

LEGAL DESCRIPTION

Situated in the City of Cambridge, County of Guernsey, State of Ohio

Fifty-Seven (57) feet off the North side of Lot Fourteen (14) in Tracey's Subdivision to the City of Cambridge, Ohio; beginning at the Northeast corner of said Lot Fourteen (14) on Steubenville Avenue and running thence South fifty-seven (57) feet; thence West parallel with the South line of Steubenville Avenue, Sixty (60) feet to the West line of said Lot; thence North on said West line, Fifty-seven (57) feet to the South line of Steubenville Avenue; thence East along the South line of Steubenville Avenue, Sixty (60) feet to the place of beginning.

EXCEPTING THEREFROM: Situated in the City of Cambridge, Cambridge Township, Guernsey County, State of Ohio and being 0.004 acre located in the Third Quarter of Township 2 North, Range 3 West of the United States Military Lands Survey and being more particularly described as follows:

Commencing at the Northeast corner of Lot 14 on Tracy's Addition as found in Cabinet 2, Slide 393; thence with the West line of an alley and said Lot 14 S. 02 deg. 56' 12" W. a distance of 53.70 feet to an iron pin set, the BEGINNING; thence with the West line of said alley S. 02 deg. 56' 12" W. a distance of 3.30 feet to an iron pin set; thence with the lands of now or formerly Ila McCreary as found in Volume 276, Page 570 N. 87 deg. 03' 48" W. a distance of 60.00 feet to an iron pin set; thence with the lands of now or formerly Herbert Law as found in Volume 361, Page 42 N. 02 deg. 56' 12" W a distance of 2.63 feet to an iron pin found; thence with a new division line through the lands of now or formerly John Eyen as found in Official Record Book 136, Page 802 N. 87 deg. 25' 25" E. a distance of 60.00 feet to the beginning and containing 0.004 acre more or less and being a part of the property conveyed to John Eyen as found in Official Record Book 136, Page 802.

Subject to all easements or leases of public record. Iron pins set are 5/8 inch rebar 30 inches long, capped SPILKER LS-5862. Bearings are magnetic and are for angle purposes only. A survey of the above described property was made by Joseph T. Spilker, Registered Surveyor #S-5862 on March 17, 1997. (Exception from O.R. 150, Page 987)

Property Address: 1158 Steubenville Avenue, Cambridge, OH 43725

Parcel No.: 06-0002587.000

Prior Deed Reference: Deed from JQUEUE, LLC, to John William Shade III, filed August 24, 2015, as OR Book 529, Page 2992 of Guernsey County Records.

Description Approved
By S.J. Date 11-20-19
Guernsey County Engineer
Guernsey County Auditor