

17-03-02-36-002

Baseline Surveying, Inc.

Land Surveying and Construction Layout

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Zanesville, OH 43701

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LEONA M. AND DAVID H. LETT

AUDITORS PARCEL NUMBER 17-17-03-02-36-000 (PART – 0.251 AC.)
TO BE COMBINED WITH 17-17-03-02-36-001

BEING A PART OF THE TRACT CONVEYED TO LEONA M. AND DAVID H. LETT IN O.R. VOLUME 2574, PAGE 109 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS, SITUATED IN QUARTER TOWNSHIP 2, TOWNSHIP 1, RANGE 8, OF THE UNITED STATES MILITARY LANDS, FALLS TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF QUARTER TOWNSHIP 2;

THENCE SOUTH 01 DEGREES 18 MINUTES 13 SECONDS WEST 3416.35 FEET (DEED) TO AN EXISTING STONE AT THE NORTHEAST CORNER OF A 20 ACRE TRACT CONVEYED TO RUSSELL NELSON JR IN O.R. VOLUME 1615, PAGE 879;

THENCE WITH THE EAST LINE OF THE SAID NELSON TRACT AND A TRACT CONVEYED TO LEONA M. AND DAVID H. LETT IN O.R. VOLUME 2574, PAGE 109, SOUTH 01 DEGREES 34 MINUTES 11 SECONDS WEST 1297.28 FEET AN EXISTING IRON PIN (5/8 INCH REBAR WITH CAP);

THENCE WITH THE SOUTH LINE OF THE SAID LEONA M. AND DAVID H. LETT TRACT (NORTHLINE OF THE ABOVE SAID DAVID H. AND BONNIE L. LETT TRACT), NORTH 88 DEGREES 25 MINUTES 50 SECONDS WEST, PASSING AN IRON PIN SET AT 239.29 FEET, A TOTAL DISTANCE OF 849.69 FEET TO AN IRON PIN SET, SAID IRON PIN SET BEING THE **PLACE OF BEGINNING** OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE CONTINUING WITH THE SAID SOUTH LINE, NORTH 88 DEGREES 25 MINUTES 50 SECONDS WEST 324.60 FEET TO A POINT IN THE CENTER OF BARKERS RUN ROAD (COUNTY ROAD 407), PASSING AN IRON PIN SET AT 307.35 FEET;

THENCE WITH THE SAID ROAD THE FOLLOWING TWO COURSES AND DISTANCES:

1. NORTH 29 DEGREES 08 MINUTES 45 SECONDS EAST 25.51 FEET TO A POINT;
2. NORTH 26 DEGREES 07 MINUTES 36 SECONDS EAST 49.49 FEET TO A POINT;

THENCE LEAVING THE SAID ROAD AND TRAVERSING THROUGH THE ABOVE SAID LEONA M. AND DAVID H. LETT TRACT, SOUTH 75 DEGREES 24 MINUTES 00 SECONDS EAST 299.95 FEET TO THE PLACE OF BEGINNING;

CONTAINING 0.251 ACRES, SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF BARKERS RUN ROAD (COUNTY ROAD 407) AND ALL OTHER APPLICABLE EASEMENTS.

NOT TO BE USED AS A SEPARATE BUILDING SITE OR TRANSFERRED AS AN INDEPENDENT PARCEL IN THE FUTURE WITHOUT PLANNING COMMISSION APPROVAL IN ACCORDANCE WITH APPLICABLE SUBDIVISION REGULATIONS.

BEARINGS ARE BASED ON THE NORTH LINE OF A PREVIOUS SURVEY OF A 5.00 ACRES TRACT CONVEYED TO BILL AND CONNIE CORNELL BY DEED RECORDED IN VOLUME 1137, PAGE 708 OF THE MUSKINGUM COUNTY DEED RECORDS.

I, MICHAEL D. NICHOLS (PS 6923), HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 17TH DAY OF JUNE, 2015 FROM A FIELD SURVEY COMPLETED BY ME ON THE 16TH DAY OF JUNE, 2015.

**OFFICE COPY
NOT RECORDABLE**

MICHAEL D. NICHOLS
PROFESSIONAL SURVEYOR 6923



**DESCRIPTION
APPROVED**
By: *[Signature]* 7/16/15

5789 ORF
**APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR**

[Signature]
7/10/15

Fee Paid

SURVEY FOR HEATHER ORF

AUDITORS PARCEL NUMBERS
17-17-03-02-36-000 (PART - 0.251 AC.)
TO BE COMBINED WITH 17-17-03-02-36-001

BEING A PART OF THE TRACT CONVEYED TO LEONA M. AND DAVID H. LETT IN O.R. VOLUME 2574, PAGE 109 AND A PART OF THE TRACT CONVEYED TO DAVID H. AND BONNIE L. LETT IN O.R. VOLUME 2437, PAGE 331, SITUATED IN QUARTER TOWNSHIP 2, TOWNSHIP 1, RANGE 8, OF THE UNITED STATES MILITARY LANDS, FALLS TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON THE NORTH LINE OF A PREVIOUS SURVEY OF A 5.00 ACRES TRACT CONVEYED TO BILLY AND CONNIE CORNELL BY DEED RECORDED IN VOLUME 1137, PAGE 708 OF THE MUSKINGUM COUNTY DEED RECORDS.

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date _____

Fee Paid

LEONA M. & DAVID H. LETT
O.R. VOL. 2574. PG. 109

LEONA M. & DAVID H. LETT
D.R. VOL. 2574 PG. 109

LEONA M. & DAVID H. LETT
O.R. VOL. 2574, PG. 109
17-17-03-02-36-000
0.251 AC.

DAVID H. & BONNIE L. LETT
O.R. VOL. 2437, PG. 331
17-17-03-02-36-001

Approved For Transfer
No On-Lot Sewage
Date 7-6-15

**Zanesville - Muskingum Co.
Health Department**

NOT TO BE USED AS A SEPARATE BUILDING
SITE OR TRANSFERRED AS AN INDEPENDENT
PARCEL IN THE FUTURE WITHOUT PLANNING
COMMISSION APPROVAL IN ACCORDANCE WITH
APPLICABLE SUBDIVISION REGULATIONS.

RESEARCH

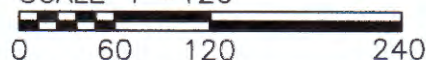
DEEDS AS SHOWN
PREVIOUS SURVEY OF A 25.000 AC. TRACT
COMPLETED NOV. 6, 2012 BY M.D. NICHOLS PS6923
MUSKINGUM COUNTY GIS

LEGEND

- EXISTING IRON PIN
- ◎ IRON PIN SET
(5/8" REBAR W/CAP)
- ANGLE POINTS

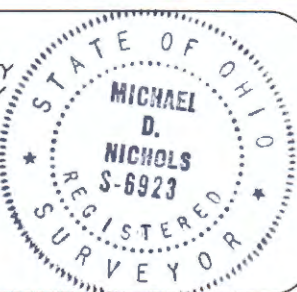
DESCRIPTION
APPROVED
By: *[Signature]*

SCALE 1" = 120'



I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 17th DAY OF JUNE, 2015 FROM A FIELD SURVEY COMPLETED THE 17th DAY OF JUNE, 2013.

MICHAEL D. NICHOLS
REGISTERED SURVEYOR #6923



THIS PROPERTY IS SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS, OR RESTRICTIONS, WHETHER RECORDED OR IMPLIED. THIS PLAT, PREPARED IN ACCORDANCE WITH CHAPTER 4733-37 OF THE ADMINISTRATIVE CODE, IS INTENDED FOR THE LEGAL TRANSFER OF THE PROPERTY SHOWN AND DOES NOT INTEND TO SHOW ANY OR ALL OF THE EASEMENTS, RIGHT OF WAYS, RESTRICTIONS OR ENCROACHMENTS UNLESS OTHERWISE INDICATED.

BASELINE SURVEYING, INC.

3010 EAST PIKE, ZANESVILLE, OHIO 43701
phone: 740-453-4850, fax: 740-450-1000, email: BEI@rohio.com

DRAWN BY: JWL

DATE: 06-17-15

SCALE: 1"=120'

CHECKED BY: MDN

JOB NO: 5789

DRAWING NO:
Z:\5607\5607-split.dwg