

Survey Split of Thuy Real Estate LLC Lands in Falls Township, Muskingum County

Situated in the State of Ohio, County of Muskingum, Township of Falls, Quarter Township 1, and being part of Lot 10 of the Plat of Lots of the U.S., DR "K", Pg. 644, Township[1, Range 8, United States Military Lands, and being part of the lands presently owned by Thuy Real Estate LLC as per Official Record 3082, Page 680;

Beginning for reference at an iron pipe found at Southwest Corner of Lot 46 of Military Gardens No. 2, (Pl. Bk. 8, Pg. 43);

Thence through the lands presently owned by Thuy Real Estate LLC, (OR 3082-680), North 54 degrees 14 minutes 06 seconds West, 149.71 feet to a point in the centerline of Barlett Run, and the principal place of beginning;

Thence along the north line of lands presently owned by MJJR Properties INC., (OR 3086-559), South 70 degrees 06 minutes 31 seconds West, 208.42 feet to a point in the centerline of Newark Road, (St.. Rte. 146), passing iron pins found at 37.71 feet, and 103.89 feet and 170.12 feet;

Thence along the centerline of said road, North 22 degrees 09 minutes 11 seconds West, 266.84 feet to a point on the southwest corner of lands presently owned by DTYMJ LLC, (OR 2484-857);

Thence along the south line of said DTYMJ lands, North 61 degrees 55 minutes 45 seconds East, 136.61 feet to a point in the centerline of Bartlett Run, from which an iron pin found bears North 61 degrees 55 minutes 45 seconds East, 24.94 feet, passing an iron pin found at 35.19 feet;

Thence along the centerline of said run the following four courses:

- 1.) South 33 degrees 39 minutes 26 seconds East, 32.95 feet to a point;
- 2.) South 44 degrees 22 minutes 26 seconds East, 132.82 feet to a point;
- 3.) South 23 degrees 24 minutes 09 seconds East, 81.62 feet to a point;
- 4.) South 36 degrees 55 minutes 50 seconds East, 54.10 feet to the principal place of beginning, containing 1.14 acres, more or less, and being part of Auditor's Parcel Number 17-33-01-01-001.

Subject to all legal recorded easements and right of ways.

Iron pins set are 5/8 inch rebars , 30 inches long, with plastic identification caps.

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 May 16, 2022, by Jack D. Newcome, Reg. No. 7321.

OFFICE COPY

NOT RECORDABLE

DESCRIPTION

APPROVED

By: Jack D. Newcome 1/26/24



APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

1-26-24
Date

1/29/24
Date

Fee Paid