

7745 NORTH RIVER RD

**TERRY J. FINLEY SURVEYING & MAPPING**

155 Mockingbird Hill, Zanesville, OH 43701

Phone or Fax: (614) 454-8721

Ohio Registered Surveyor #S-7222

**LEGAL DESCRIPTION FOR  
R. & W. TIPPIE**

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF MADISON,  
AND BEING PART OF THE SECOND QUARTER OF TOWNSHIP 2, RANGE 7, AND BEING  
ALL THOSE LANDS INTENDED TO BE DESCRIBED IN DEED VOLUME 569, PAGE 44;  
BEING FURTHER BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT A CONCRETE MONUMENT 30 FEET LEFT OF STATION 10+55.31, AS  
RECORDED IN PLAT BOOK 14, PAGE 61, THENCE, NORTH 80 DEGREES - 48 MINUTES  
- 06 SECONDS EAST, 30.00 FEET TO A POINT IN THE CENTERLINE OF STATE ROUTE  
666; THENCE, ALONG SAID CENTERLINE, THE FOLLOWING (8) EIGHT COURSES AND  
DISTANCES:

- 1) SOUTH 09 DEGREES - 11 MINUTES - 54 SECONDS EAST, 56.63 FEET TO A  
POINT;
- 2) SOUTH 06 DEGREES - 41 MINUTES - 54 SECONDS EAST, 147.84 FEET TO A  
POINT;
- 3) SOUTH 14 DEGREES - 41 MINUTES - 54 SECONDS EAST, 136.33 FEET TO A  
POINT;
- 4) SOUTH 18 DEGREES - 59 MINUTES - 54 SECONDS EAST, 53.78 FEET TO A  
POINT;
- 5) SOUTH 18 DEGREES - 56 MINUTES - 55 SECONDS EAST, 148.53 FEET TO A  
POINT;
- 6) SOUTH 18 DEGREES - 24 MINUTES - 48 SECONDS EAST, 493.91 FEET TO A  
POINT;
- 7) SOUTH 00 DEGREES - 04 MINUTES - 30 SECONDS WEST, 396.45 FEET TO A  
POINT;
- 8) SOUTH 01 DEGREES - 48 MINUTES - 45 SECONDS WEST, 1543.27 FEET TO A  
POINT;

THENCE, LEAVING SAID CENTERLINE, NORTH 87 DEGREES - 11 MINUTES - 55  
SECONDS WEST, 13.00 FEET TO A POINT; THENCE, SOUTH 03 DEGREES - 01  
MINUTES - 29 SECONDS WEST, 99.81 FEET TO A POINT; THENCE, SOUTH 03  
DEGREES - 04 MINUTES - 08 SECONDS WEST, 90.00 FEET TO A POINT; THENCE,  
SOUTH 02 DEGREES - 57 MINUTES - 03 SECONDS WEST, 60.41 FEET TO AN IRON  
PIN FOUND; THENCE, SOUTH 02 DEGREES - 57 MINUTES - 03 SECONDS WEST, 50.00  
FEET TO A CONCRETE MONUMENT FOUND, AND THE TRUE POINT OF BEGINNING FOR  
THE PARCEL HEREIN INTENDED TO BE DESCRIBED; THENCE, SOUTH 00 DEGREES - 36  
MINUTES - 15 SECONDS WEST, 100.05 FEET TO A CONCRETE MONUMENT FOUND;  
THENCE, NORTH 86 DEGREES - 52 MINUTES - 04 SECONDS WEST, 320.00 FEET TO A  
POINT ON THE EAST LINE OF THE MUSKINGUM RIVER, PASSING AN IRON PIN FOUND  
AT 312.20 FEET; THENCE, NORTH 00 DEGREES - 33 MINUTES - 35 SECONDS EAST,  
98.21 FEET ALONG SAID RIVER TO A POINT; THENCE, SOUTH 87 DEGREES - 11  
MINUTES - 55 SECONDS EAST, 320.00 FEET TO THE POINT OF BEGINNING, PASSING  
AN IRON PIN FOUND AT 21.48 FEET, AND CONTAINING 0.7276 ACRES MORE OR  
LESS.

SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD.

BEARINGS DESCRIBED HEREIN ARE BASED UPON ASSUMED AZIMUTH AND TO BE USED  
FOR ANGLE PURPOSES ONLY.

BEING ALL OF AUDITOR'S PARCEL #38-80-02-29-000.

THIS DESCRIPTION, WRITTEN ON JULY 25, 2000, IS BASED ON AN ACTUAL SURVEY  
OF THE PREMISES BY TERRY J. FINLEY, OHIO REGISTERED SURVEYOR #S-7222.



**OFFICE COPY  
NOT RECORDABLE**

TERRY J. FINLEY  
REGISTERED SURVEYOR #S-7222

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER  
BY *[Signature]*  
7-25-2000

# TERRY J. FINLEY SURVEYING & MAPPING

155 Mockingbird Hill, Zanesville, OH 43701

Phone or Fax: (740) 454-8721

Ohio Registered Surveyor #S-7222

State: OHIO

County: MUSKINGUM

Township: MADISON

Section: 2ND QTR. TWP. 2, R-7

City:

Subdivision:

Plat Book:

Page:

Lot #:

Deed Volume: 569

Page: 44

SURVEY PLAT FOR: R. & W. TIPPIE

Auditor's Parcel #: ALL 38-80-02-29-000

THE BEARINGS SHOWN HEREON  
ARE BASED UPON ASSUMED AZIMUTH.



Scale: 1 in. = 50 ft.

CONCRETE MONUMENT 30"  
LEFT OF STA. 10+55.31 AS  
RECORDED IN P.B. 14 PG. 61

- A. N-80-48-06-E 30.00'
- B. S-09-11-54-E 56.63'
- C. S-06-41-54-E 147.84'
- D. S-14-41-54-E 136.33'
- E. S-18-59-54-E 53.78'
- F. S-18-50-55-E 118.53'
- G. S-18-24-48-E 493.91'
- H. S-00-04-30-W 398.45'
- I. S-01-48-45-W 1543.27'
- J. N-07-11-55-W 13.00'
- K. S-03-01-29-W 99.81'
- L. S-03-04-08-W 90.00'
- M. S-02-57-03-W 60.41'
- N. S-02-57-03-W 50.00'

MUSKINGUM RIVER

PASSING AT 21.48'

S-87-11-55-E

320.00'

0.7276 AC.

N-00-33-35-E  
98.21'

PASSING AT 312.20'

N-86-52-04-W

320.00'

S-00-36-15-W  
100.05'

S.R. 686

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER  
BY TJF  
7-25-2000

CONC. MONUMENT

## LEGEND:

- Iron pin set (5/8" rebar w/cap)
- Iron pin found
- Stone found
- Axis found
- Halfwood spike found

This plat drawn on July 24, 2000

OFFICE COPY

NOT RECORDABLE

Terry J. Finley, Registered Surveyor #S-7222

