

+ - 2.00 Acres Split of David and Jean Murray Lands

Situated in the State of Ohio, County of Muskingum, Township of Falls, and being part of Quarter Township One, Township 1, Range 8, United States Military Lands, and being part of lands presently owned by David H. and Jean T. Murray, as per Official Record 1772, Page 794, and being more particularly described as follows:

Beginning for reference at an iron pipe found at the Northwest Corner of Lot 6 of Valley View Subdivision, (Plat Book 6, Page 10);

Thence along the east line of lands presently owned by David H. and Jean T. Murray, (OR 1772-794), North 13 degrees 29 minutes 18 seconds East, 25.03 feet to an iron pin found on the south line of lands presently owned by J. D. and C. A. Madden, (DR 1071-119);

Thence along the south line of said Madden lands, North 64 degrees 32 minutes 26 seconds West, 128.02 feet to an iron pin found on the southeast corner of said Madden lands, (OR 1703-545);

Thence continuing along the south line of said Madden lands, North 64 degrees 32 minutes 26 seconds West, 63.57 feet to an iron pin found, and the principal place of beginning;

Thence through the lands of David H. and Jean T. Murray, (OR 1772-794), the following three courses:

- 1.) North 88 degrees 08 minutes 01 seconds West, 238.18 feet to an iron pin set;
- 2.) North 03 degrees 12 minutes 26 seconds West, 367.80 feet to an iron pin set;
- 3.) South 88 degrees 08 minutes 01 seconds East, 238.18 feet to an iron pin found on the northwest corner of said Madden lands, (OR 1703-545);

Thence along the west line of said Madden lands, South 03 degrees 12 minutes 26 seconds East, 367.80 feet to the principal place of beginning, passing an iron pin found at 200.00 feet, containing 2.00 acres more or less.

Appended to the above described tract, is an augmenting, Ingress, Egress Easement, which provides access from Olde Falls Road.

Situated in the State of Ohio, County of Muskingum, Township of Falls, and being part of Quarter Township One, Township 1, Range 8, United States Military Lands, and being part of lands presently owned by David H. and Jean T. Murray, as per Official Record 1772, Page 794, and being more particularly described as follows:

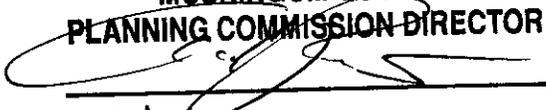
Beginning for reference at an iron pipe found at the Northwest Corner of Lot 6 of Valley View Subdivision, (Plat Book 6, Page 10);

Thence along the east line of lands presently owned by David H. and Jean T. Murray, (OR 1772-794), North 13 degrees 29 minutes 18 seconds East, 25.03 feet to an iron pin found on the south line of lands presently owned by J. D. and C. A. Madden, (DR 1071-119);

Thence along the south line of said Madden lands, North 64 degrees 32 minutes 26 seconds West, 128.02 feet to an iron pin found on the southeast corner of said Madden lands, (OR 1703-545);

Thence continuing along said Madden lands, North 64 degrees 32 minutes 26 seconds West,

APPROVED  
MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR



6/3/10

Date

Fee Paid

63.57 feet to an iron pin found;

Thence along the south and west line of the above described tract, the following two courses:

- 1.) North 88 degrees 08 minutes 01 seconds West, 238.18 feet to an iron pin set;
- 2.) North 03 degrees 12 minutes 26 seconds West, 367.80 feet to an iron pin set and the principal place of beginning;

Thence through said Murray lands, North 03 degrees 12 minutes 26 seconds West, 79.85 feet to a point on the south line of lands presently owned by F. M. Neff, (OR 1654-13);

Thence along the south line of said Neff lands, South 88 degrees 08 minutes 03 seconds East, 745.85 feet to an iron pipe found on the west right of way of Olde Falls Road, passing an iron pin found at 512.58 feet;

Thence along the west line of said road, South 12 degrees 52 minutes 35 seconds West, 81.04 feet to a point;

Thence through said Murray lands, and along the north line of said Madden lands, North 88 degrees 08 minutes 01 seconds West, 723.31 feet to the principal place of beginning, passing an iron pins found at 315.13 feet and 485.13 feet, containing 1.34 acres more or less.

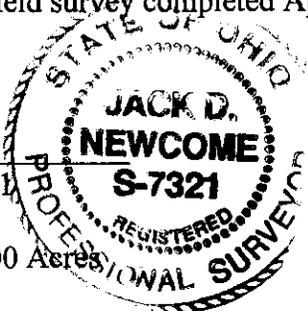
Subject to all legal recorded easements and right of ways.

Iron pins set are 5\8 inch rebars , 30 inches long, with plastic identification caps.

Bearings are based on the west line of Official Record 1703-545, and being North 03 degrees 12 minutes 26 seconds West.

This description is written based on a field survey completed April 30, 2010, by Jack D. Newcome No. 7321.

**OFFICE COPY  
NOT BEGORDABLE**



Jack D. Newcome, Reg. No. 7321

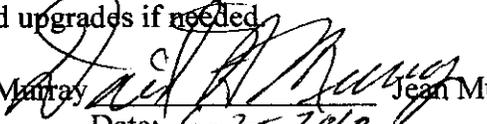
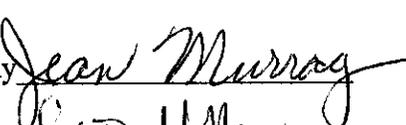
5-1-10  
Date

Parcel No.- Part of: 17-15-01-30-405+- 2.00 Acres

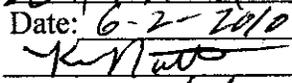
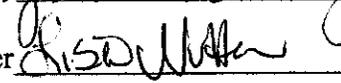
DESCRIPTION APPROVED  
By: 

Driveway Maintenance Agreement

The Grantor,(David and Jean Murray), do hereby agree to pay the sum of \$4000.00 (Four Thousand Dollars), towards the construction of a driveway to serve the above described parcel with ingress and egress. The Grantee agrees to pay whatever remains for the construction and future maintenance costs, as long as said driveway serves only the parcel described above. If any new development occurs, then the Grantor or future owners of Grantor's lands shall pay all maintenance and upgrades if needed

Sellers: David Murray  Jean Murray 

Date: 6-2-2010

Buyers: Ken Nutter  Lisa Nutter 

Date: 6/1/10

**SITUATED IN:**

State of Ohio, County of Muskingum, Township of Falls,  
Quarter Township One, Township 1, Range 8, United States  
Military Lands.

**BASIS OF BEARINGS**

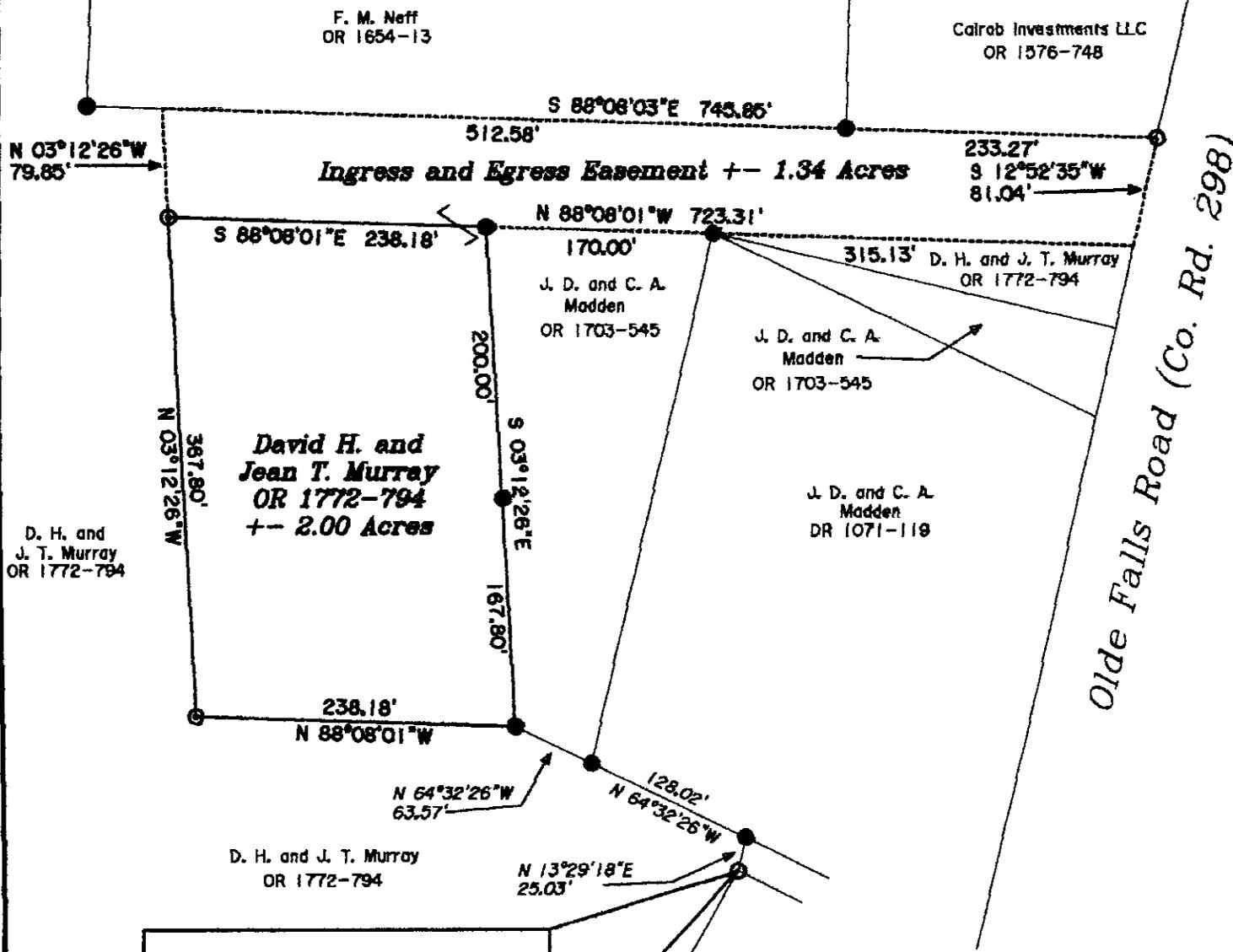
Bearings are based on the west line of Official Record  
1703-545, and being North 03 degrees 12 minutes 26  
seconds West.

**LEGEND**

- △ Railroad Spike Set
- Iron Pin Found
- ⊞ Stone Found
- Azle Found
- Iron Pipe Found
- ▲ Railroad Spike Found
- ⊙ Iron Pin Set, 5/8" rebar
- ⊞ Monument Found

**REFERENCES**

- OR 1703-545
- OR 1772-794



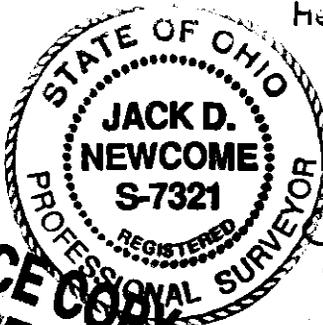
Northwest Corner of Lot 6 of  
Valley View Subdivision, Plat Book  
9, Page 10, of Muskingum County  
Records.

Approved For Transfer  
On Lot Sewage Proposed  
Date 5/21/10

Zanesville-Muskingum County  
Health Department

**PARCEL NO.**

01-01-00-000 +- 2.00 Acres



APPROVED  
MUSKINGUM  
PLANNING COMMISSION

OFFICE COPY  
OF RECORD