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Tabitha L. Coler
OR 2346-1
+/- 4.573 Ac.

Situated in the State of Ohio, County of Muskingum, Township of Harrison, being part of the northwest quarter of Section 19, T12, R12, Congress Lands East of the Scioto River and being a part of the lands now owned by Tabitha L. Coler (OR 2346-1) and more particularly described as follows.

Beginning for reference at a stone found at the northeast corner of the northwest quarter of Section 19, thence with the mid-section line, S 01°59'35" W 631.31 feet to a stone found on the southeast corner of the lands now owned by Michael J. Moll (OR 2635-536) and the principal place of beginning.

thence continuing with said mid section line S 01°59'35" W 220.85 feet to an iron pin set;

thence leaving said mid section line and going through said Coler's lands the following five (5)

courses:

1. thence S 67°47'07" W 196.12 feet to an iron pin set;
2. thence N 83°11'43" W 126.70 feet to an iron pin set;
3. thence S 83°16'48" W 193.65 feet to an iron pin set;
4. thence S 37°43'33" W 117.49 feet to an iron pin set;
5. thence S 30°50'55" E 49.83 feet to an iron pin set on the north line of the lands now owned by Tabitha L. Coler (OR 2711-508);

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

1. thence S 64°08'10" W 278.46 feet to and iron pin found;
2. thence N 65°15'37" W 54.08 feet to and iron pin set;

thence leaving the north line of said Coler's lands and going with the common line of lands now owned by said Coler being Muskingum County parcel numbers 20-60-19-03-001 and 20-60-19-04-001, N 20°45'45" W 247.14 feet to a pipe found on the southwest corner of the lands now owned by Tabitha L. Coler (OR 2268-760);

thence with the south line of said Coler's lands N 71°58'45" E 488.18 feet to an iron pin found at the southwest corner of said Moll's lands;

thence with the south line of said Moll's lands N 71°59'45" E 501.33 feet to the point of beginning, containing a total of 4.573 acres more or less, subject to all legal highways and easements of record.

Not to be used as a separate building site or transferred as an independent parcel in the future without a planning commission approval in accordance with applicable subdivision regulations. **Parcel to be transferred to Auditor's Parcel No.: 20-60-19-04-001.**

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 4.573 acre tract and its ingress/egress easement is based on a field survey made

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR
3/22/13
Date
Fee Paid

by McPeek Land Surveying, LLC on February 1st, 2018.

OFFICE COPY
NOT RECORDABLE
Brian Kelly McPeek, PS 8517



Date

Parcel No. Part of: 20-60-19-03-001 (+/- 4.573 ac.)

DESCRIPTION
APPROVED
By: *[Signature]* 4/3/2018

SITUATED IN

The State of Ohio, County of Muskingum, Township of Harrison,
NW Quarter of Sec. 19, T12, R12, Congress Lands East of the Scioto River
and being part of the lands now owned by Tabitha L. Coler (OR 2346-1 & OR 2711-508)

BASIS OF BEARING

Bearings are based on State Plane Grid Coordinates,
NAD83, Ohio South, per GPS Observation.

REFERENCES

* As Noted on Plat
www.muskingumcountyauditor.org
www.mceo.org
http://recorder.muskingumcounty.org

ADJOINER STATEMENT

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.

LEGEND

- Iron Pin Set, 5/8" rebar
- Iron Pin Found
- Pipe Found
- Property Hook

DESCRIPTION
APPROVED

By: *DL 3/19/2018*

20-60-19-04-001
Tabitha L. Coler
OR 2711-508

20-60-19-02-001
Tabitha L. Coler
OR 2268-760

Tabitha L. Coler
OR 2346-1
±4.573 Ac.

Tabitha L. Coler
OR 2346-1 & OR 2711-508
±2.220 Ac. (Total)

Remainder part or
All of: 20-60-19-03-001
to be added to:
20-60-19-04-001

Part of: 20-60-19-04-000
±1.095 Ac.
OR 2711-508

Part of: 20-60-19-03-001
±1.125 Ac.
OR 2346-1

20-60-19-01-000
Wayne H. Dearth, Jr. &
Bonnie S. Dearth
OR 1815-304

20-60-19-02-000
Michael J. Moll
OR 2635-536

GRAPHIC SCALE



(IN FEET)

1 inch = 100 ft.

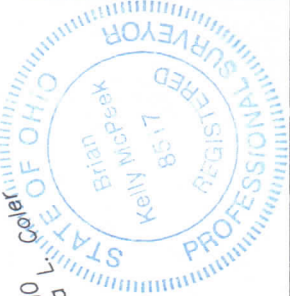
APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date *3/19/18*

Fee Paid

MCPEEK
LAND
SURVEYING

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NOT RECORDABLE

Brian McPeak
Reg. Surveyor No. 8517
Date *3/19/18*