

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

LEGAL DESCRIPTION

215 Luck Avenue, Zanesville, OH 43701

Situated in the State of Ohio, County of Muskingum, City of Zanesville, and being all those lands intended to be described in Deed Volume 651, page 111; being further bounded and described as follows:

Commencing at the northeast corner of Lot #1 of Spangler's Seventh Ward Subdivision, as recorded in Plat Book 2, page 43, thence, north 03 degrees - 52 minutes - 01 seconds east, 96.38 feet, along the west line of Luck Avenue, to the **true point of beginning** for the parcel herein intended to be described;

Thence, leaving said Luck Avenue and along the north line of those lands now or formerly owned by Eric Jones (2021/204), **north 86 degrees - 05 minutes - 09 seconds west, 277.79 feet** to an iron pin found, passing an iron pin found at 5.26 feet;

Thence, north 07 degrees - 01 minutes - 46 seconds east, 42.11 feet, along the east line of those lands now or formerly owned by the City of Zanesville (568/180), to an iron pin set;

Thence, south 86 degrees - 05 minutes - 51 seconds east, 275.47 feet, along the south line of those lands now or formerly owned by R. & A. Starcher (1093/477), to a point on the west line of said Luck Avenue, passing an iron pin found at 271.94 feet;

Thence, south 03 degrees - 52 minutes - 01 seconds west, 42.10 feet, along Luck Avenue, to the **point of beginning**, and **containing 0.267 acres more or less.**

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

Iron pins set are 5/8 rebar with yellow identification cap (FINLEY S-7222).

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

Being all of Auditor's Parcel #83-22-04-35-000.

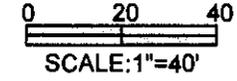
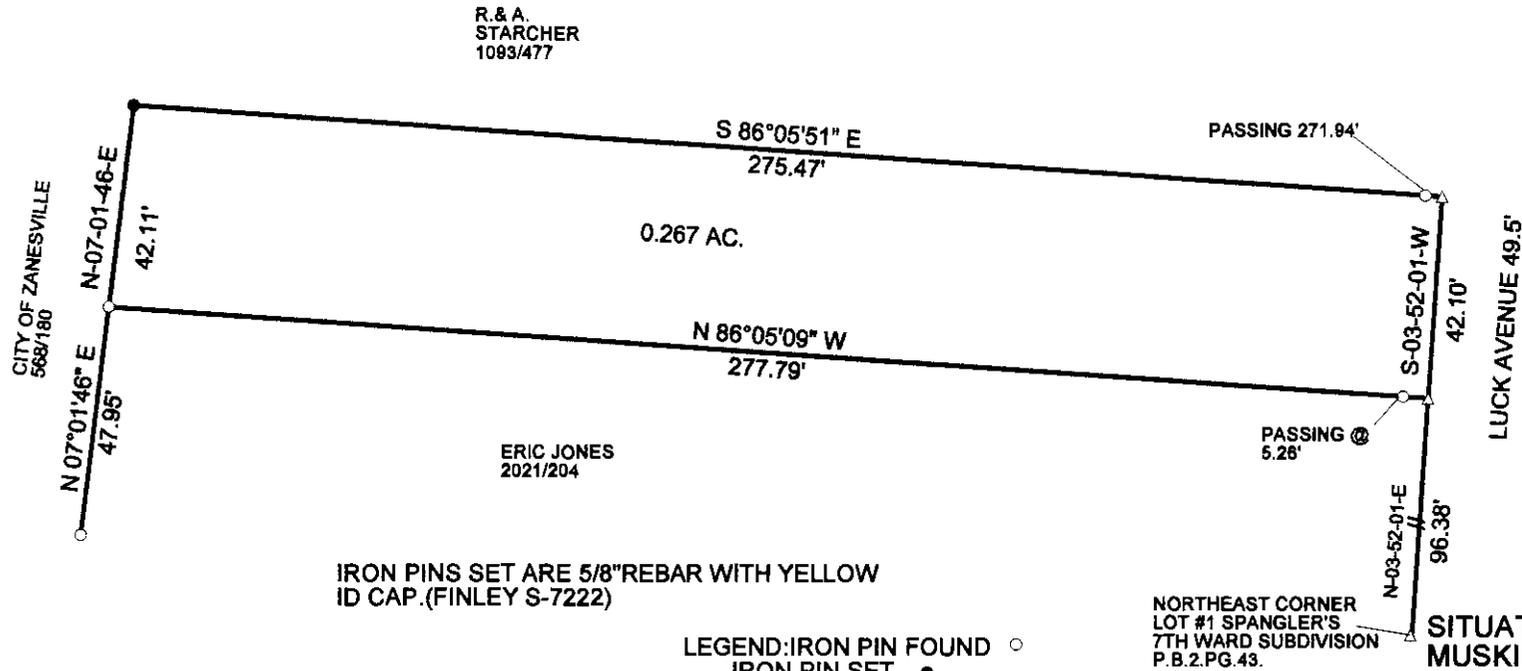
This description, written on April 9, 2009, is based on an actual survey by Terry J. Finley, Ohio Registered Surveyor #S-7222



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Terry J Finley, Registered Surveyor #S-7222

DESCRIPTION
APPROVED
By: *[Signature]* 4/22/09



DESCRIPTION APPROVED
By: *[Signature]* 4/22/09

IRON PINS SET ARE 5/8" REBAR WITH YELLOW ID CAP. (FINLEY S-7222)

LEGEND: IRON PIN FOUND ○
IRON PIN SET ●
POINT ▲

NORTHEAST CORNER LOT #1 SPANGLER'S 7TH WARD SUBDIVISION P.B.2.PG.43.

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, CITY OF ZANESVILLE AND BEING ALL THOSE LANDS INTENDED TO BE DESCRIBED IN DEED VOLUME 651, PG. 111. ALL OF AUDITOR'S PARCEL NO. 83-22-04-35-000

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

THIS PLAT AND ACCOMPANYING DESCRIPTION WERE PREPARED ON APRIL 9TH, 2009 BY TERRY J. FINLEY, OHIO REGISTERED SURVEYOR #S-7222 BASED ON AN ACTUAL SURVEY AND IS SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS, RECORDED OR IMPLIED.



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TERRY J. FINLEY SURVEYING		
155 MOCKINGBIRD HILL		
ZANESVILLE, OHIO 43701		
DATE: 4/9/2009	SCALE: 1" = 40'	DRAWN BY: T.J.F.