

70-58-01-29

70-58-01-28

2343 EAST PIKE

DESCRIPTION FOR CONVEYANCE
Premises at 2343 East Pike, Zanesville, Ohio
Owners: DUVALL, Michael and Debra

Situated in the 3rd Quarter of Township 1, Range 7, United States Military Lands, Washington Township, Muskingum County, Ohio, and being further described as follows:

Commencing at a point marked by an existing stone at the Southwest corner of Lot Number 3 of John C. Howard's Subdivision as recorded in Deed Book 9, Page 394, of the Muskingum County Deed Records; thence South $02^{\circ}28'32''$ East along the East line of said 3rd Quarter a distance of 1284.91 feet (by deed) to an iron pin on the South Limited Access Right-of-Way Line of Interstate 70; thence North $81^{\circ}03'01''$ West along said Right-of-Way Line a distance of 210.88 feet (by deed) to an iron pin; thence South $02^{\circ}12'48''$ East a distance of 327.46 feet (by deed) to an existing wood post; thence North $87^{\circ}31'28''$ East a distance of 54.00 feet (by deed) to an existing iron pin; thence South $03^{\circ}04'34''$ East a distance of 396.46 feet (by deed) to a point in the center of U. S. Route 40; thence South $60^{\circ}55'45''$ West a distance of 25.32 feet (by deed) along said center to a point; thence North $02^{\circ}31'23''$ West a distance of 106.45 feet (by deed) to an existing iron pin; thence North $65^{\circ}09'09''$ West a distance of 125.10 feet (by deed) to an existing iron pin; thence South $82^{\circ}25'35''$ West a distance of 179.07 feet to the Place of Beginning of the premises herein intended to be described, said point intended to be the Northeast corner of Parcel Two in a deed to Michael Edward Duvall and Debra Duvall recorded in Deed Book 723, Page 247 of the Public Records of said County; thence along the Easterly line thereof South $05^{\circ}38'09''$ East a distance of 266.89 feet to a point in the centerline of U. S. Route 40, passing the Northerly Right-of-way line thereof at 214.88 feet; thence along said centerline in a westerly direction on a curve to the right having a radius of 1910.08 feet a distance of 66.00 feet (chord bears South $69^{\circ}34'13''$ West, 66.00 feet) to the Southeast corner of Parcel One of the aforementioned deed to said Duvall; thence continuing along said centerline and curve a distance of 60.00 feet (chord bears South $71^{\circ}27'37''$ West, 60.00 feet) to the Southeast corner of the premises now or formerly owned by Burl L. Calendine and Camilla Calendine (Deed Book 553, Page 927); thence North $03^{\circ}18'55''$ West along the Easterly line of said Calendine property a distance of 320.68 feet to the Northeast corner thereof, passing the Northerly Right-of-way line of U. S. Route 40 at 41.31 feet; thence South $71^{\circ}14'35''$ East along the Southerly line of land conveyed to Larry H. Huffman and Edna M. Huffman (Deed Book 842, Page 307) a distance of 60.77 feet to an existing iron pin at the Northwest corner of Parcel Two conveyed to said Duvall; thence along the Northerly line thereof North $82^{\circ}25'35''$ East a distance of 54.00 feet to the Place of Beginning, containing 0.77 acre.

Bearings based on those found in Deed Book 902, Page 207, Muskingum County Records.

Being all of Auditor's Parcel 71-70-58-01-28-000 containing 0.40 acre of which 0.06 acre lies within the Right-of-Way of U. S. Route 40.

Being all of Auditor's Parcel 71-70-58-01-29-000 containing 0.37 acre of which 0.07 acre lies within the Right-of-Way of U. S. Route 40.

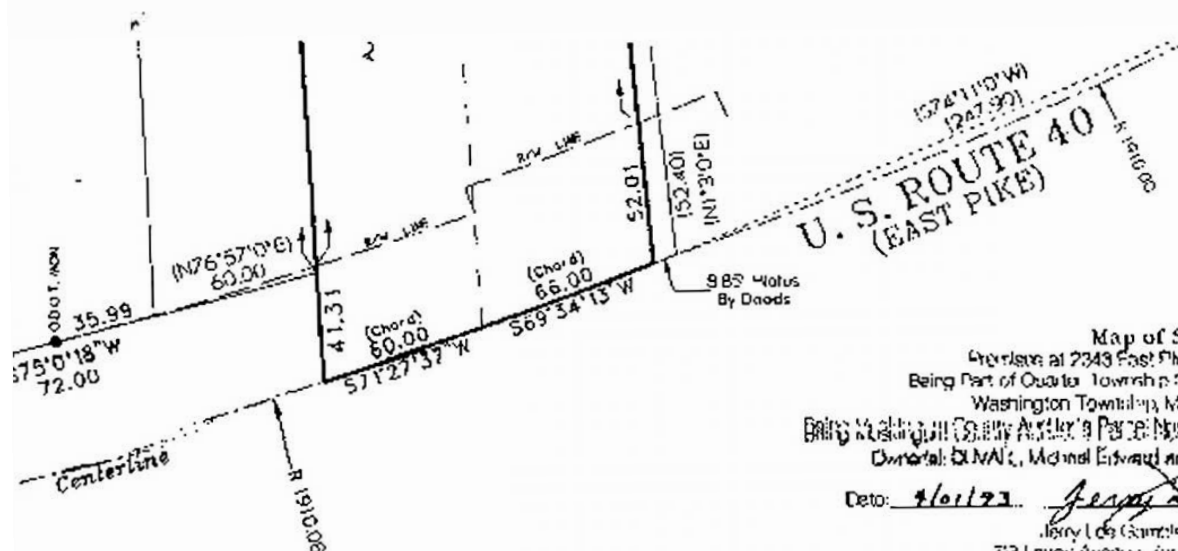
This description written by Jerry Lee Gamble, Registered Surveyor No. 5737, on April 1, 1993.

April 1, 1993

OFFICE COPY
NOT RECORDED

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY A. L. Swickard
4/1/93



U.S. ROUTE 40
(EAST PIKE)

Map of Survey
Premises at 2343 East Pike, Zanesville, OH 43701
Being Part of Quarter Township 3, Township 1, Range 7, U.S.M.
Washington Township, Muskingum County, Ohio
Being Muskingum County Auditor's Parcel Nos. 71-70-58-01-28-000 and 71-70-58-01-29-000
Owned by: DUVALL, Michael Edward and Debra (Deed Book 723, Page 247)

Date: 4/1/93

Jerry Lee Gamble

Jerry Lee Gamble, Registered Surveyor No. 5737
723 Union Avenue, Zanesville, OH 43701

Age Group	Percentage
18-24	~35%
25-34	~25%
35-44	~20%
45-54	~15%
55-64	~10%
65-74	~5%
75-84	~2%
85+	~1%

1) The bearings herein are based on those found in Good Book 902, Page 207.
2) Pertinent Documents:
Muskegon County Tax Maps
The following deed Volumes and Pages: 723/247, 902/207, 553/527, 518/529, 842/307 and 315,405.
State Highway Maps for Route 40

By A. L. Smith
4-1-93

P.O.B.

N 31° 18' 55" W - 279.3

Audi Pages No. 71-70-53-01-28 0330
 2:40 APTS
 10:06 APTS in (10:00 PWT)

Ava. Parcel No. 71-70-464-81-25-030
0.37 Acres
12.67 Acres of Road Front

U. S. ROUTE 40
(EAST PIKE)

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Marion County Survey
Part of Quarter Section 3, Township 36 North, Range 7,
Washington Township, Marion County, Ohio
Family Auction's Parcel 13, 120' x 58-21-28' 000 and
JWALL, Michael Edward and J. Wallace Book 72

122 Jerry L. Ham
Jerry Lee Hambley - Registered Surveyor

NOT RECORDED
Majority Survey
Front Lot 22, East, Pleasantville, OH 43701
Being Part of Quarter Section 3, Township 7, U.S.M.L.
Washington Township, Muskingum County, Ohio
Being Muskingum County Auditor's Parcel 57-25-58-21-PP-000 and 57-25-58-01-29-000.
Owner(s): DUVALL, Michael Edward and Doreen Doreen Book: 723, Page 247

Date: 4/6/12 Jerry L. Gamble
Jerry Lee Gamble - Registered Surveyor No. 5737
All Other Avenues, Cincinnati, OH 45202, USA
Phone: 513-533-1111