

23-90-19-28

9-99

Deed Description

3280 FZINA SHIP DR.

Grantor's

John H. & Michele P. James

Situated in the Township of Highland, County of Muskingum, State of Ohio, and known as and being 0.980 acres of the Southwest quarter of Section 19, Township 2, Range 5, and 4.025 acres of the Southeast quarter of Section 19, Township 2, Range 5 of the U.S.M. District, and being more particularly described as follows:

Beginning at an iron pin found (1 1/4" O.D. pipe) being previously described in a tract conveyed to Robert J. Cross by deed Volume 1095, Page 622, as the Northeast corner of the Northwest quarter of Section 22, Township 2, Range 5, thence S 84° 34' 51" E for 63.80 ft. to a MAG nail set near the center of S.R. 83, at the Northwest corner of a tract of land conveyed to Richard L. Linkhorn by deed Volume 872, Page 273, described there in as being in the North line of the Northeast quarter of the said Section 22, this being the true place of beginning of the parcel here-in described; thence N 31° 25' 14" W for 106.98 ft. to MAG nail set near the center of S.R. 83, and in the half section line of Section 19 (as located by existing iron pins found); thence N 29° 23' 11" W (passing into the Southwest quarter of section 19), for 83.02 ft. to a MAG nail set in the center of S.R. 83; thence N 26° 11' 59" W for 141.49 ft. to a MAG nail set near the center of S.R. 83, at a corner of a tract conveyed to M. E. Fisher Et Al by deed Volume 1098, Page 108, witness by an iron pin found #5 rebar capped Spilker L.S. 5862, bearing N 84° 07' 27" W for 30.00 ft.; thence N 25° 57' 03" W along and with the said tract conveyed in Volume 1098, Page 108, for 171.75 ft. to a MAG nail set near the center of S.R. 83; thence leaving S.R. 83 with a new

division line, N 78° 21' 44" E for 31.31 ft. to an iron pin set; thence continuing N 78° 21' 44" E (passing into the Southeast quarter of Section 19), for 512.45 ft. to an iron pin set; thence S 0° 57' 32" W for 582.17 ft. to an iron pin set in the South line of Section 19 as so located, witness by an iron pin found 7/8" O.D. pipe, at the Northeast corner of the said tract conveyed in Volume 872, Page 273 and described there in as being in the North line of the Northeast quarter of Section 22, bearing S 84° 34' 51" E for 625.00 ft.; thence N 84° 34' 51" W for 260.00 ft. to an iron pin set; thence continuing N 84° 34' 51" W for 30.00 ft. to the place of beginning, containing 5.005 acres.

The bearings are based on a previous survey by J. T. Spilker L.S. 5862 of the lands conveyed in Volume 1067, Page 69 and are for the purpose of calculating angles, the iron pins set are that of a #5 rebar with a plastic I.D. cap, Neuhart L.S. 5692.

Subject, however to all reservations, restrictions, covenants, highways, right-of-ways, easements, and leases which may be applicable to the above parcel.

The Grantor claim title to the lands described above by the following instrument Volume 1133, Page 657 of the Muskingum County deed records, and being a part of Auditor Parcel 23-90-19-28.000.

A survey of the above described parcel was made by Frank W. Neuhart, Registered Surveyor, L.S. 5692, Date 7-2-99.

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NOT RECORDABLE**

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY R. Buekey
7-8-99

Highland Twp., Co. Mus.,
State of Ohio.
PT. SW. 1/4, Sec. 19, T-2, R-5 = 0.980 Ac.
PT. SE. 1/4, Sec. 19, T-2, R-5 = 4.025 Ac.
Ref: 1133/657
A.P. 23-90-19-28.000 (Part)

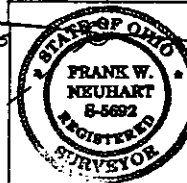
John H. &
Michele P.
James
1133/657
23-90-19-28.000

Legend
○ Iron pin set
⊙ Iron pin found
⊕ MAG. Nail
— Center Line
— Property Line
* * * Fence Line

Scale 1" = 100'
100' 50' 0 100'

Pertinent Dec.
Mus. Co. Tax Maps, a survey by J.T.
Spilker L.S. 5862 Vol. 1067 Pg. 69, & Vol. 1079
Pg. 103, a survey by H.J. Biedenbach L.S.
5718 Vol. 872 Pg. 273, & Vol. 1095 Pg. 622,
and all deeds shown.

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER
BY K. Buckley
7-8-99



Grantors
John H. & Michele P.
James

Frank W. Neuhart
Surveyor
Cambridge, Oh. No. 4397905

Job No.	Sheet	Drawn	Approved	Date
L.S. 5692	9-99	1	FWN	7-3-99

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