

W.J. BIEDENBACH AND ASSOCIATES
SURVEYING AND MAPPING
3120 LISA LANE, ZANESVILLE, OHIO 43701
(614) 453-4850

84-27-0204

114 GALIGHER ST

DESCRIPTION FOR CONVEYANCE
PARCEL NUMBER 80-84-27-02-04-000 (ALL)
PARCEL NUMBER 80-84-31-03-14-001 (ALL)

BEING A PART OF THE JOHN VAN HORNE TRACT AS SHOWN ON THE PLAT
RECORDED IN DEED BOOK "A", PAGE 383; SITUATED IN THE CITY OF
ZANESVILLE, COUNTY OF MUSKINGUM, STATE OF OHIO AND BEING FURTHER
DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING IRON PIN (3/4 INCH PIPE) AT THE
INTERSECTION OF THE SOUTH LINE OF EASTMAN STREET AND THE EAST
LINE OF GALIGHER STREET; THENCE SOUTH 438.33 FEET ALONG THE SAID
EAST LINE OF GALIGHER STREET TO AN EXISTING IRON PIN (5/8 INCH
REBAR) AT THE PLACE OF BEGINNING OF THIS TRACT, PASSING THE
SOUTHWEST CORNER OF THE PROPERTY FORMERLY OWNED BY JENNIE
GALIGHER AT 240.33 FEET (BY DEED) AND, PASSING EXISTING IRON PINS AT
358.33 FEET (AXLE) AND 398.33 FEET (5/8 INCH REBAR); THENCE NORTH 88
DEGREES 20 MINUTES 49 SECONDS EAST 130.04 FEET TO AN EXISTING IRON
PIN (5/8 INCH REBAR); SAID POINT BEING SOUTH 38.00 FEET FROM AN
EXISTING IRON PIN (5/8 INCH REBAR); THENCE SOUTH 42.00 FEET TO AN
IRON PIN SET ON THE NORTH LINE OF AN ALLEY; THENCE SOUTH 89
DEGREES 13 MINUTES 31 SECONDS WEST 130.00 FEET ALONG THE SAID
NORTH LINE TO AN IRON PIN SET ON THE EAST LINE OF GALIGHER STREET;
THENCE NORTH 40.00 FEET ALONG THE SAID EAST LINE TO THE PLACE OF
BEGINNING.

CONTAINING 0.122 MORE OR LESS ACRES, SUBJECT TO ALL APPLICABLE
EASEMENTS INCLUDING THE SEWER EASEMENT AS RESERVED BY DEED
RECORDED IN PLAT BOOK VOLUME 148, PAGE 493 OF THE MUSKINGUM
COUNTY DEED RECORDS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC
IDENTIFICATION CAPS.

BEARINGS ARE BASED ON THE DEED BEARING OF THE EAST LINE OF
GALIGHER STREET AS SHOWN IN DEED BOOK VOLUME 981 PAGE 404 (PARCEL
2).

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS
SURVEY AND DESCRIPTION TO BE CORRECT AS SURVEYED BY ME, THIS 10TH
DAY OF MARCH 1987.

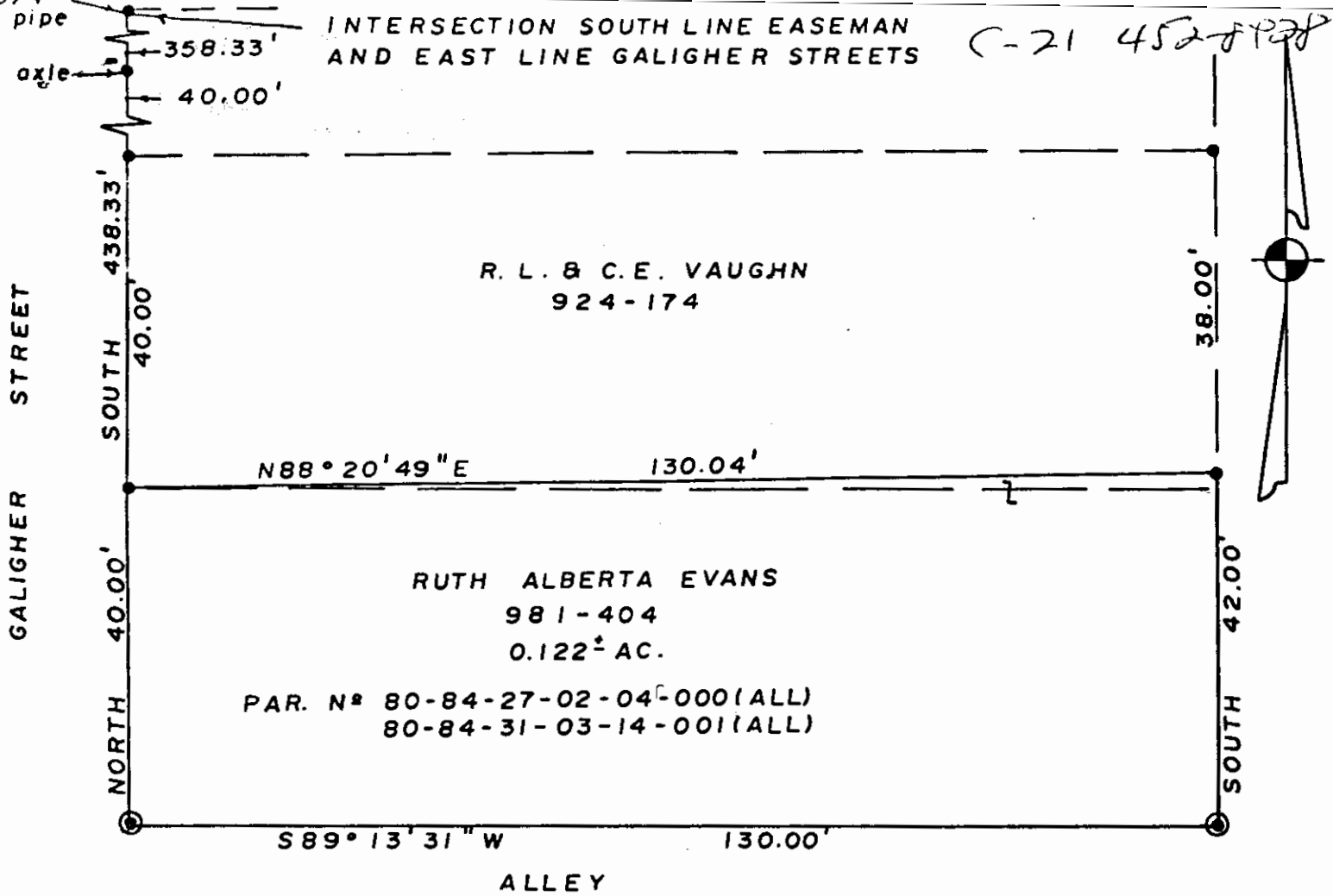
**OFFICE COPY
NOT RECORDABLE**
W.J. BIEDENBACH
REGISTERED SURVEYOR #5718

D2595 CENTURY 21



DESCRIPTION APPROVED
for Auditor's transfer

By J. T. Tamm
3-16-87



RESEARCH

VOL. 924 PG. 174

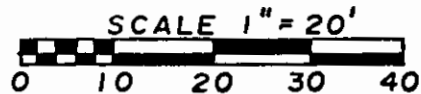
VOL. 981 PG. 404

DEED BOOK "A" PG. 383

SEWER EASEMENT -

PB. 148 PG. 493

MUSK. CO. TAX MAP



• ~ EXISTING 5/8" REBAR (unless otherwise noted)

⊙ ~ IRON PIN SET (5/8" rebar with plastic identification cap)

BEARINGS ARE BASED ON THE DEED BEARING OF THE EAST LINE OF GALIGHER STREET AS SHOWN IN DEED BOOK VOLUME 981 PAGE 404 (PARCEL 2).

BEING A PART OF THE JOHN VAN HORNE TRACT AS SHOWN ON THE PLAT RECORDED IN DEED BOOK "A" PAGE 383; SITUATED IN THE CITY OF ZANESVILLE, COUNTY OF MUSKINGUM, STATE OF OHIO.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME THIS 11TH DAY OF MARCH 1987.

W. J. BIEDENBACH
REG. SURVEYOR



DESCRIPTION APPROVED
for Auditor's transfer

By J. Y. [Signature]
3-16-87

W. J. BIEDENBACH & ASSOC. Surveying & Mapping 3120 Lisa Ln. Zanesville, Ohio 43701 (614) 453-4850	
Drawn by SD	Date 3/6/87
Scale 1" = 20'	Checked by <u>[Signature]</u>
Job No 2595	CENTURY 21