



www.mcpeeklandsurveying.com  
email: brian@mcpeeklandsurveying.com  
340 Robin Hood Ln., \* Zanesville, Oh 43701 \* 740.704.6073

**Sandra Beatty & Ronald Barr**  
**OR 2566-900**  
**Tract 3**  
**+/-29.524 Ac.**

Being a part of the West Half of Section 1, Township 2, Range 5, Highland Township, Muskingum County, State of Ohio, also being part of the lands in Muskingum County Parcel Number 23-30-01-05-000 and all of the lands in Muskingum County Parcel Number 23-30-01-07-000 now owned by Sandra Beatty & Ronald Barr as recorded in Official Record 2566, Page 900, more fully described as follows.

Beginning for reference at an iron pin found at the southwest corner of the northwest quarter of Section 1, thence with the common line of Highland Township and Monroe Township, thence South 87 degrees 57 minutes 16 seconds East, 933.83 feet to an iron pin set and the principal place of beginning;

thence going through said Beatty/Barr's lands the following seven (7) courses:

1. North 07 degrees 25 minutes 31 seconds East, 1416.97 feet to an iron pin set;
2. North 34 degrees 56 minutes 24 seconds East, 191.62 feet to an iron pin set;
3. North 08 degrees 08 minutes 26 seconds East, 157.14 feet to an iron pin set;
4. North 56 degrees 02 minutes 12 seconds East, 155.82 feet to an iron pin set;
5. North 73 degrees 34 minutes 29 seconds East, 126.24 feet to an iron pin set;
6. North 60 degrees 36 minutes 08 seconds East, 201.36 feet to an iron pin set;
7. North 79 degrees 13 minutes 57 seconds East, 261.94 feet to an iron pin set on the southwest corner of the land now owned by Nicholas K. Wilder & James C. Wilder (DR 908-298);

thence with the south line of said Wilder's lands, South 82 degrees 45 minutes 53 seconds East, 183.21 feet to an iron pin set on the northeast corner of said Beatty/Barr's lands;

thence with the east line of said Beatty/Barr's lands the following seven (7) courses:

1. South 09 degrees 34 minutes 47 seconds West, 973.50 feet to an iron pin found, passing iron pins found at 46.04 feet and 815.38 feet;
2. North 87 degrees 25 minutes 13 seconds West, 145.86 feet to an iron pin found;
3. South 29 degrees 31 minutes 32 seconds West, 791.99 feet to an iron pin found, passing iron pins found at 303.09 feet and 528.51 feet;
4. South 52 degrees 53 minutes 06 seconds West, 96.36 feet to an iron pin found;
5. South 26 degrees 08 minutes 06 seconds West, 305.58 feet to an iron pin found;
6. North 87 degrees 55 minutes 44 seconds West, 135.66 feet to an iron pin found;
7. North 87 degrees 55 minutes 03 seconds West, 135.00 feet to the place of beginning, containing 29.524 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 on.

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

The above described 29.524 acre parcel is based on a field survey made by Brian K. McPeek, PS 8517 of McPeek Land Surveying, LLC on 10/21/2015.

**OFFICE COPY**  
**NOT RECORDABLE**

Brian Kelly McPeek, PS 8517

Date

1/22/16

Parcel No.

**Part of: 23-30-01-05-000 (+/- 29.524 ac.)**

**DESCRIPTION**  
**APPROVED**  
By: [Signature] 6/14/2016

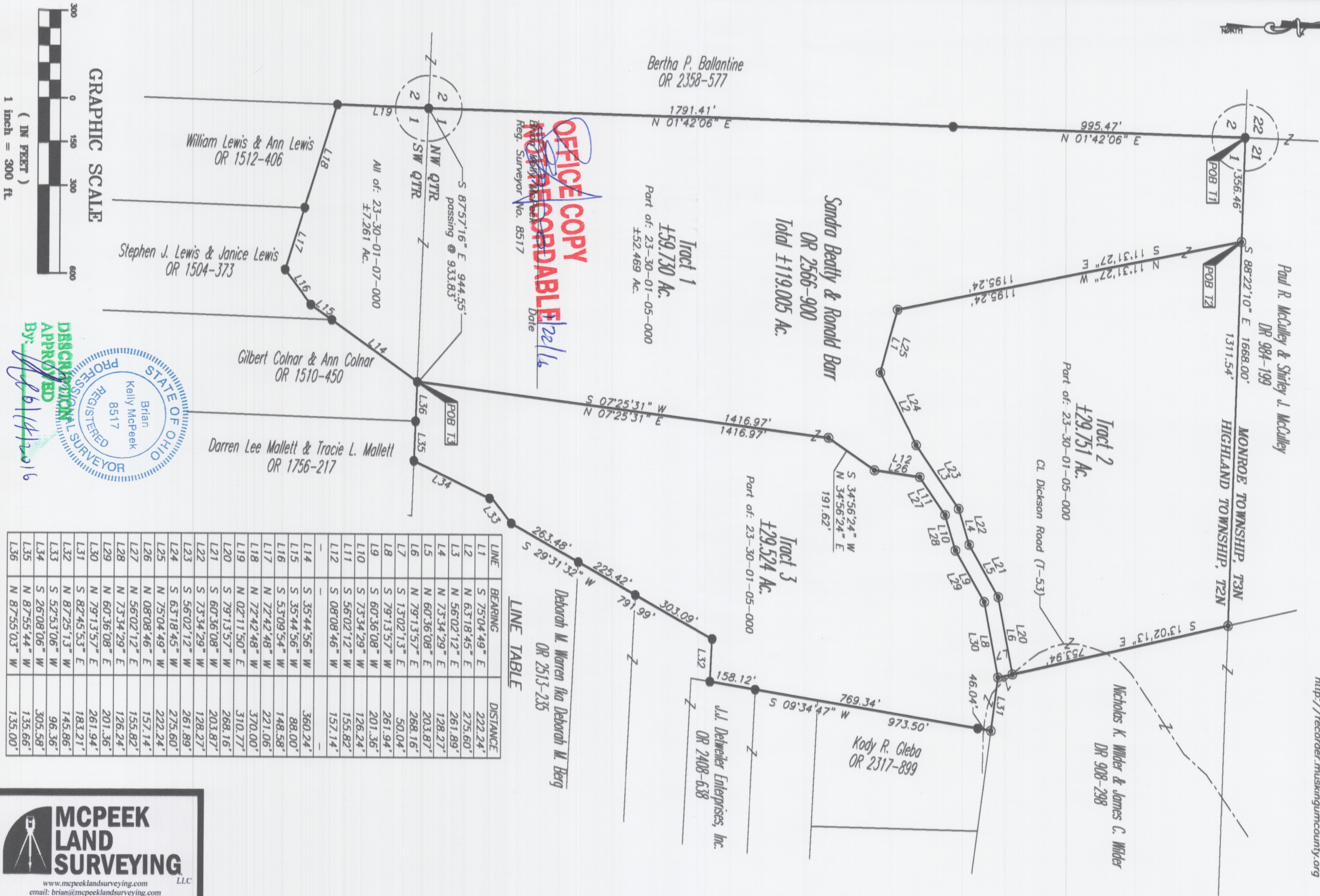




**SITUATED IN**  
The State of Ohio, County of Muskingum  
Township of Highland and being part of the  
West Half of Sec. 1, T2, R5.

**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](http://www.muskingumcountyauditor.org)  
[www.mceo.org](http://www.mceo.org)  
<http://recorder.muskingumcounty.org>



**DISCREPANCY**  
**APPROVED**  
By: *[Signature]* 6/14/2016  
PROFESSIONAL SURVEYOR  
Kelly McPeck  
8517  
STATE OF OHIO  
REGISTERED