

DEED DESCRIPTION

0.44 ACRE

LAWRENCE MORGAN PROPERTY [part]

AUDITOR'S PARCEL # 08-80-03-02-00 [part]

{ ADD - ON TO THE PHILIP & SALLY SMITH PROPERTY

BEING A PART OF A 3.00 ACRE TRACT IN THE NORTHEAST QUARTER OF SECTION #3, TOWNSHIP 10 NORTH, RANGE 13 WEST, BRUSHCREEK TOWNSHIP, MUSKINGUM COUNTY, OHIO [ALSO BEING A PART OF THE PROPERTY OF LAWRENCE MORGAN OF DEED BOOK 1574, PAGE 266 OF THE MUSKINGUM COUNTY RECORDER] AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, FOR REFERENCE, AT AN EXISTING CORNER STONE MARKING THE NORTHEAST CORNER OF SECTION #3;

THENCE N 83° 42' 46" W 893.51 FEET, IN THE NORTH LINE OF SECTION #3, TO AN EXISTING IRON PIN AND THE **PRINCIPLE PLACE OF BEGINNING** OF THIS 0.44 ACRE PARCEL { SAID EXISTING IRON PIN MARKS THE NORTHEAST CORNER OF THE AFORESAID "MORGAN" 3.00 ACRE TRACT AND ALSO THE NORTHWEST CORNER OF A CERTAIN 1.00 ACRE TRACT OF THE PROPERTY OF PHILIP and SALLY SMITH OF DEED BOOK 1006, PAGE 130};

[THE FOLLOWING 0.44 ACRE PARCEL TO BE DESCRIBED IS BOUNDED ON THE NORTH and WEST BY THE AFORESAID "LAWRENCE MORGAN" PROPERTY, BOUNDED ON THE SOUTH BY THE PROPERTY OF DAVE PARRETT OF DEED BOOK 1146, PAGE 580 AND IS BOUNDED ON THE EAST BY THE PROPERTY OF "PHILIP and SALLY SMITH" OF DEED BOOK 1006, PAGE 130 AND BY THE AFORESAID "PARRETT" PROPERTY, ALL OF THE MUSKINGUM COUNTY RECORDER]

THENCE, FROM THE "**PRINCIPLE PLACE OF BEGINNING**" AND LEAVING THE NORTH LINE OF SECTION #3, S 6° 17' 57" W 330.00 FEET, IN THE AFORESAID "MORGAN", "SMITH" AND "PARRETT" BOUNDARIES TO AN EXISTING IRON PIN { THE SOUTHEAST CORNER OF THE AFORESAID "LAWRENCE MORGAN" PROPERTY }, PASSING AN EXISTING IRON PIN MARKING THE SOUTHWEST CORNER OF THE AFORESAID "SMITH" PROPERTY AT 190.00 FEET;

THENCE N 83° 49' 32" W 58.00 FEET, WITH SAID "MORGAN" and "PARRETT" BOUNDARY, TO AN IRON PIN SET;

THENCE, LEAVING THE AFORESAID "PARRETT" PROPERTY, N 6° 17' 57" E 330.11 FEET TO A POINT IN THE NORTH LINE OF SECTION #3 AND IN THE SOUTHERLY EDGE OF THE EXISTING PAVEMENT OF, ASPHALT SURFACED, COUNTY ROAD #66, PASSING AN IRON PIN SET AT 315.11 FEET;

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THENCE, LEAVING THE EXISTING PAVEMENT OF "COUNTY ROAD #66", S 83° 42' 46" E 58.00 FEET, IN THE NORTH LINE OF SECTION #3, TO AN "EXISTING IRON PIN" AND THE "PRINCIPLE PLACE OF BEGINNING" OF THIS 0.44 ACRE PARCEL.

THE PARCEL AS DESCRIBED CONTAINS 0.44 ACRE, MORE OR LESS, SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD.

THE ABOVE DESCRIBED 0.44 ACRE PARCEL IS TO BE USED AS AN ADD - ON TO A CERTAIN 1.00 ACRE TRACT OF THE PROPERTY OF "PHILIP AND SALLY SMITH" OF DEED BOOK 1006, PAGE 130

ALL IRON PINS SET ARE 5/8" INCH BY 30" INCH STEEL ROD WITH PLASTIC IDENTIFICATION CAPS MARKED KNISLEY 7231.

THE BEARINGS IN THE ABOVE DESCRIPTION ARE BASED ON THE NORTH LINE OF SECTION #3 AS BEING N 83° 42' 46" W ie. ALL BEARINGS DESCRIBED HEREIN ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

THE ABOVE DESCRIPTION IS BASED ON A FIELD SURVEY MADE BY A & E SURVEYING ON MAY 4, 2004. SEE THE PLAT ATTACHED.

THE RIGHT OF WAY WIDTH OF COUNTY ROAD #66 {AS STATED BY THE MUSKINGUM COUNTY ENGINEER'S OFFICE ON MAY 4, 2004} IS 40.00 FEET.

A & E SURVEYING
P. O. BOX 430
SOMERSET, OHIO 43786
PH: (740) 743-2201 FAX: (740) 743-2660

**OFFICE COPY
NOT RECORDABLE**

WAYNE A. KNISLEY
7231
REGISTERED PROFESSIONAL SURVEYOR

WAYNE A. KNISLEY
OHIO REGISTERED SURVEYOR # 7231
DATE: MAY 4, 2004

DESCRIPTION APPROVED
FOR ALIENATION'S TRANSFER

BY: W.A. Knisley
5-21-2004

PLAT - OF - SURVEY

BEING A PART OF THE NORTHEAST QUARTER OF SECTION #3,
TOWNSHIP 10 NORTH, RANGE 13 WEST, BRUSHCREEK TOWNSHIP,
MUSKINGUM COUNTY, OHIO. ALSO BEING A PART OF THE
PROPERTY OF LAWRENCE MORGAN OF DEED BOOK 1574,
PAGE 266 OF THE MUSKINGUM COUNTY RECORDER.

LAWRENCE MORGAN
PROPERTY
D.B. 1574, PAGE 266
AUDITOR'S PARCEL # 08-60-29-20-00

BASIS - OF - BEARINGS

ALL BEARINGS SHOWN HEREON ARE BASED ON THE NORTH LINE
OF SECTION #3 AS BEING N 83°42' 46" W ie. ALL BEARINGS SHOWN
HEREON ARE TO AN ASSUMED MERIDIAN AND ARE USED TO DENOTE
ANGLES ONLY.

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.

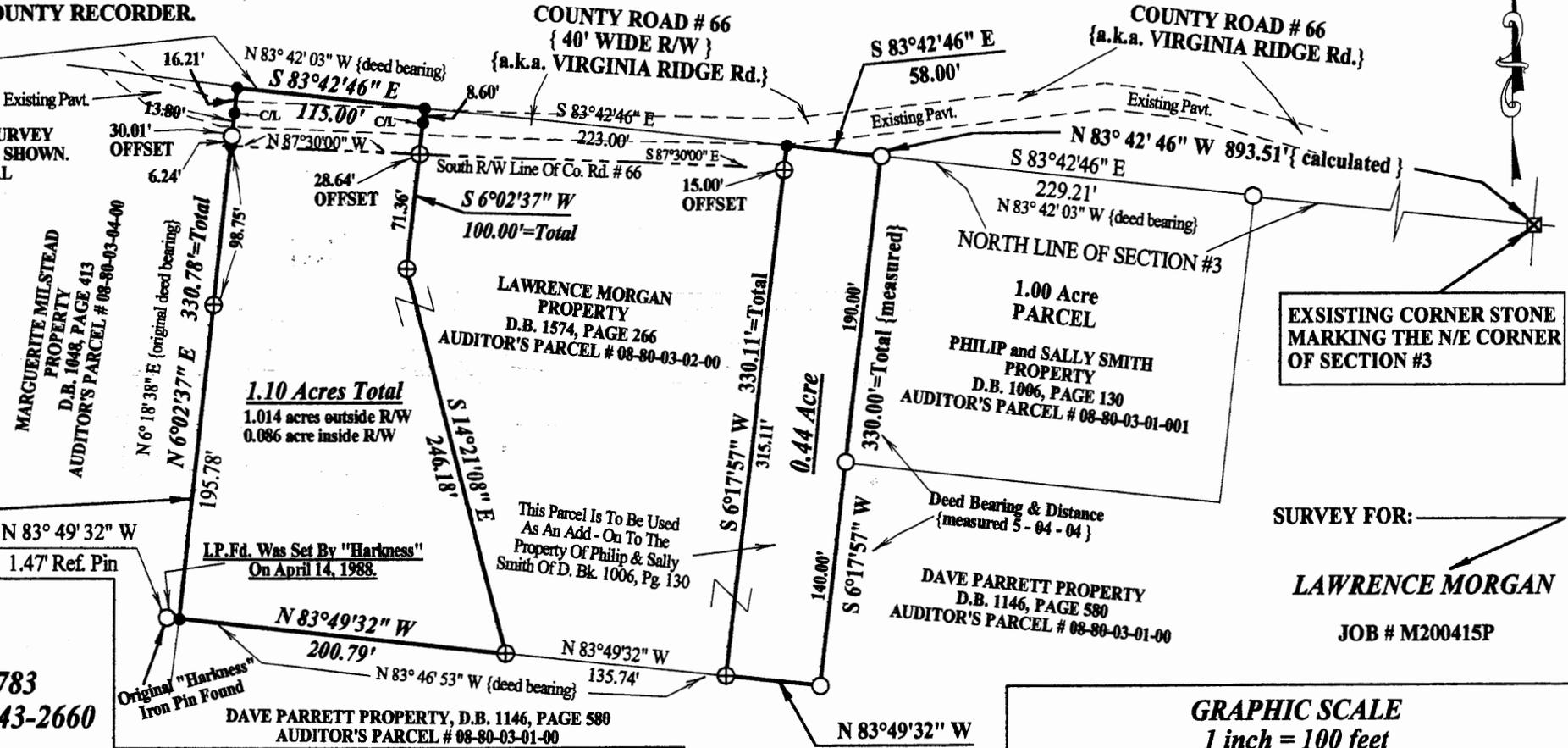
PERTINENT DOCUMENTS AND SOURCES OF DATA USED:

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

The West Boundary Of "Morgan" 3.0 Acre
Tract Was Changed By C. R. Harkness P. S.#6885
On March 19, 2001{ changed as shown hereon }

A & E SURVEYING
P.O. BOX 420
SOMERSET, OHIO 43783
PH: (740) 743-2201 FAX: 743-2660

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NO REGISTRATION
MAY 4, 2004



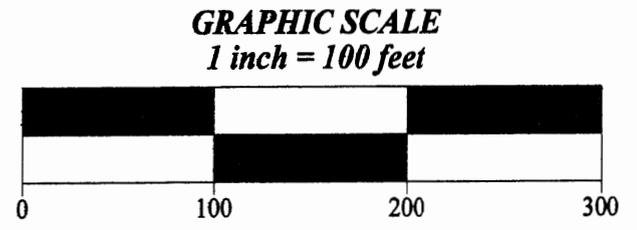
EXISTING CORNER STONE
MARKING THE NE CORNER
OF SECTION #3

SURVEY FOR:
LAWRENCE MORGAN
JOB # M200415P

LEGEND
⊕ IRON PIN SET = 5/8" x 30" STEEL ROD WITH
PLASTIC ID. CAP MARKED KNISLEY 7231
○ EXISTING IRON PIN [set previously by C. R. Harkness #6885]
● POINT [nothing set]

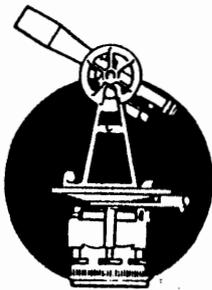
The R/W Lines Of Co. Rd. # 66 Were
Established By Using The Existing
Pavt., As It Exists, As Of May 2, 2004.
{ R/W = 20' Each Side Of Centerline }

Lot Split
Approved
By *[Signature]*



DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
By *[Signature]*
5-21-2004

08-80-03-02-000 -
1780 Virginia Ridge Rd
Parcel #
08-80-03-02-001



SURVEYING & MAPPING

L. Peter Dinan & Associates

27 South Sixth Street

P. O. Box 55, Zanesville, Ohio 43701

Phillip D. Smith
Description For Mortgage Purposes
Part of Parcel #08-08-80-03-02-000

Situated in the State of Ohio, County of Muskingum, Township of Brush Creek.

Being a part of the Northeast Quarter of Section 3, Township 11 Range 13, bounded and described as follows:

Commencing at a stone found at the Northeast Corner of said Section 3; thence along the north line of Section 3 north 83 degrees 42 minutes 03 seconds west 893.51 feet to an iron pin at the northeast corner of a 3 acre parcel conveyed to Sally L. Smith by deed recorded in Deed Book 1076, Page 172 and the true place of beginning of the premises herein intended to be described; thence along the east line of said 3.0 acre parcel south 6 degrees 17 minutes 57 seconds west 190 feet to an iron pin; thence north 83 degrees 42 minutes 03 seconds west 57 feet to an iron pin; thence north 6 degrees 17 minutes 57 seconds east 190 feet to a point; thence south 83 degrees 42 minutes 03 seconds east 57 feet to the true place of beginning, containing twenty-five hundredths (0.25) of an acre more or less.

Subject to the easements of Virginia Ridge Road.

This description written from a survey made by L. Peter Dinan, Registered Surveyor #5451, September 8, 1994.

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DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

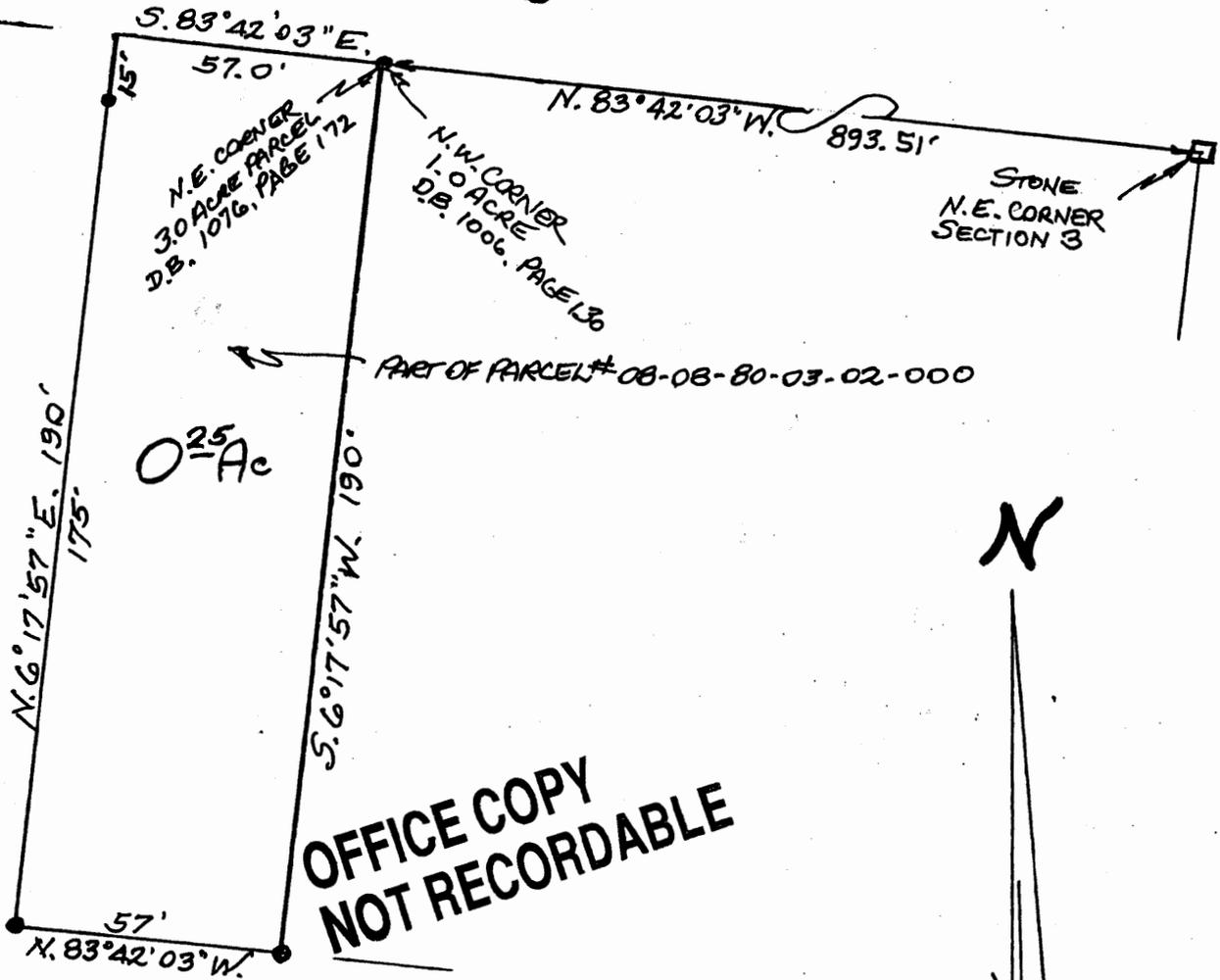
BY A. L. Swinburn

9-9-94



L. PETER DINAN & ASSOCIATES
27 SOUTH SIXTH STREET
ZANESVILLE, OHIO

VIRGINIA RIDGE ROAD



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DESCRIPTION APPROVED
FOR AUDITORS TRANSFER

BY Ad Swickart
9-9-99



PART OF
NORTHEAST QTR. SECTION 3
TOWNSHIP 11, RANGE 13
BRUSH CREEK TOWNSHIP
MUSKINGUM COUNTY, OHIO

SEPT. 7, 1994