

**+ - 8.60 Acre Split of William K. Metzger, and Debra S. Sprankle Lands**

Situated in the State of Ohio, County of Muskingum, Township of Falls, and being part of Lots 230, 231, 232, and 233, of Licking View Subdivision, as per Plat Book 5, Page 97, of the Muskingum County Records, Quarter Township 4, Township 1, Range 8, United States Military Lands, and being part of the lands presently owned by William K. Metzger, and Debra S. Sprankle, as per Official Record 1704, Page 554, and being more particularly described as follows:

Beginning for reference at a point at the southeast corner of Lot 230, as per the plat of Licking View, Plat Book 5, Page 97 of the Muskingum County Records;

Thence along the east line of said lot, and the east line of lands presently owned by K. L. Gallis, (DR 1104-525), North 07 degrees 44 minutes 27 seconds East, 210.00 feet to an axle found on the northeast corner of said Gallis lands and the principal place of beginning;

Thence along the north line of said Gallis Lands, and the north line of lands presently owned by S. T Hackler, (OR 1811-285), and V. R. Harrier, (OR 2317-353), North 86 degrees 11 minutes 10 seconds West, 319.36 feet to an iron pin found on the northeast corner of lands presently owned by D. A. Davis, (OR 2329-19);

Thence along the north line of said Davis lands, North 87 degrees 04 minutes 13 seconds West, 145.00 feet to an iron pin set on the northwest corner of said Davis lands;

Thence along the west line of said Davis lands, South 07 degrees 55 minutes 14 seconds West, 210.00 feet to a point in Highland Road, and being the south line of Licking View Subdivision, passing an iron pin set at 185.00 feet;

Thence along the south line of Lots 232, and 233, North 86 degrees 27 minutes 22 seconds West, 425.40 feet to a point;

Thence continuing along the south line of Lot 233 the following two courses:

- 1.) North 66 degrees 50 minutes 22 seconds West, 20.36 feet to a point;
- 2.) North 57 degrees 11 minutes 22 seconds West, 26.36 feet to a point on the southeast corner of lands presently owned by K. J. Harper (OR 2399-66);

Thence along the east line of said Harper lands, and through the lands of William K. Metzger, and Debra S. Sprankle, (OR 1704-554), North 26 degrees 56 minutes 45 seconds East, 474.05 feet to an iron pin set on the south line of lands presently owned by Carol Sue Burkhart, (OR 1137-242), passing an iron pins found at 27.20 feet, and 169.68 feet;

Thence along the south line of said Burkhart lands the following two courses:

- 1.) North 67 degrees 54 minutes 56 seconds East, 316.94 feet to an axle found;
- 2.) North 20 degrees 19 minutes 20 seconds East, 33.71 feet to an axle found on the south right of way line of the B and O Railroad;

Thence along the south right of way line, South 76 degrees 07 minutes 25 seconds East, 496.12 feet to an axle found on the west line of lands presently owned by Licking View Realty, (DR 410-540);

Thence along the west line of said Realty lands, South 07 degrees 44 minutes 27 seconds West, 326.59 feet to the principal place of beginning, containing 8.60 acres, more or less;

Subject to all legal recorded easements and right of ways.

Bearings are based on the Ohio State Plane Coordinate System, NAD 83, South Zone, Grid North, as per GPS observations.

This description is written based on a field survey completed April 24, 2013 by Jack D. Newcome, Reg. No. 7321.

**OFFICE COPY  
NOT RECORDABLE**

Jack D. Newcome, Reg. No. 7321

4-30-13

Date

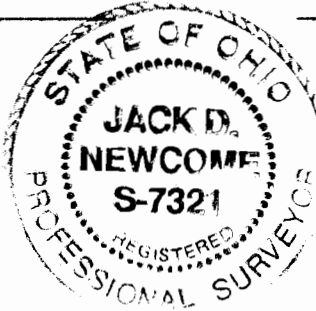
**Parcel No.s**

All of: 17-84-01-26-000 +- 1.74 Acres

All of: 17-84-01-27-000 +- 1.94 Acres

All of: 17-84-01-07-000 +- 2.53 Acres

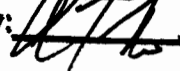
Part of: 17-84-01-06-000 +- 2.39 Acres



**APPROVED**  
**MUSKINGUM COUNTY**  
**PLANNING COMMISSION DIRECTOR**  
  
5/9/13                
Date                      Fee Paid

**DESCRIPTION**

**APPROVED**

By:  5/2/2013

# SITUATED IN:

State of Ohio, County of Muskingum, Township of Falls, and being part of Lots, 230, 231, 232, and 233, of Licking View Subdivision as per Pl. Bk. 5, Page 97, of the Muskingum County Records, Quarter Township 4, Township 1, Range 8, United States Military Lands.

## LEGEND

- △ Railroad Spike Set
- Iron Pin Found
- ⊞ Stone Found
- Axle Found
- Iron Pipe Found
- ▲ Railroad Spike Found
- Iron Pin Set, 5/8" rebar
- ⊞ Monument Found

Approved For Transfer  
No On-Lot Sewage

Date 5/13/13

Zanesville - Muskingum Co. Health Department

Carol Sue Burkhardt  
OR 1137-242

I. P. F. bears  
S 43°46'02"W  
4.84'

N 20°19'20"E  
33.71'

I. P. F. bears  
S 35°56'02"W  
4.96'

B. and O. Railroad

S 76°07'25"E 496.12'

William K. Metzger  
and Debra S. Sprankle  
OR 1704-554  
+ 8.60 Acres

Part of  
Lot 232  
07

Part of  
Lot 231  
27

Part of  
Lot 230  
26

DESCRIPTION  
APPROVED  
By: [Signature] 5/12/2013

APPROVED  
MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR

Fee Paid

Date 5/13/13

Iron Pin found out of  
position with plan  
information of  
adjoining survey.

W. K. Metzger  
D. S. Sprankle  
OR 1704-554

K. J.  
Harper  
OR 2399-  
66

D. A. Davis  
OR 2329-19

V. R. Harrier  
OR 2317-353

S. T.  
Hackler  
OR 1811-  
285

K. L. Gallis  
OR 1104-525

Southeast Corner of Lot No.  
230, of Licking View Realty  
Company Addition, (Pl. Bk. 5,  
Pg. 97)

## REFERENCES

Pl. Bk. 5, Pg.  
97  
DR 329-41  
DR 1074-565  
B & O Railroad  
Map  
OR 1704-554  
OR 1137-242

## PARCEL NO.S

All of: 17-84-01-26-000 +- 1.74 Acres  
All of: 17-84-01-27-000 +- 1.94 Acres  
All of: 17-84-01-07-000 +- 2.53 Acres  
Part of: 17-84-01-06-000 +- 2.39 Acres

JACK D.  
NEWCOME  
S-7321

OFFICE COPY  
NOT RECORDABLE

Reg. Surveyor No. 7321

## BASIS OF BEARINGS

Bearings are based on the Ohio State Plane  
Coordinate System, NAD 83, GSouth Zone Grid  
North as per GPS observations.

Newcome Surveying Company  
6515 Ballard Road  
Nashport, Ohio  
740-452-5796

