

**DESCRIPTION OF SURVEY FOR ROBERT E LAVY & BRENDA S LAVY
JOB#2574-2**

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

Being part of Lot 240 of Licking View recorded in Plat Book 5, Page 97, further **being part of** the Robert E Lavy and Brenda S Lavy property recorded in **Official Record Volume 1558, Page 371** and **all of the remainder** of the Robert E Lavy and Brenda S Lavy property recorded in **Deed Book Volume 1156, Page 520** of said county's deed records, further **being part of** Muskingum County **Auditor's Parcel Number 17-84-01-46-000 and all of Parcel Number 17-84-01-46-001**, and more particularly described as follows;

Commencing at the unmarked intersection of the common line for Lots 229 and 240 of said Licking View and the centerline of Licking Road (County Road 414), from which an iron pin (found) on said lot line bears North 18 degrees 41 minutes 14 seconds East 20.79 feet;

- TIE-1 THENCE with a curve to the right having, a chord bearing South 78 degrees 58 minutes 55 seconds East 251.23 feet, a radius of 537.91 feet**, and arc length of 253.57 feet into Lot 240 and along said road to an unmarked common corner for the Robert E Lavy and Brenda S Lavy property recorded in Deed Book Volume 1156, Page 520 and for the Marc Lang property recorded in Official Record Volume 2557, Page 564, further being the place of beginning for the property herein intended to be described;
- #1- THENCE North 46 degrees 37 minutes 49 seconds East 207.84 feet** leaving said road and along said properties to an iron pin (found), passing an iron pin (found) at 54.37 feet;
- #2- THENCE North 13 degrees 46 minutes 46 seconds West 137.82 feet** continuing along said properties to a point in the Licking River on the Northern line of said Lot 240, passing the Mean High Water Mark at 52.62 feet,
- #3- THENCE North 76 degrees 13 minutes 14 seconds East 296.74 feet** along said Lot and within the Licking River to a corner of said Lot;
- #4- THENCE South 72 degrees 38 minutes 46 seconds East 117.78 feet** continuing along said Lot and within the Licking River to a corner of said Lot and common corner for said Lavy properties;
- #5- THENCE South 22 degrees 08 minutes 46 seconds East 173.04 feet** continuing along said Lot and within the Licking River to a common corner for said Lavy property and for the Robert E Lavy and Brenda S Lavy property recorded in Official Record Volume 1838, Page 604;
- #6- THENCE South 41 degrees 27 minutes 11 seconds West 197.96 feet** into said Lot 240, leaving said River, and along said Lavy properties to an iron pin (found), passing the Mean High Water Mark for the Licking River at 113.00 feet, and iron pin (found) at 131.24 feet;
- #7- THENCE North 71 degrees 38 minutes 44 seconds West 205.70 feet** through said Lavy property to an iron pin (set);
- #8- THENCE South 33 degrees 44 minutes 12 seconds West 188.66 feet** continuing through said Lavy property to an unmarked point in the centerline of said road, passing an iron pin (set) at 138.85 feet;
- #9- THENCE with a curve to the left having, a chord bearing North 57 degrees 54 minutes 26 seconds West 125.75 feet, a radius of 927.39 feet**, and arc length of 125.84 feet along said road to an unmarked common corner for said Lavy properties;
- #10- THENCE North 64 degrees 52 minutes 00 seconds West 51.38 feet** continuing along said road to the place of beginning, containing 2.03 acres being all of Parcel Number 17-84-01-46-001 and 1.09 acres being part of Parcel Number 17-84-01-46-000 for a **total of 3.12 acres**, of which 0.08 acres are within the right of way of Licking Road (County Road 414).

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 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 June 21, 2019 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

NOT RECORDABLE

Charles R. Harkness PLS #6885

DESCRIPTION

APPROVED

By:

[Signature]

APPROVED

MUSKINGUM COUNTY

PLANNING COMMISSION DIRECTOR

[Signature]
Date 8/16/19

Fee Paid