

73-84-08-56-001

307 WATER ST

Survey for B. Dearth

Being a part of land located in the State of Ohio, County of Muskingum, Township of Wayne, in Square 7 of the Town of Duncan Falls (Plat Book 2, Page 67), bounded and described as follows:

Commencing at an iron pin found at the northwest corner of Lot 22 in Square 7 in the Town of Duncan Falls (Plat Book 2, Page 67); thence along the north line of Lot 22 and the south line of an alley, 16.00 feet wide, South 77 degrees 47 minutes 48 seconds East 58.08 feet to an iron pin found in the center of a 16.00 foot alley vacated on May 28, 1977, the principle place of beginning;

thence continuing along the south line of an alley, 16.00 feet wide, South 78 degrees 00 minutes 00 seconds East 48.00 feet to an iron pin set;

thence South 12 degrees 00 minutes 00 seconds West 132.00 feet to an iron pin set on the north line of Water Street;

thence along the north line of Water Street North 78 degrees 00 minutes 00 seconds West 48.00 feet to an iron pin set in the center of a 16.00 foot alley vacated on May 28, 1977, also being the southeast corner of a property owned by C. Davis (DR 1088-619);

thence along the center of said vacated alley and along the west line of C. Davis, North 12 degrees 00 minutes 00 seconds East 132.00 feet to the principle place of beginning, containing 0.15 acres, more or less.

Iron pins set are 5/8 inch rebar 30 inches long with identification caps (DAVIS 7972). This legal description was prepared by Douglas R. Davis Reg. Surv. No. 7972, based on a field survey made in December 1999 by DADECO Engineering. The bearings in this description are based on the north line of Water Street as being North 78 degrees 00 minutes 00 seconds West as shown on the Plat of Duncan Falls (Plat 2 Pgs. 67).

Subject to all easements, right of ways, restrictions, reservations, etc., of record and those that may be implied.

References: Plat Book 2, Pages 67
DR 1157-20
DR 971-310
DR 1088-619

Part of Parcel 73-84-08-56-000 (+ 0.15 acres)

**OFFICE COPY
NOT RECORDABLE**

Douglas R. Davis
Reg. Surv. No. 7972

4/27/99
Date

DESCRIPTION PREPARED
FOR AUDITING
BY [Signature]
1-27-2000

PLAT OF SURVEY FOR B. DEARTH

STATE OF OHIO
MUSKINGUM COUNTY
TOWN OF DUNCAN FALLS

NORTHWEST CORNER OF
LOT 22 IN SQUARE 7 OF THE
TOWN OF DUNCAN FALLS (PLAT
BOOK 2 PAGE 67)

C. DAVIS
DR 1088, PG 619

LOT 22

LOT 23

SECR. OF HOUSING
AND URBAN
DEVELOPMENT
DR 1157, PG 20
± 0.15 ACRES

SECR. OF HOUSING
AND URBAN
DEVELOPMENT
DR 1157, PG 20

WATER STREET (58' WIDE)

ALLEY (16.00' WIDE)

VACATED ALLEY (16.00' WIDE)
MAY 28, 1977



Scale 1" = 30'

PART OF PARCEL NO. : 73-73-84-08-56-000

PERTINENT DOCUMENTS AND SURVEYS USED:

1. DEED REFERENCES SHOWN
2. TAX MAPS
3. SURVEY RECORDS FOUND IN THE MUSKINGUM COUNTY ENGINEERS OFFICE, ZANESVILLE, OHIO

BASIS OF BEARING:
BEARINGS SHOWN HEREON ARE BASED ON THE NORTH
LINE OF WATER STREET AS SHOWN ON THE PLAT OF DUNCAN
FALLS (PLAT BOOK 2 PAGE 67) AND BEING NORTH 78 DEGREES
00 MINUTES 00 SECONDS WEST.

DADECO
ENGINEERING

715 RICHEY ROAD
ZANESVILLE, OHIO 43701
(740) 452-7262

DESCRIPTION APPROVED
FOR RECORDATION
BY *[Signature]*

1-27-2000

B. DEARTH
PLAT OF SURVEY

12/30/99

LEGEND

⊙ IRON PIN SET 3/8"x30" W/ CAP
MARKED (DAVIS 7972)

○ IRON PIN FOUND

I HEREBY CERTIFY THIS
PLAT TO BE CORRECT
AS SURVEYED BY DADECO
ENGINEERING DECEMBER 30, 1999



OFFICE COPY
NOT RECORDABLE

Douglas R. Davis
No. 17972

DATE: DECEMBER 30, 1999