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LLC

**Eagle Crest, Ltd.
OR 3031-494**

**Part of: 17-24-01-46-000
+/-0.521 Acres**

Situated in the State of Ohio, County of Muskingum, Township of Falls, 2nd Qtr. Township, T1, R7, Part of Lot 4 of Underwoods Sub. (DB "E", Pg. 61), and being part of the lands now owned by Eagle Crest, Ltd., as recorded in OR 3031-494 of the Muskingum County Recorder's Office, more particularly described as follows.

Beginning for reference at the southwest corner of Lot 10, Windsor Oaks Subdivision (RePlat Bk. 16, Page 19), thence S 64°39'36" W a distance of 226.75 feet to an iron pin found at the northwest corner of the lands now owned by Brad E. Paul & Kathryn E. Paul (OR 2611-287), the principal place of beginning;
thence with the west line of said Paul's lands, S 02°39'42" W a distance of 226.66 feet to an iron pin set;
thence going through said Eagle Crest, Ltd.'s lands the following two (2) courses:

1. S 73°09'33" W a distance of 103.10 feet to an iron pin set;
2. N 02°29'43" E a distance of 116.66 feet to an iron pin found (mcpeek) at the southeast corner of the lands now owned by R. Brent & Valarie J. Kemble (OR 2978-647);

thence with the east line of said Kemble's lands the following two (2) courses:

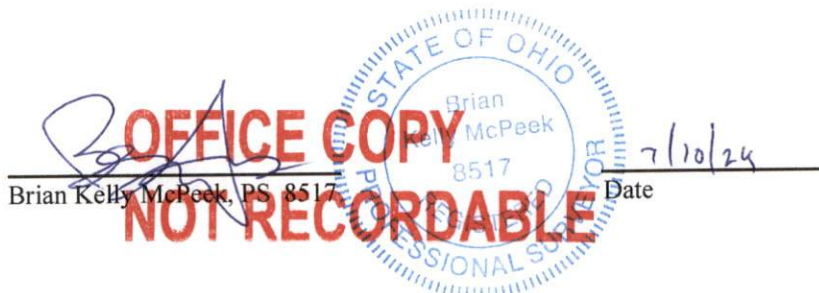
1. N 02°29'43" E a distance of 28.12 feet to an iron pin found (mcpeek);
2. N 08°19'02" W a distance of 77.91 feet to an iron pin found (mcpeek) on the south line of Rose Lane (50');

thence with the south line of said Rose Lane, N 73°09'40" E a distance of 119.29 feet to the place of beginning, containing 0.521 acres more or less, subject to all legal highways and easements of record.

All bearings described herein are based on the Ohio State Plane Grid Coordinates, NAD83, Ohio South per GPS Observation.

All iron pins set are 5/8 inch by 30 inch steel rebar with plastic identification caps marked MCPEEK PS8517.

The above described 0.521 acre parcel is based on a field survey made by Brian K. McPeek, PS 8517 of McPeek Land Surveying, LLC on July 10th, 2024.



DESCRIPTION

APPROVED

By: [Signature] 7/15/24