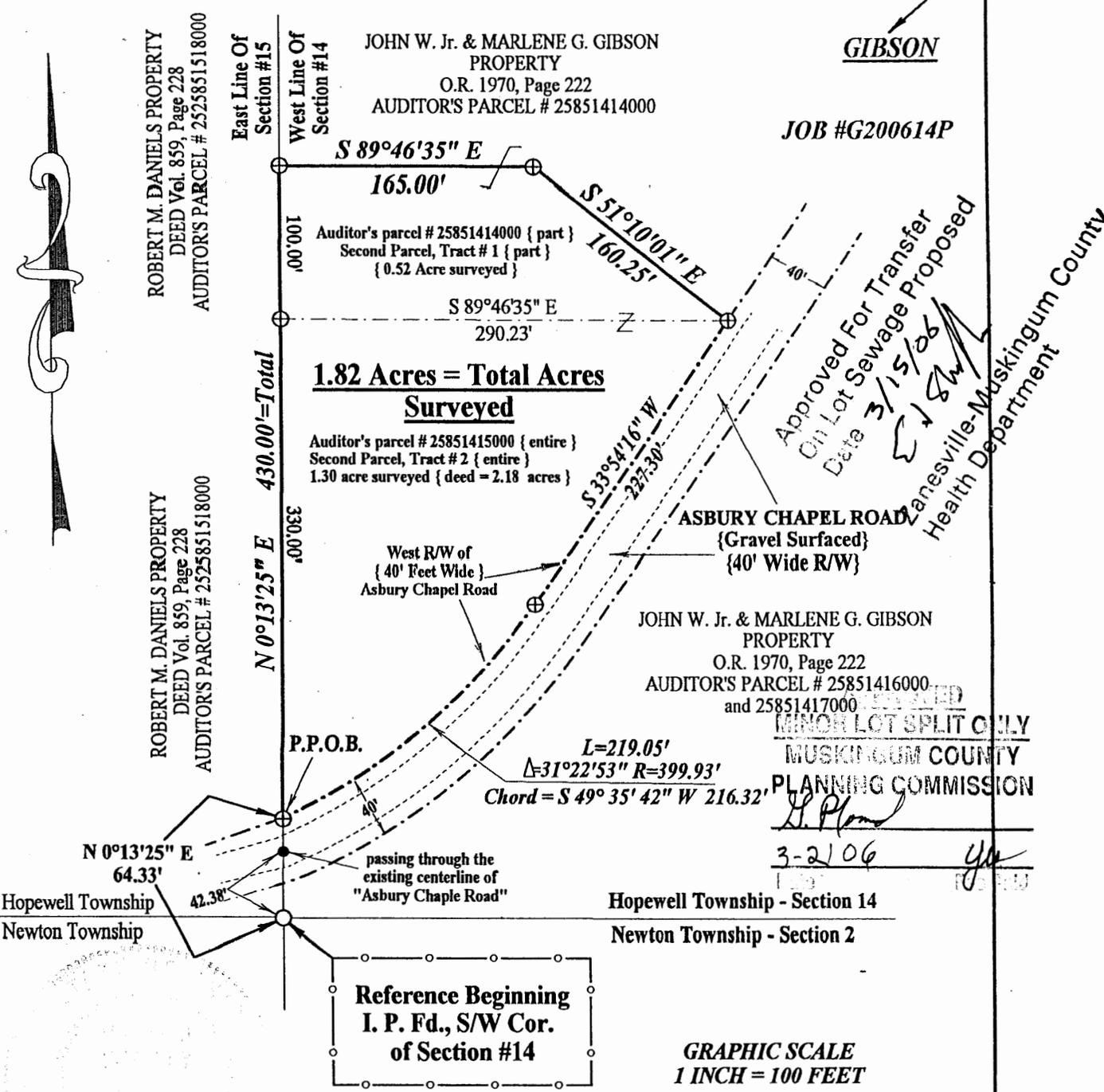
NOTES:

- 1- This plat is a derivative of a field survey made by A & E Surveying as of the date shown.
- 2- This property is subject to all legal highways and easements of record.
- 3- All distances are measured unless otherwise shown.

SURVEY FOR: _____

GIBSON

JOB #G200614P

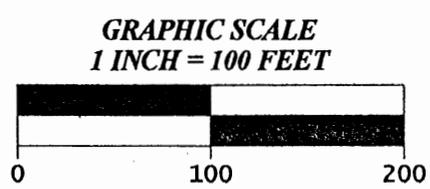


Approved For Transfer
 On Lot Sewage Proposed
 Date 3/15/06
 Zanesville-Muskingum County Health Department

MINOR LOT SPLIT ONLY
 MUSKINGUM COUNTY
 PLANNING COMMISSION

3-2106

A & E SURVEYING
 P.O. BOX 420
 SOMERSET, OHIO 43783
 PH: 740-2201 FAX: 743-2660
OFFICE COPY
NOT RECORDABLE
 OHIO P.S. #7231
 DATE: FEBRUARY 13, 2006



- LEGEND**
- ⊕ IRON PIN SET = 5/8" x 30" STEEL ROD WITH PLASTIC ID. CAP MARKED KNISLEY 7231
 - EXISTING IRON PIN
 - POINT { nothing set }