

BOWMAN & ASSOCIATES  
59 SECOND STREET  
FRAZEYSBURG, OHIO 43822  
PH./FAX (614) 828-2204

73-63-19-07-001

3686 MILLERS LANE

**SURVEY DESCRIPTION  
FOR  
Sara Wilson**

**PART OF PARCEL**

73-63-19-04-002 (2.554 ACRES)

73-63-19-07-000 (2.747 ACRES)

Situated in the West half of section #19, T-13, R-12, Wayne Township, Muskingum County, Ohio. Being part of the lands of Sara Wilson as conveyed in deed book 989 page 512 and Book 1081/538 of the Muskingum County deed records and being more particularly described as follows:

Commencing at a stone in the Northeast corner of the Northwest quarter of section #19; thence, S.89°56'21"W. a record distance of 724.26 feet along the North line of said quarter section to a stone; thence, S.00°08'06"W. a record distance of 2,923.86 feet to a found iron pin on the Northeast corner of the lands, now or formerly, owned by H. Pennybaker (989/506); thence, N.89°04'46"W. a distance of 482.91 feet along the North line of said Pennybaker lands to a point; thence, N.00°08'06"E. a distance of 20.00 feet through the lands of S. Wilson (989/512 & 1081/538) to a set iron pin, BEING THE POINT OF BEGINNING;

thence, N.89°04'46"W. a distance of 383.53 feet through said Wilson lands, 20 feet North of and parallel to the south line of Wilson lands to a set iron pin;

thence, N.00°08'06"E. a distance of 602.12 feet through said Wilson lands to a set iron pin on the South line of the lands, now or formerly, owned by T. Perkins (1056/174) to a set iron pin;

thence, S.89°05'19"E. a distance of 383.53 feet along said Perkins lands to a set iron pin;

thence, S.00°08'06"W. a distance of 602.18 feet through afore said Wilson lands to the point of beginning.

The above described parcel contains 5.301 Acres, more or less, and is subject to all legal easements and right of ways.

Also attached to the above described parcel is a 20 foot wide easement for ingress and egress along the South line of the grantors lands, being described as follows;

Commencing at a stone in the Northeast corner of the Northwest quarter of section #19; thence, S.89°56'21"W. a record distance of 724.26 feet along the North line of said quarter section to a stone; thence, S.00°08'06"W. a record distance of 2,923.86 feet to a found iron pin on the Northeast corner of the lands, now or formerly, owned by H. Pennybaker (989/506); thence, N.89°04'46"W. a distance of 482.91 feet along the North line of said Pennybaker lands to a point, BEING THE POINT OF BEGINNING;

thence, N.89°04'46"W. a distance of 1,439.31 feet along the North line of said Pennybaker lands to a point in the center of County Road #73 (Millers Lane);

thence, N.00°07'20"W. a distance of 20.00 feet along the center of said road to a point;

thence, S.89°04'46"E. a distance of 1,439.40 feet 20 feet north of and parallel to the South line of S. Wilson lands (989/512) to a set iron pin on the Southeast corner of the above described parcel;

thence, S.00°08'06"W. a distance of 20.00 feet through afore said Wilson lands to the point of beginning.

All set iron pipes are 5/8" x 30" rebars with plastic I.D. caps. North is based upon an assumed meridian.

Description was prepared from an actual survey by Bowman & Associates, Stephen M. Bowman, P.S.#7135. April 17, 1995.

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NOT RECORDABLE**

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY

4-24-95

NORTH IS BASED UPON  
AN ASSUMED MERIDIAN

0' 200' 400'



SCALE 1" = 200.0'

SURVEY PLAT FOR SARA J. WILSON

SITUATED IN THE WEST  $\frac{1}{4}$  OF SECTION #19, T-13, R-12, WAYNE TOWNSHIP, MUSKINGUM COUNTY, OHIO. BEING PART OF THE LANDS OF SARA J. WILSON AS CONVEYED IN DEED BOOK 1081 PAGE 538 OF THE MUSKINGUM COUNTY DEED RECORDS.

AUDITORS AGREEMENT

PARCEL 73-63-19-04-002 PART 2.554 ACRES  
PARCEL 73-63-19-07-000 PART 2.747 ACRES

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY *AS Smith*  
4-24-95

T. PERKINS  
(1056/174)

- (A) N.89°04'46"W. 1,439.31'
- (B) N.00°07'20"W. 20.00'
- (C) S.89°04'46"E. 1,055.87'

S.89°05'19"E.  
383.53'

S. WILSON  
(1081/538)  
5.301 ACRES  
MORE OR LESS

N.00°08'06"E.  
602.12'

S.00°08'06"W.  
602.18'

S. WILSON  
(989/512)

S.89°56'21"W.  
724.26'  
(RECORD)

N.E. COR. OF THE  
N.W.  $\frac{1}{4}$  OF SEC. #19

S.00°08'06"W.  
2,923.86'

C/L MILLERS LA.  
(CR. #73)

S. WILSON  
(989/512)

N.89°04'46"W.  
383.53'

P.O.B.

N.00°08'06"E.  
20.00'

20' RIGHT OF WAY

N.89°04'46"W.  
482.91'

H. PENNYBAKER (989/506)



BOWMAN AND ASSOCIATES  
48 THIRD ST.  
FRAZEYSBURG, OHIO 43822

LEGEND

- - IRON PIN SET
- - IRON PIN FOUND
- ▲ - RR/MINE SPIKE SET
- ▲ - RR/MINE SPIKE FOUND
- - POINT

OFFICE COPY  
NOT RECORDED

STEPHEN M. BOWMAN 67135

CLIENT SARA WILSON  
SECTION 19, T. 13, R. 12  
WAYNE TOWNSHIP, MUSKINGUM COUNTY

I CERTIFY THIS DRAWING REPRESENTS A  
SURVEY CONDUCTED BY ME ON 4/13/95

PHONE/FAX 614-828-2204