



## DPH SURVEYING

P.O. Box 429  
Thornville, Ohio 43078  
864-9928  
FAX: 864-9934

### LEGAL DESCRIPTION 0.3235 ACRES

SITUATED IN THE STATE OF OHIO, VILLAGE OF NEW CONCORD, COUNTY OF MUSKINGUM, AND BEING IN THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 1N, RANGE 5W, OF THE UNITED STATES MILITARY LANDS, BEING A PART OF LOT 17 OF WILLIAM I. MILLER'S FIRST ADDITION TO THE VILLAGE OF NEW CONCORD, AS RECORDED IN PLAT BOOK 4, PAGE 103, IN THE MUSKINGUM COUNTY PLAT RECORDS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING A SURVEY OF A PARCEL CONVEYED TO JOHN ALLEN III & BEVERLY ALLEN, AS RECORDED IN DEED VOLUME 578, PAGE 909, AND A PARCEL CONVEYED TO JOHN A. & BEVERLY E. ALLEN, AS RECORDED IN DEED VOLUME 811, PAGE 323, BOTH DEEDS OF WHICH ARE RECORDED IN THE MUSKINGUM COUNTY DEED VOLUMES, AND FURTHER DESCRIBED AS FOLLOWS;

COMMENCING AT A RAILROAD SPIKE SET MARKING THE INTERSECTION OF THE CENTERLINE OF FRIENDSHIP DRIVE (A.K.A. ADAMSVILLE PUBLIC ROAD AND STATE ROUTE 83) AND THE SOUTH RIGHT OF WAY LINE OF A 16 FOOT WIDE ALLEY, AND BEING THE NORTHWEST CORNER OF SAID LOT 17;

THENCE, S 86°05'11" E 23.12 FEET LEAVING THE CENTERLINE OF SAID ROAD WITH THE NORTH LINE OF SECTION 17, THE SAME BEING THE SOUTH LINE OF SAID 16 FOOT ALLEY, TO AN IRON PIN SET ON THE EASTERLY RIGHT OF WAY THEREOF, BEING THE NORTHWEST CORNER OF SAID PARCEL CONVEYED TO ALLEN, AS RECORDED IN DEED VOLUME 811, PAGE 323, AND BEING THE NORTHWEST CORNER AND PRINCIPLE PLACE OF BEGINNING OF THE TRACT HEREIN TO BE DESCRIBED;

THENCE, S 86°05'11" E 149.72 FEET CONTINUING WITH THE SOUTH LINE OF SAID ALLEY AND THE NORTH LINE OF SAID LOT 17, THE SAME BEING THE NORTH LINE OF SAID PARCEL RECORDED IN DEED VOLUME 811, PAGE 323, TO AN IRON PIN SET ON THE WEST LINE OF A 16 FOOT WIDE ALLEY, BEING THE NORTHEAST CORNER OF SAID PARCEL RECORDED IN DEED VOLUME 811, PAGE 323, AND BEING THE NORTHEAST CORNER OF THE TRACT HEREIN DESCRIBED;

THENCE, S 03°44'11" W 100.67 FEET WITH THE WEST LINE OF SAID 16 FOOT ALLEY, THE SAME BEING THE EAST LINE OF SAID PARCEL CONVEYED TO ALLEN, AS RECORDED IN DEED VOLUME 811, PAGE 323, TO AN IRON PIN SET MARKING THE SOUTHEAST CORNER OF SAID PARCEL CONVEYED TO ALLEN, AS RECORDED IN DEED VOLUME 578, PAGE 909, BEING THE NORTHEAST CORNER OF A 0.193 ACRE PARCEL CONVEYED TO THOMAS E. & SUSAN M. DANNEMANN, AS RECORDED IN DEED VOLUME 705, PAGE 5, BEING THE NORTHEAST CORNER OF THE TRACT HEREIN DESCRIBED, AND PASSING OVER THE SOUTHEAST CORNER OF SAID PARCEL RECORDED IN DEED VOLUME 811, PAGE 323, AT 51.00 FEET;



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66-27-02-28

THENCE, N 86°15'49" W 129.60 FEET WITH NORTH LINE OF SAID PARCEL CONVEYED TO DANNEMANN, THE SAME BEING THE SOUTH LINE OF SAID PARCEL CONVEYED TO ALLEN, AS RECORDED IN DEED VOLUME 578, PAGE 909, TO AN IRON PIN FOUND ON THE EASTERLY RIGHT OF WAY LINE OF SAID FRIENDSHIP DRIVE, BEING THE NORTHWEST CORNER OF SAID 0.193 ACRE PARCEL CONVEYED TO DANNEMAN, BEING THE SOUTHWEST CORNER OF SAID PARCEL CONVEYED TO ALLEN, AND BEING THE SOUTHWEST CORNER OF THE TRACT HEREIN DESCRIBED;

THENCE, N 07°30'49" W 103.12 FEET WITH SAID RIGHT OF WAY LINE, THE SAME BEING THE WEST LINE OF BOTH PARCELS CONVEYED TO ALLEN, TO THE PLACE OF BEGINNING, AND CONTAINING 0.3235 ACRES, MORE OR LESS, AND IS SUBJECT TO ALL LEGAL EASEMENTS AND RIGHT OF WAYS OF RECORD.

THE BEARINGS OF THE ABOVE DESCRIPTION ARE BASED ON THE NORTH LINE OF LOT 17 OF WILLIAM I. MILLER'S FIRST ADDITION TO THE VILLAGE OF NEW CONCORD, AS RECORDED IN PLAT BOOK 4, PAGE 103, IN THE MUSKINGUM COUNTY PLAT RECORDS, AS S 86°05'11" E.

ALL IRON PINS SET ARE 5/8" o.d. REINFORCING BARS WITH YELLOW CAPS LABELED "DENNIS P. HAGAN #6917".

THE ABOVE DESCRIPTION WAS PREPARED BY D.P.M. SURVEYING, INC., UNDER THE SUPERVISION OF DENNIS P. HAGAN, OHIO REGISTERED SURVEYOR NO. 6917, ON MAY 29, 1991.

DATED

6/3/91

DENNIS P. HAGAN, P.E., P.S.  
OHIO REGISTERED SURVEYOR #6917

OFFICE COPY  
NOT RECORDABLE

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY

J. J. Hagan  
6-06-91



# DPH SURVEYING

P.O. Box 429 Thornville, Ohio 43076

COLUMBUS PHONE: 614-864-9925

FAX NO.: 614-864-9934

OHIO PHONE: 1-800-648-8151

## PROPERTY LOCATION

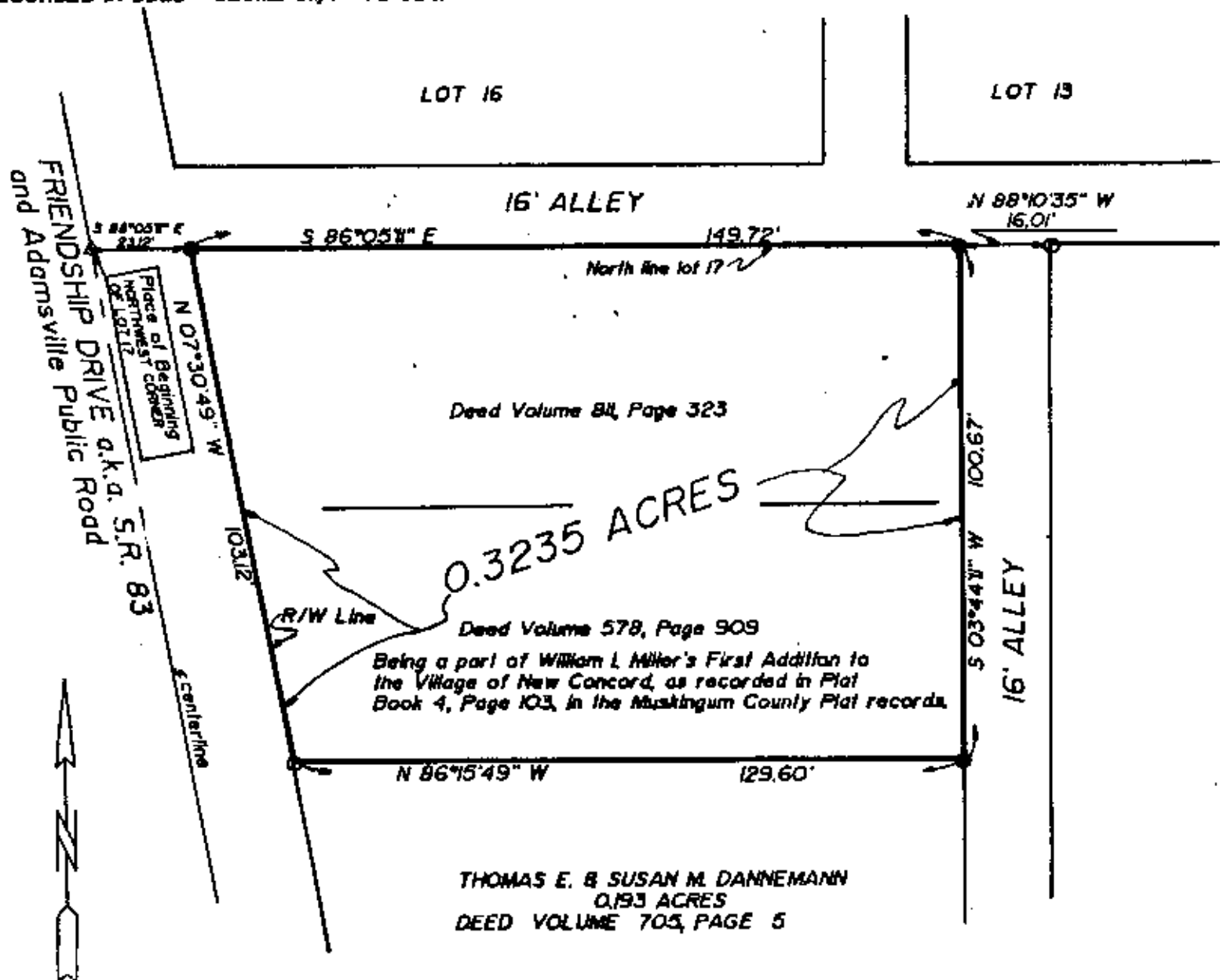
SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, VILLAGE OF NEW CONCORD, AND BEING IN THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 1N, RANGE 3W, OF THE UNITED STATES MILITARY LANDS.

BEING A SURVEY OF A PARCEL CONVEYED TO JOHN ALLEN III, & BEVERLY ALLEN, AS RECORDED IN DEED VOLUME 578, PAGE 909, AND A PARCEL CONVEYED TO JOHN A. & BEVERLY E. ALLEN, AS RECORDED IN DEED VOLUME 84, PAGE 323.

## PREPARED FOR

JOHN & BEVERLY ALLEN  
184 FRIENDSHIP DRIVE  
NEW CONCORD, OHIO 43762

614-277-02-28



Scale 1" = 30'

## LEGEND

- - IRON PIN SET
- - IRON PIN FOUND
- ▲ - RAILROAD SPIKE FOUND
- △ - RAILROAD SPIKE SET



THE BEARINGS OF THIS PLAT ARE BASED ON THE NORTH LINE OF LOT 17 OF WILLIAM I. MILLER'S FIRST ADDITION TO THE VILLAGE OF NEW CONCORD, AS RECORDED IN PLAT BOOK 4, PAGE 103, AS S 86°06' E

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY J. P. Hagan  
6-06-91

ALL IRON PINS SET ARE 1/2" O.D.  
REINFORCING BARS WITH YELLOW  
CAPS LABELED "DENNIS HAGAN #6917".

I HEREBY CERTIFY THAT A SURVEY WAS MADE  
OF THE PREMISES AND THAT THE ATTACHED  
PLAT IS CORRECT TO THE BEST OF MY KNOWLEDGE.

DATE 6/3/91

DENNIS P. HAGAN, P.E.P.S.  
OHIO REGISTERED SURVEYOR #6917

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