

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

Being part of Northwest Quarter, Section 14, Township 16, Range 14, of the Congress Lands East of the Scioto River, further **being part of** the Ermina E McElroy property recorded in Official Record Volume 2410, Page 508, of said county's deed records, further being **part of** Muskingum County Auditor's Parcel Number **62-48-01-50-000**, and more particularly described as follows;

Commencing at an iron pin (found) at the Southwest corner of Lot 5 of Hideaway Acres recorded in Plat Book 10, Page 20, also being the Northwest corner of the Tommy E Tipton and Debra S Tipton property recorded in Deed Book Volume 784, Page 115, further being on the East line of a private road Stalder Drive, and property line of Jacquelyn M Smith property recorded in Official Record Volume 2325, Page 779;

- TIE- THENCE South 02 degrees 23 minutes 15 seconds West 183.80 feet** along the common line for said Tipton and Smith properties, also the East line of said private road to the unmarked Southwest corner of said Tipton property and the place of beginning for the property herein intended to be described;
- #1- THENCE South 85 degrees 38 minutes 10 seconds East 818.80 feet** along the common line for said McElroy and Tipton properties to an unmarked point in the centerline of Potts Lane, passing an iron pin (set) at 51.36 feet and iron pin (found) at 793.80 feet;
- #2- THENCE South 06 degrees 31 minutes 30 seconds East 161.12 feet** along Potts Lane to an unmarked point;
- #3- THENCE along a curve to the right having, a chord bearing South 05 degrees 44 minutes 50 seconds East 11.00 feet, a radius of 405.01 feet, and arc length of 11.00 feet,** along said Lane to an unmarked point;
- #4- THENCE North 83 degrees 14 minutes 05 seconds West 851.13 feet** crossing said McElroy property to an iron pin (set) on the common line of said McElroy property and for the Chad A James and Billie J James property recorded in Official Record Volume 2125, Page 204, passing an iron pin (set) at 25.00 feet;
- #5- THENCE North 04 degrees 01 minutes 45 seconds East 133.38 feet** along said McElroy and James properties, also the East line of said Smith property and private road, to the place of beginning, passing an iron pipe (found) at 66.52 feet **containing 2.89 acres**, of which 0.08 acres are within the right of way for Potts Lane.

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).

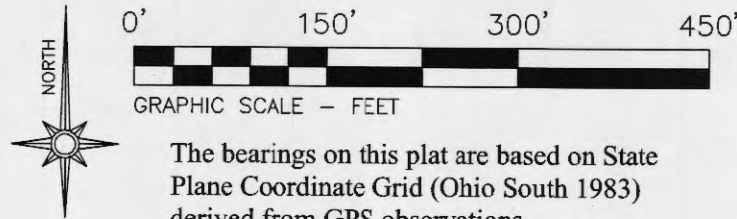
This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on October 17, 2012 in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe all or any easements of record, unless otherwise indicated.

**OFFICE COPY**  
**NOT RECORDED**  
Charles R. Harkness P.L.S. #6885

DESCRIPTION  
APPROVED  
By 10/24/2012



**APPROVED**  
**MUSKINGUM COUNTY**  
**PLANNING COMMISSION DIRECTOR**  
10/26/12  
Date  
Fee Paid



- LEGEND
- PIN (SET) 5/8" REBAR CAPPED (C R HARKNESS PLS#6885)
  - PIN (FOUND)
  - △ POINT (UNMARKED)
  - PIPE (FOUND)
  - ⊗ AXLE (FOUND)
  - ▲ SURVEY STAKE (FOUND)

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**SURVEYOR'S NOTES AND REFERENCES:**

Muskingum County Tax Maps and Orthophotos of the area. All other references are shown or listed.

**Note #1-** Not to be used as a separate building site or transferred as an independent parcel in the future without planning commission approval in accordance with applicable subdivision regulations. Parcel to be combined with adjacent Auditor's Parcel Numbers 62-48-01-49-000 and 62-48-01-51-000.

**Note #2-** Properties East of Potts Lane are shown for graphical purposes only and were not surveyed and were located by county tax map and GIS information.

**Note #3-** Right of way listed at the Muskingum County Engineer's Office for Potts Lane is 40 feet.

**APPROVED**  
**MUSKINGUM COUNTY**  
**PLANNING COMMISSION DIRECTOR**

Date 10/26/12 Fee Paid

Approved for Transfer  
No On-Lot Sewage  
Zanesville-Muskingum Co.  
Health Department

Jacquelyn M Smith  
OR Vol. 2325,  
Page 779.

Chad A James  
& Billie J James  
OR Vol. 2125,  
Page 204.

Todd A Sidwell &  
Christine K Sidwell  
DB Vol. 1157, Page 865.

Vincent E Finck & Kathleen Finck  
OR Vol. 1635, Page 395.

Tommy E Tipton & Debra S Tipton  
DB Vol. 784, Page 115  
Parcel Number 62-48-01-51-000

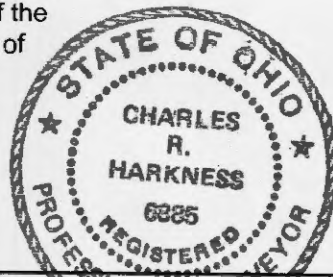
Ermina E McElroy OR Vol. 2410, Page 508.  
Part of Parcel Number 62-48-01-50-000

2.90 Acres

2.89 Acres

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 all or any easements of record, unless otherwise indicated.

Charles R. Harkness PLS #6885



SURVEY FOR:	HARKNESS SURVEYING & MAPPING, INC. 8205 OLD TOWN ROAD ROSEVILLE, OHIO 43777 PHONE/FAX (740) 849-0122
<b>Ermina E McElroy</b>	
SURVEYED: 10/17/12 DRAWN: 10/18/12	JOB NUMBER Job#2010
	DRAWING / SHEET # Plat #01

