

DESCRIPTION OF SURVEY FOR PHIL NELSON

JOB#1604-1

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

Being part of Quarter Township #3, of Township #1, Range #6, of the US Military District, **being part of** Judith E Nelson property recorded in Deed Book Volume 1146, Page 411 of said county's deed records, further being part of Muskingum County Auditor's Parcel Numbers 51-62-01-59-000 and 51-62-01-61-000, and more particularly described as follows;

Commencing at the unmarked intersection of Hicks Road (County Road #52) and the South Right of Way for US Route 40 (East Pike);

TIE- THENCE South 01 degrees 32 minutes 15 seconds West 288.31 feet along the centerline of said Hicks Road to the unmarked place of beginning for the property herein intended to be described, passing the unmarked Northeast corner of said Nelson property at 186.14 feet;

#1- THENCE South 01 degrees 32 minutes 15 seconds West 75.00 feet continuing along said Hicks Road and common line for said Nelson property and for the Ross Johnston property recorded in Deed Book Volume 1017, Page 252 to an unmarked point;

#2- THENCE South 03 degrees 05 minutes 45 seconds West 313.58 feet continuing along said Hicks Road and said Nelson and Johnston properties to an unmarked common corner for said Nelson property and for the Scott D & Kelly A Zumbro property recorded in Deed Book Volume 1127, Page 841;

#3- THENCE North 89 degrees 03 minutes 15 seconds West 270.90 feet leaving said road and along the common line for said Nelson and Zumbro properties to an iron pin (found) on the East line of a second property owned by Ross L Johnston also recorded in Deed Book Volume 1017, Page 252, passing an iron pin (found) at 21.95 feet;

#4- THENCE North 02 degrees 47 minutes 35 seconds East 361.20 feet along a common line for said Nelson and Johnston properties to an iron pin (set);

#5- THENCE North 85 degrees 12 minutes 05 seconds East 273.16 feet crossing said Nelson property to the place of beginning, passing an iron pin (set) at 246.37 feet, to the place of beginning, **containing 2.34 acres**, of which 0.18 acres are within the right of way for County Road #52 (Hicks Road).

ALSO GRANTED AN EASEMENT FOR UTILITIES

Also granted an easement for utilities 12 feet wide along the West line of said Nelson property running from the North line of the above described 2.34 acre parcel to the South Right of Way line for said US Route #40;

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).

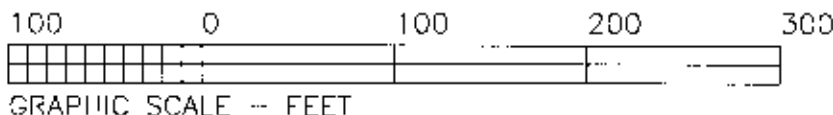
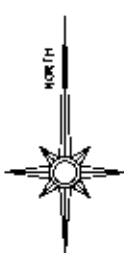
This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on June 11, 2007, in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe all or any easements of record, nor encroachments unless otherwise indicated.

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NOT RECORDABLE
Charles R. Harkness P.L.S. 6885



APPROVED FOR CLOSURE

[Signature] 6/18/2007



GRAPHIC SCALE -- FEET

The bearings on this plat are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations.

LEGEND

- PIN (SET) 5/8" REBAR CAPPED (C.R. HARKNESS PLS#6885)
- PIN (FOUND)
- △ POINT (UNMARKED)
- PIPE (FOUND)
- ⊠ AXLE (FOUND)
- ⊙ CONCRETE MONUMENT (FOUND)

APPROVED FOR CLOSURE

[Signature] 6/11/2007

TE CALCULATED FROM
R. M. GRAVES SURVEY
OF JONES PROPERTY
DATED 7/15/1994.

FROM SW COR QTR TWP
N 02°10'55"E 349.47'
ALONG TOWNSHIP LINE
N 68°14'50"E 3728.47'
TO INTERSECTION

Centerline US Route 40 (East Pike)

Gordon L & Judith R Johnson
DB Vol. 540, Page 3/5.

APPROVED
MINOR LOT SPLIT ONLY
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

7/10/07 \$100.00
Date Fee Paid

Approved For Transfer
On-Lot Sewage O.K.
Date 7.9.2007
[Signature]
Zanesville - Muskingum Co.
Health Department

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SURVEYOR'S NOTES & REFERENCES:
Muskingum Co. Tax Maps and Orthophotos of the area. Right of way plans for US Route #40 (Year 1933 West of Hicks Road) and (Year 1938 East of Hicks Road). Survey of the Oscar & Connie Jones property completed by R M Graves PLS #5792 dated 7/15/1994.
Note #1 - Previous deeds have called for the West line of Hicks Road. Johnston property calls for the centerline of Hicks Road.
Note #2 - Easement intended for utilities 12 feet wide along the West line of the Nelson property running from the North line of the 2.34 acre parcel to the South line of US Route #40.

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 property described and does not intend to describe all or any easements of record or encroachments unless otherwise noted.
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NOT RECORDABLE**
Charles R. Harkness PLS #6885



SURVEY FOR:	
Phil Nelson	
East Pike & Hicks Road, Zanesville, Ohio 43701	
SURVEY DATE: 6/11/2007	DRAWN DATE: 6/11/2007
QTR Twp: #3 TWP: #1 R: #6 TWP: Perry CO: Muskingum ST: Ohio	
CHARLES R. HARKNESS SURVEYING & MAPPING, INC. 8205 OLD TOWN ROAD ROSEVILLE, OHIO 43777 (PHONE) (740) 849-0122	
JOB NUMBER	DRAWING / SHEET NUMBER
JOB #1604	PLAT #01