

DESCRIPTION OF SURVEY BARBARA E WARNE

JOB#2473-1

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

Being part of the Southwest Quarter, Section 3, Township 1, Range 6, of the US Military District, further **being part of** the Barbara E Warne property recorded in **Official Record Volume 2659, Page 542** of said county's deed records, further **being part of** Muskingum County **Auditor's Parcel Number 51-10-03-08-000**, and more particularly described as follows;

Beginning at a stone (found) marked at the common corner for Sections 3, 4, 7, and 8 of said Township and Range;

- #1- **THENCE North 02 degrees 10 minutes 25 seconds East 1787.07 feet** along the common line for Sections 3 and 4 and for said Warne property and for the Joseph Donald Burwell property recorded in Deed Book Volume 993, Page 37 to the unmarked Southwest corner of the Donald D Warne Jr. property recorded in Official Record Volume 2082, Page 317;
- #2- **THENCE South 73 degrees 24 minutes 00 seconds East 230.66 feet** into Section 3 and along a common line for said Warne properties to an iron pin (found), passing an iron pin (found) at 5.28 feet;
- #3- **THENCE North 08 degrees 05 minutes 08 seconds East 149.23 feet** continuing along said Warne properties to an iron pin (found) at a corner of a second Donald D Warne Jr. property recorded in Official Record Volume 2673, Page 651;
- #4- **THENCE North 08 degrees 05 minutes 08 seconds East 220.26 feet** along a common line for said Barbara Warne and second referenced Donald Warne Jr. properties to an unmarked point in the centerline of Harvest Hills Road, passing an iron pin (found) at 199.66 feet;
- #5- **THENCE with a curve to the right having, a chord bearing South 85 degrees 57 minutes 30 seconds East 60.13 feet, a radius of 496.03 feet, and arc length of 60.16 feet,** along said road and common line for said Barbara Warne property and for the Larry D Moore (TOD Laree D Robb) property recorded in Official Record Volume 2562, Page 411 to an unmarked point;
- #6- **THENCE South 08 degrees 05 minutes 08 seconds West 978.23 feet** leaving said road and through said Barbara Warne property to an iron pin (set), passing an iron pin (set) at 24.45 feet;
- #7- **THENCE South 81 degrees 54 minutes 52 seconds East 655.06 feet** continuing through said property to an iron pin (set);
- #8- **THENCE North 14 degrees 08 minutes 47 seconds East 237.32 feet** continuing through said property to an iron pin (set);
- #9- **THENCE South 75 degrees 51 minutes 13 seconds East 453.00 feet** continuing through said property to an iron pin (set), passing the unmarked beginning point of a 30 foot wide easement at 233.00 feet;
- #10- **THENCE South 14 degrees 08 minutes 47 seconds West 412.14 feet** continuing through said property to an iron pin (set);
- #11- **THENCE South 29 degrees 00 minutes 35 seconds West 877.09 feet** continuing through said property to an iron pin (set) on the common line for said Sections 3 and 8;
- #12- **THENCE North 88 degrees 17 minutes 00 seconds West 883.32 feet** along said Section line and common line for said Barbara Warne property and for the Richard W Derry and Melanie L Derry property recorded in Official Record Volume 2648, Page 617 to the place of beginning, **containing 34.44 acres**, of which 0.03 acres are within the right of way of Harvest Hills Road.

**ALSO AN EASEMENT GRANTED**

Also an easement 30 feet wide granted to the above described 34.44 acre parcel running between the 34.44 acre parcel and Harvest Hills Road, the centerline of which is more particularly described as follows;

Beginning at a point referenced in Call 9 of said 34.44 acre parcel and further located within an existing gravel drive leading to Harvest Hills Road; **Thence North 18 degrees 22 minutes 14 seconds East 591.53 feet** crossing the remainder of the Barbara E Warne property recorded in Official Record Volume 2659, Page 542 and within the bed of said gravel drive to an unmarked point in the centerline of Harvest Hills Road and termination point of this easement.

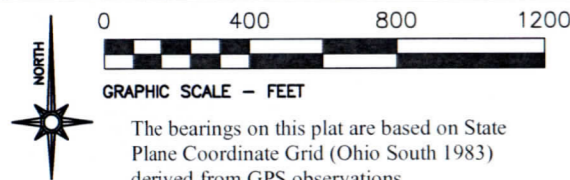
The bearings within this description are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations. Iron pins (set) are 5/8" rebar with identification caps (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on February 9, 2018 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 RECORDED**  
Charles R. Harkness PLS #6885



**DESCRIPTION**  
**APPROVED**  
By: *[Signature]* 2/11/2018



## LEGEND

- PIN (SET) 5/8" REBAR CAPPED (C R HARKNESS PLS #6885)
- PIN (FOUND)
- △ POINT (UNMARKED)
- PIPE (FOUND)
- ▣ STONE (FOUND) MARKED
- ⊗ AXLE (FOUND)

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

### SURVEYS 1 & 2

Being part of the Southwest Quarter, Section 3, Township 1, Range 6, of the US Military District, further being part of the Barabra E Warne property recorded in **Official Record Volume 2659, Page 542** of said county's deed records, further being part of Muskingum County Auditor's Parcel Number 51-10-03-08-000:

### SURVEYOR'S NOTES AND REFERENCES:

Muskingum County Tax Maps and OGRIP Orthophotos of the area.

**R1-** Donald D Warne Jr. OR Vol. 2082, Page 317.

**R2-** Donald D Warne Jr. OR Vol. 2673, Page 651.

**R3-** Previous survey of 3.00 acres by Charles R Harkness PLS #6885 (Job 2458 dated 12/15/17 Approved for Transfer to Adjoiner)

**Note #1-** Easement recorded in OR Vol. 2395, Page 674.

**Note #2-** Harvest Hills Road right of way listed as 40 feet wide.

**Note #3-** Centerline of 30 foot wide easement.

### CALLS NOT SHOWN SURVEY 2

CURVE	CHORD BEARING	CHORD	RADIUS	ARC
1	N 29°00'35" E	877.09'		
2	N 14°08'47" E	412.14'		
3	N 75°51'13" W	453.00'		
4	S 14°08'47" W	237.32'		
5	N 81°54'52" E	655.06'		
6	N 08°05'08" E	978.23'		
7 RT	S 73°07'08" E	161.43'	496.03'	162.15'
8 LT	S 67°57'28" E	212.50'	1449.48'	212.69'
15 RT	N 40°54'43" W	140.28'	185.00'	143.88'

This plat was prepared by C.R. Harkness Surveying & Mapping Inc. in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the parcel surveyed and does not show any apparent easements nor easements of record, unless otherwise indicated.

*Charles R Harkness*  
Charles R. Harkness PLS #6885



SURVEY FOR:		HARKNESS SURVEYING & MAPPING, INC.	
Barbara E Warne		8205 OLD TOWN ROAD ROSEVILLE, OHIO 43777 PHONE/FAX (740) 849-0122	
SURVEYED: 2/9/18	DRAWN: 2/12/18	JOB NUMBER Job#2473	DRAWING / SHEET # Plat #01

Darla K Claffey Trustee  
OR Vol. 2286,  
Page 498.

Thomas A Cable  
OR Vol. 2071, Page 313.

Larry D Moore  
TOD Laree D Robb  
OR Vol. 2562, Page 411.

Darlene M Derry  
OR Vol. 2308,  
Page 674.

Joseph Donald Burwell  
DB Vol. 993, Page 37.

Harvest Hills Road

Passing 143.04'  
N 02°10'25" E 158.24'  
N 02°10'25" E 152.22'

Joseph Donald Burwell  
DB Vol. 993, Page 37.

Commencing 2  
Sec 4  
Sec 7  
Sec 3  
Sec 8

Emerald Hills Pasture LTD  
OR Vol. 2375, Page 115.

### Survey 1 34.44 Acres

Barbara E Warne  
OR Vol. 2659, Page 542.  
Part of Parcel Number  
51-10-03-08-000

### Survey 2 67.87 Acres

Barbara E Warne  
OR Vol. 2659, Page 542.  
Part of Parcel Number  
51-10-03-08-000

### CALLS NOT SHOWN SURVEY 1

CURVE	CHORD BEARING	CHORD	RADIUS	ARC
5 RT	N 85°57'30" W	60.13'	496.03'	60.16'
6	S 08°05'08" W	978.23'		
7	S 81°54'52" E	655.06'		
8	N 14°08'47" E	237.32'		
9	S 75°51'13" E	453.00'		
10	S 14°08'47" W	412.14'		
11	S 29°00'35" W	877.09'		

Janna L Briner  
OR Vol. 2395,  
Page 683.

Lot 18  
Harvest Hills Estates  
Plat Book 18, Page 157

Scott R Davis  
OR Vol. 2226,  
Page 861.