



Terry J. Finley, P.S.

1321 Hazel Avenue

Zanesville, Ohio 43701

614-454-8721

LEGAL DESCRIPTION
FOR TODD & KRISTY RAMEY
2.0 ACRES

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM, TOWNSHIP OF WAYNE AND BEING PART OF THE NORTHWEST QUARTER OF SECTION 12 AND NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 12, RANGE 13 OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER AND BEING PART OF THOSE LANDS AS DESCRIBED IN DEED VOLUME 571, PAGE 319 AND BEING FURTHER BOUNDED AND DESCRIBED AS FOLLOWS:

PARCEL #1 73-42-01-24005

COMMENCING AT AN IRON PIN FOUND ON THE EAST LINE OF SECTION 13 AT THE SOUTH LINE OF BREEZY HILL SUBDIVISION AS RECORDED IN PLAT BOOK 14, PAGE 115 OF THE COUNTY RECORDS AND THE TRUE POINT OF BEGINNING FOR THIS PARCEL; THENCE, WITH THE SOUTH LINE OF SAID BREEZY HILL SUBDIVISION, NORTH 79 DEGREES - 56 MINUTES - 51 SECONDS WEST, 184.94 FEET TO A POINT IN THE CENTER OF COUNTY ROAD #73 PASSING AN IRON PIN FOUND AT THE SOUTHWEST CORNER OF LOT #5 OF SAID SUBDIVISION AT 154.94 FEET; THENCE, SOUTH 01 DEGREE - 08 MINUTES - 56 SECONDS WEST, 59.50 FEET ALONG THE CENTER OF SAID COUNTY ROAD TO A POINT; THENCE, NORTH 85 DEGREES - 41 MINUTES - 08 SECONDS EAST, 183.56 FEET TO AN IRON PIN SET ON THE EAST LINE OF SAID SECTION 13; THENCE, NORTH 01 DEGREE - 05 MINUTES - 09 SECONDS EAST, 13.41 FEET TO THE PLACE OF BEGINNING AND CONTAINING 0.153 ACRES MORE OR LESS.

PARCEL #2

73-42-01-24004

COMMENCING AT AN IRON PIN FOUND ON THE WEST LINE OF AFORESAID SECTION 12 AT THE SOUTH LINE OF SAID BREEZY HILL SUBDIVISION THE TRUE POINT OF BEGINNING FOR THE PARCEL HEREIN INTENDED TO BE DESCRIBED; THENCE, SOUTH 79 DEGREES - 56 MINUTES - 51 SECONDS EAST, 238.37 FEET ALONG THE SOUTH LINE OF SAID BREEZY HILL SUBDIVISION TO AN IRON PIN SET; THENCE, SOUTH 00 DEGREES - 16 MINUTES - 54 SECONDS EAST, 364.38 FEET TO AN IRON PIN SET; THENCE, NORTH 80 DEGREES - 32 MINUTES - 33 SECONDS WEST, 247.44 FEET TO AN IRON PIN SET; THENCE, NORTH 01 DEGREE - 20 MINUTES - 58 SECONDS EAST, 140.40 FEET TO A POINT; THENCE, NORTH 01 DEGREE - 05 MINUTES - 14 SECONDS EAST, 211.60 FEET TO AN IRON PIN SET; THENCE, NORTH 01 DEGREE - 05 MINUTES - 09 SECONDS EAST, 13.40 FEET TO THE POINT OF BEGINNING AND CONTAINING 2.006 ACRES MORE OR LESS.

ALSO TO BE INCLUDED IN THIS DESCRIPTION ARE THE FOLLOWING 2 EASEMENTS FOR THE PURPOSES OF INGRESS AND EGRESS TO PROPERTIES BOUNDING ON THE EAST SIDE OF SUBJECT PROPERTY.

DESCRIPTION ATTACHED
FOR AUDITOR'S TRANSFER

BY A. J. [Signature]

2-25-93

Surveying • Mapping

LEGEND:	Iron pin set	●
	Iron pin found	○
	R/R Spike set	▲
	R/R Spike found	△
	Nail set	●
	Nail found	○

73-39-01-14 PAR. #1

PART OF auditor's parcel # 73-42-01-24 PAR. #2

OFFICE COPY
~~NOT RECORDABLE~~

iron pins set / 5/8 rebar with cap



Terry J. Finley

SURVEYING & MAPPING

This plat drawn on Feb 19th 1993 by
Terry J. Finley, Ohio registered surveyor

PAGE 2
LEGAL DESCRIPTION
RAMEY - 2.0

EASEMENT #1

BEING ALL OF THE ABOVE DESCRIBED PARCEL #1.

EASEMENT #2

COMMENCING AT AN IRON PIN FOUND ON THE WEST LINE OF AFORESAID SECTION 12 AT THE SOUTH LINE OF SAID BREEZY HILL SUBDIVISION; THENCE, SOUTH 79 DEGREES - 56 MINUTES - 51 SECONDS EAST, 238.37 FEET ALONG THE SOUTH LINE OF SAID BREEZY HILL SUBDIVISION TO AN IRON PIN SET; THENCE, SOUTH 00 DEGREES - 16 MINUTES - 54 SECONDS EAST, 26.87 FEET TO A POINT; THENCE, NORTH 80 DEGREES - 48 MINUTES - 40 SECONDS WEST, 65.09 FEET TO A POINT; THENCE, NORTH 78 DEGREES - 24 MINUTES - 57 SECONDS EAST, 60.00 FEET TO A POINT; THENCE, NORTH 73 DEGREES - 45 MINUTES - 45 SECONDS WEST, 75.00 FEET TO A POINT; THENCE, NORTH 73 DEGREES - 45 MINUTES - 45 SECONDS WEST, 41.72 FEET TO AN IRON PIN SET; THENCE, NORTH 01 DEGREE - 05 MINUTES - 09 SECONDS EAST, 13.40 FEET TO THE PLACE OF BEGINNING AND THE TERMINUS OF THIS EASEMENT.

SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD.

IRON PINS SET ARE 5/8" REBAR WITH YELLOW IDENTIFICATION CAP (FINLEY 7222).

BEARINGS DESCRIBED HEREIN ARE BASED UPON THOSE SHOWN FOR BREEZY HILL SUBDIVISION, PLAT BOOK 14, PAGE 115.

DEED REFERENCES CITED: 580/110
580/114
580/106
580/107
580/118
571/319

PARCEL #1 IS ALL OF AUDITOR'S PARCEL #73-39-01-14. PARCEL #2 IS PART OF AUDITOR'S PARCEL #73-42-01-24.

THIS DESCRIPTION, WRITTEN ON FEBRUARY 22, 1993, IS BASED ON AN ACTUAL SURVEY OF THE PREMISES BY TERRY J. FINLEY, OHIO REGISTERED SURVEYOR #S-7222.

TERRY J. FINLEY
REGISTERED SURVEYOR S-7222

LEGEND; Iron pin set •
Iron pin found O
R/R Spike set ▲
R/R Spike found △
Nail set ●
Nail found ○

73-39-01-14 PAR. #1

iron pins set / 5/8 rebar with cap



Terry J. Finley

SURVEYING & MAPPING

1301 Hazel Ave.

PART OF auditors parcel

73-42-01-24 PAR. #2

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This plat drawn on Feb 19th 1993
Terry J. Finley, Ohio registered surveyor

#7222 based on actual survey

SURVEY PLAT

Todd & Kristy Ramey

STATE OHIO

CITY

COUNTY Muskingum

SUBDIVISION

TOWNSHIP Wayne

PLAT BOOK PAGE

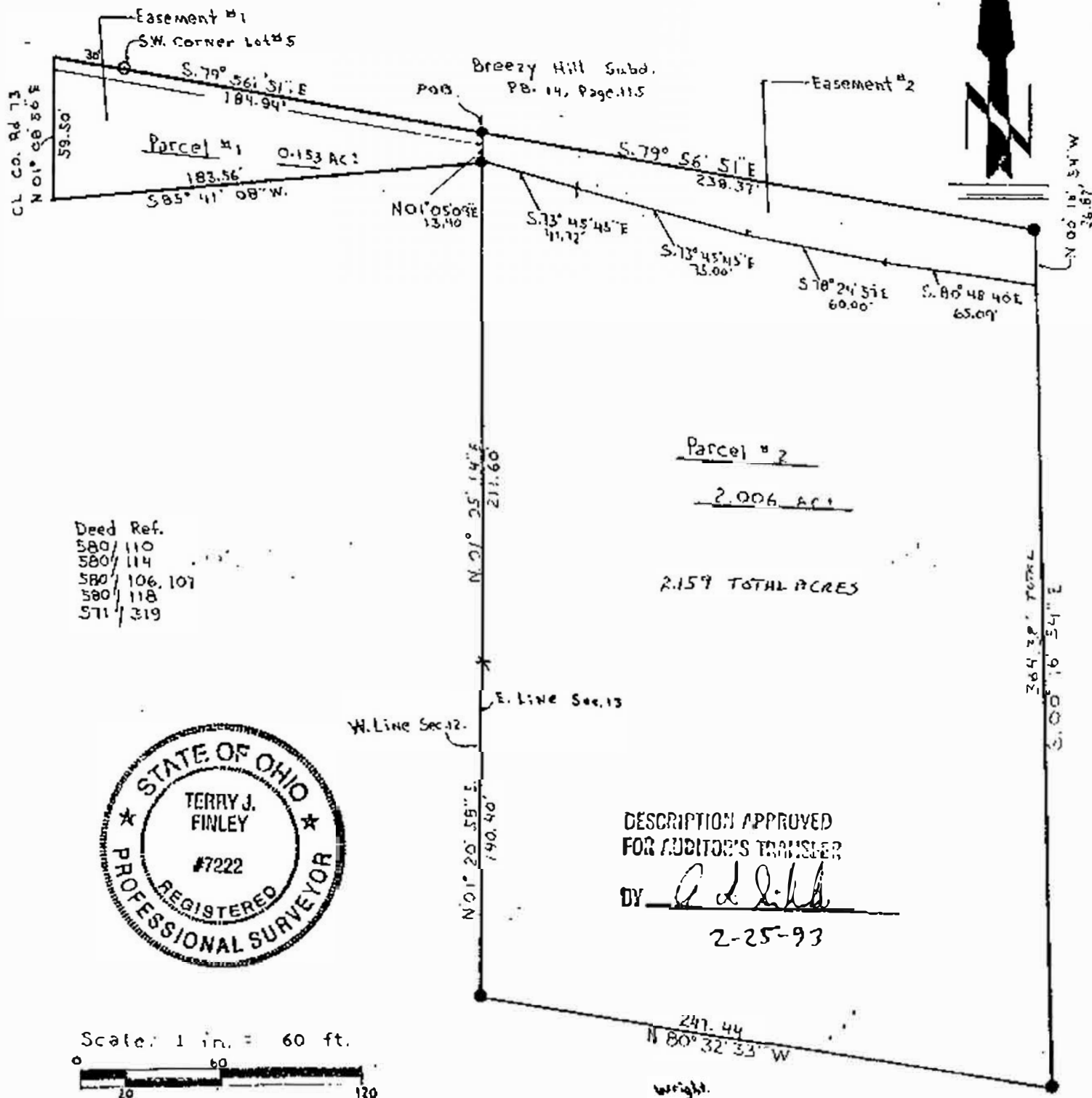
SECTION RT. NW 1/4 SEC. 12, PT NE 1/4 SEC. 13
T. 12 - R. 13

DEED VOL. PAGE 571-319 Part.

bearings shown hereon are based upon

Those Shown for Breezy Hill Subd.
Plat Book 14 Pg. 115

Total 2.159 Ac.



DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY T. J. Finley
2-25-93

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	R/R Spike set	▲
	R/R Spike found	△
	Nail set	●
	Nail found	○

73-39-01-14 PAR. #1

PART OF auditors parcel # 73-42-01-24 PAR. #2

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SURVEYING & MAPPING

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