

8745-01-04-001

328 WHITE OAK AVE

**TERRY FINLEY**  
Surveying & Mapping  
Ohio Registered Surveyor #S-7222  
155 Mockingbird Hill, Zanesville, OH 43701  
Phone or FAX (740) 454-8721

**LEGAL DESCRIPTION**

Tract #1

Situated in the State of Ohio, County of Muskingum, City of Zanesville, and being part of the southwest quarter of Section 4, Township 12, Range 13, and being part of the Elizabeth Hunter parcel by decree of the Court of Common Pleas and recorded in the Clerk of Courts Office Book 35, page 949, being part of those lands now owned by Zanesville Habitat For Humanity, as recorded in Deed Record 1938, page 620; being further bounded and described as follows:

Commencing at an iron pin found at the southeast corner of Lot #9 of Sharon Heights, as recorded in Plat Book 4, page 143, thence, south 50 degrees – 59 minutes – 00 seconds east, 13.71 feet to a point in White Oak Avenue, and the **true point of beginning** for the parcel herein intended to be described;

Thence, south 89 degrees – 39 minutes – 50 seconds east, 96.82 feet along the south line of those lands now or formerly owned by Shirley Maulz, as recorded in Deed Volume 1576, page 191, to an iron pin found, passing an iron pin found at 30.00 feet;

Thence, south 00 degrees – 12 minutes – 40 seconds west, 100.00 feet along the west line of those lands now or formerly owned by B. & T. Sheets, as recorded in Deed Volume 1146, page 234, to an iron pin set;

Thence, through the lands of said Zanesville Habitat For Humanity, north 89 degrees – 39 minutes – 50 seconds west, 96.92 feet to a point in said White Oak Avenue, passing an iron pin set at 66.92 feet;

Thence, north 00 degrees – 16 minutes – 06 seconds east, 100.00 feet to the point of beginning, and **containing 0.222 acres more or less.**

Iron pins set are 5/8" rebar with yellow identification cap (Finley S-7222).

Subject to all legal highways and easements, whether recorded or implied.

Bearings described herein are based a survey of the Shirley Maulz property by W.J. Beidenbach, P.S. 5718, on 10/26/82.

Being part of Auditor's Parcel #80-81-45-01-04-001.

This description, written on April 7, 2005, is based on an actual survey by Terry J. Finley, Ohio Registered Surveyor #S-7222.

**OFFICE COPY  
NOT RECORDABLE**  
Terry J. Finley, Registered Surveyor #S-7222



APPROVED FOR CLOSURE  
[Signature] 4-19-2005

EXEMPT FROM  
PLANNING COMMISSION  
[Signature] 4-19-2005

SITUATED IN THE STATE OF OHIO, COUNTY OF MUSKINGUM CITY OF ZANESVILLE AND BEING PART OF THE SOUTH-WEST QUARTER OF SECTION 4, T-12, RANGE 13, BEING PART OF THE ELIZABETH HUNTER PARCEL BY DECREE OF THE COURT OF COMMON PLEAS AND RECORDED IN THE CLERK OF COURTS OFFICE BOOK 35, PAGE 949, BEING PART OF THOSE LANDS NOW OWNED BY ZANESVILLE HABITAT FOR HUMANITY AS RECORDED IN DEED RECORD 1938, PAGE 820.

PART OF AUDITORS PARCEL NO.  
80-81-45-01-04-001

THE BEARINGS SHOWN HEREON ARE BASED ON A SURVEY OF THE SHIRLEY MAUTZ PROPERTY BY W. J. BEIDENBACH, P.S. 5718, 10/26/82

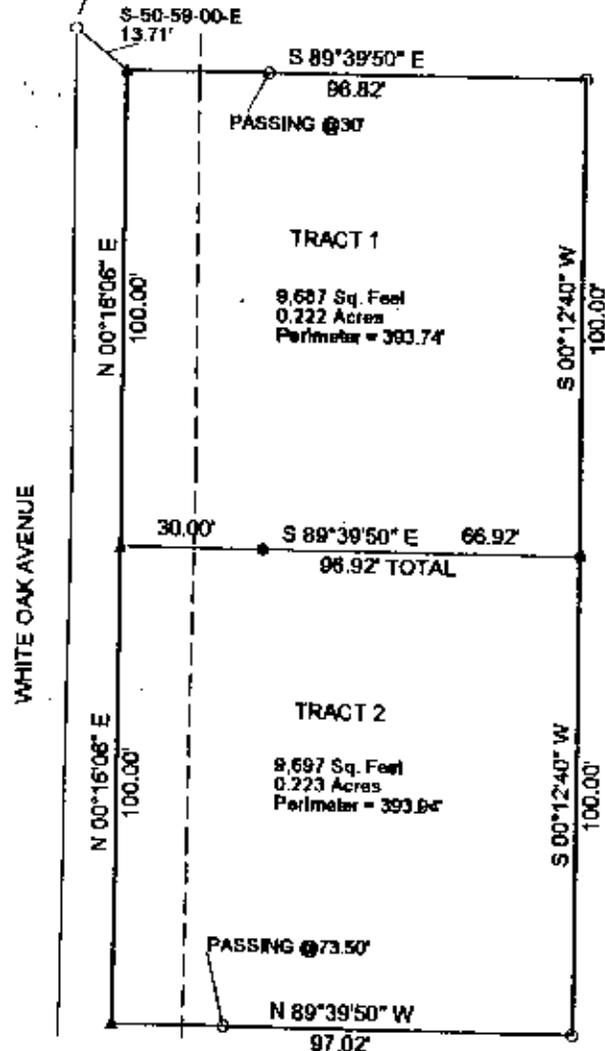
IRON PINS SET ARE 5/8" REBAR WITH YELLOW I.D. CAP.

0 20 40  
SCALE: 1" = 40'



SOUTHEAST CORNER  
LOT B SHARON HGTS.  
PB 4 PG 143

MAUTZ SHIRLEY  
1578/191



APPROVED FOR CLOSURE

*TJF* 4-19-2005

B & T SHEETS  
1148/234

EXEMPT FROM  
PLANNING COMMISSION

*TJF* 4-19-2005

J. SHUSTER  
1091/119

LEGEND:  
IRON PIN FOUND ○  
IRON PIN SET ●  
POINT ▲

THIS PLAT AND ACCOMPANYING DESCRIPTION WERE PREPARED ON APRIL 7TH, 2005 BY TERRY J. FINLEY, OHIO REGISTERED SURVEYOR #S-7222, BASED ON AN ACTUAL SURVEY AND IS SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS, RECORDED OR IMPLIED.



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NOT RECORDABLE**  
TERRY J. FINLEY

TERRY J. FINLEY SURVEYING AND MAPPING		
155 MOCKINGBIRD HILL		
ZANESVILLE, OHIO 43701		
DATE: 4/07/2005	SCALE: 1" = 40'	DRAWN BY: TJF