

44-38-01-05-001  
2260 VISTA VIEW DR

description for conveyance  
Tract #1

Being a part of the Southeast quarter of Section 19, Township 2, North: Range 8, West, United States Military Lands, Muskingum Township, Muskingum County, State of Ohio and being a part of the tract last transferred to Adam E. and Elizabeth P. Hubbard as recorded in deed book 1127 page 920 of the said county records and being further described as follows.

Beginning for reference at an iron pin found at the Northeast corner of said Southeast quarter. Thence along the North line of the Southeast quarter North 87 degrees 13 minutes 27 seconds West 439.30 feet to a point in Vista View Road, said point being the place of beginning for the tract herein described. Thence leaving said North line and with the West line of a tract recorded in deed book 791 page 147 South 01 degrees 12 minutes 58 seconds West 223.77 feet to an iron pin set, passing an axle found at 23.83 feet. Thence along the South line of said tract North 89 degrees 33 minutes 11 seconds East 100 feet to an axle found at the Southeast corner of said tract. Thence South 20 degrees 37 minutes 32 seconds East 182.57 feet to an iron pin set. Thence South 86 degrees 26 minutes 56 seconds East 76.35 feet to an iron pin set. Thence South 02 degrees 09 minutes 24 seconds West 48.69 feet to a concrete monument found. Thence South 87 degrees 22 minutes 36 seconds East 187.48 feet to a concrete monument found on the East line of the Southeast quarter of section 19. Thence along the said East line South 03 degrees 46 minutes 56 seconds West 150.35 feet to a 3/4 inch iron pipe found. Thence North 87 degrees 15 minutes 09 seconds West 409.84 feet to a 3/4 inch iron pipe found on the North line of a tract recorded in deed book 643 page 10. Thence North 06 degrees 29 minutes 14 seconds West 273.32 feet to a 3/4 inch iron pin found. Thence North 04 degrees 13 minutes 29 seconds West 317.99 feet to a Mag Nail on the North line of the Southeast quarter of section 19. Thence along the North line South 87 degrees 13 minutes 27 seconds East 52.45 feet to the place of beginning containing 2.5543 acres more or less. Subject to all easements and right of ways either written or implied.

Also an ingress egress easement for access to the above described tract and being described as follows.

Beginning at a Mag Nail set at the Northwest corner of the above described 2.5543 acre tract. Thence along the North line of said tract North 87 degrees 13 minutes 27 seconds West 8.77 feet to a Mag Nail set. Thence Leaving said North line South 05 degrees 47 minutes 15 seconds East 319.17 feet a 3/4" iron pipe found. Thence along the West line of said tract North 04 degrees 13 minutes 29 seconds West 317.99 feet to the place of beginning.

All iron pins set are 5/8" by 30" rebar with I.D. caps stamped "Walton S-7675".

Bearings based on a previous survey by Richard Max Graves, dated 7-18-97 and are for angular calculation only.

Being a part of Auditor's parcel number 44-44-38-01-05-000

Description prepared by Steven B. Walton, Ohio Professional Surveyor S-7675 on the 8th day of December, 1997

**OFFICE COPY**

**NOT RECORDABLE**

Steven B. Walton S-7675



DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY AL Smith  
12-11-97

Being a Part of the Southeast Quarter of Section 19,  
Township 2, North; Range 8, West, United States  
Military Lands, Muskingum Township, Muskingum  
County, State of Ohio

**REFERENCES**  
deeds as noted  
county tax records  
previous surveys by:  
Richard Max Graves  
dated, 7-18-97



STEVEN B. WALTON  
SURVEYING & MAPPING  
730 MORGAN ROAD  
ZANESVILLE OHIO  
740-455-6383 (PHONE)  
740-455-3171 (FAX)

**LEGEND**

- ⊙ = 5/8" iron pin with I.D. cap set
- = 5/8" iron pin found with I.D. cap
- = concrete monument found
- ⊙ = 3/4" iron pipe found
- = axle found
- △ = mag nail set

DESCRIPTION APPROVED  
FOR AUDITORS TRANSFER

BY *APSD*  
12-11-97

I hereby certify to the best of my  
knowledge and belief the foregoing  
plat to be correct as prepared by me  
on this 8th day of December, 1997

**OFFICE COPY  
NOT RECORDABLE**

Steven B. Walton Ohio Professional Surveyor  
S-7675

