

DESCRIPTION OF SURVEY FOR WILLIAM J HILL TRUSTEE**JOB#2711**

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

Being part of Quarter Township 3, Township 1, Range 8, of the US Military District, **being all of** the Douglas T Gates and Judith A Gates property recorded in **Official Record Volume 1917, Page 934** of said county's deed records, further **being all of** Muskingum County Auditor's **Parcel Number 17-50-02-06-000**, and more particularly described as follows;

Commencing at an iron pin (found capped Spilker by previous survey) at the Northwest corner of Lot 16 of Monroe and Duncan Subdivision recorded in Deed Book Volume "P", Page 519, further being on the common line for Quarter Townships 2 and 3 of said Township and Range;

- TIE-1 THENCE North 88 degrees 02 minutes 12 seconds West 796.22 feet** along said Quarter Township line (by previous survey) at an iron pin (found capped 6885) at a common corner for the Michael C Young and Neddena L Young proeprty recorded in Official Record Volume 1995, Page 527 and for the Double B Ranch, LLC property recorded in Official Record Volume 2716, Page 824;
- TIE-2 THENCE South 02 degrees 10 minutes 40 seconds West 1490.90 feet** into Quarter Township 3 and along a common line for said Young and Double B Ranch properties to an iron pipe (found) at a corner of the William J Hill Trustee property recorded in Official Record Volume 2981, Page 921;
- TIE-3 THENCE North 88 degrees 04 minutes 46 seconds West 467.65 feet** along the common line for said Double B Ranch and Hill properties to an iron pipe (found) at a common corner for said Gates and Hill properties and place of beginning for the property herein intended to be described;
- #1- THENCE South 02 degrees 15 minutes 55 seconds West 1150.16 feet** along said Gates and Hill properties and along the Karen E Riggle property recorded in Official Record Volume 2697, Page 859 to an unmarked point in the centerline of Pinecrest Drive, passing iron pins (capped Linn) at 733.82 feet, and 898.29 feet at a common corner for said Hill and Riggle properties and passing an iron pin (found disturbed) at 1122.71 feet;
- #2- THENCE North 85 degrees 55 minutes 15 seconds West 50.00 feet** along said road and common line for said Gates property and for the Richard N Quinn property recorded in Official Record Volume 1731, Page 833 to an unmarked point;
- #3- THENCE North 86 degrees 16 minutes 46 seconds West 142.33 feet** continuing along said road and properties, and along the Joseph P Hoang and Jodi R Hoang property recorded in Official Record Volume 2725, Page 731 to an unmarked common corner for said Gates property and for the Randy B Miller property recorded in Deed Book Volume 1058, Page 133;
- #4- THENCE North 02 degrees 21 minutes 25 seconds East 1143.82 feet** leaving said road and along said Gates and Miller properties and along a second Douglas T Gates and Judith A Gates property recorded in Deed Book Volume 1090, Page 641 to an iron pipe (found) on a line of said Double B Ranch property, passing an iron pin (set) at 24.90 feet;
- #5- THENCE South 88 degrees 04 minutes 46 seconds East 190.44 feet** along said Gates and Double B Ranch properties to the place of beginning, **containing 5.04 acres**, of which 0.09 acres are within the right of way for Pinecrest Drive.

The bearings within this description are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations. Iron pins(set) are 5/8" rebar 30 inches long with identification caps (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on July 2, 2021 in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe any apparent easements nor easements of record, unless otherwise indicated.



OFFICE COPY
Charles R. Harkness
NOT RECORDABLE
Charles R. Harkness P.L.S. #6885

DESCRIPTION
APPROVED
By: *Mc 7/8/21*