



SURVEYING & MAPPING

L. Peter Dinan & Associates

27 South Sixth Street

P. O. Box 55, Zanesville, Ohio 43701

17-37-01-04
3430 MAPLE AVE

Description For Conveyance
2.38 Acre Parcel
Virginia Begalla

Situated in the State of Ohio, County of Muskingum, Township of Falls.

Being a part of the South Half of Quarter Township 1, Township 1, Range 8 bounded and described as follows:

Beginning at the Northwest Corner of Lot 1 of Homeacres Subdivision as recorded in Plat Book 7, Page 10; thence north 85 degrees 11 minutes west 34.90 feet to a point in the center of State Route 60 (Maple Avenue); thence along said centerline on a curve to the right having a radius of 777.77 feet an arc distance of 168.28 feet (the chord of which bears north 20 degrees 14 minutes 58 seconds west 167.93 feet) to a point; thence continuing along said centerline north 14 degrees 03 minutes west 50.60 feet to a point; thence leaving said centerline south 85 degrees 11 minutes east 558.01 feet to an iron pin; thence south 4 degrees 49 minutes west 200 feet to a concrete monument; thence north 85 degrees 11 minutes west 435.60 feet to the place of beginning, containing two and thirty-eight hundredths (2.38) acres more or less.

Subject to the easements of State Route 60.

This description written from a survey made by L. Peter Dinan, Registered Surveyor #5451, May 25, 1984.

**OFFICE COPY
NOT RECORDABLE**

L. P. Dinan

*OK Y-4D
5-29-84*

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

BRANDYWINE

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2.38 Ac.

CONG. BLOCK AND BRICK
TERRACE I.G.A. FOODLINER
3430 MAPLE AVE.

RIGHT OF WAY LINE
MAPLE AVE.
CHORD N. 20° 14' 58" W. 167.93'
STATE ROUTE 60
RADIUS 777.77' ARC 168.28'
50.60'
N. 14° 03' W.

S. 85° 11' E. 558.01'
526.31'

Easement For
Storm Sewer
D.B. 798, P. 294

HOMEACRES SUB.
PLAT BOOK 7, PAGE 10
NORTHWEST CORNER LOT 1

435.60'
N. 85° 11' W. 470.50'

196'
RIGHT OF WAY EASEMENT FOR SEWER LINE
D.B. 739, P. 51

PART OF THE
SOUTH HALF QTR. TWP. 1, TWP. 1, RA. 8
FALLS TOWNSHIP
MUSKINGUM COUNTY, OHIO
May 25, 1984

1" = 50'

