

SURVEY FOR ADAM PATTISON

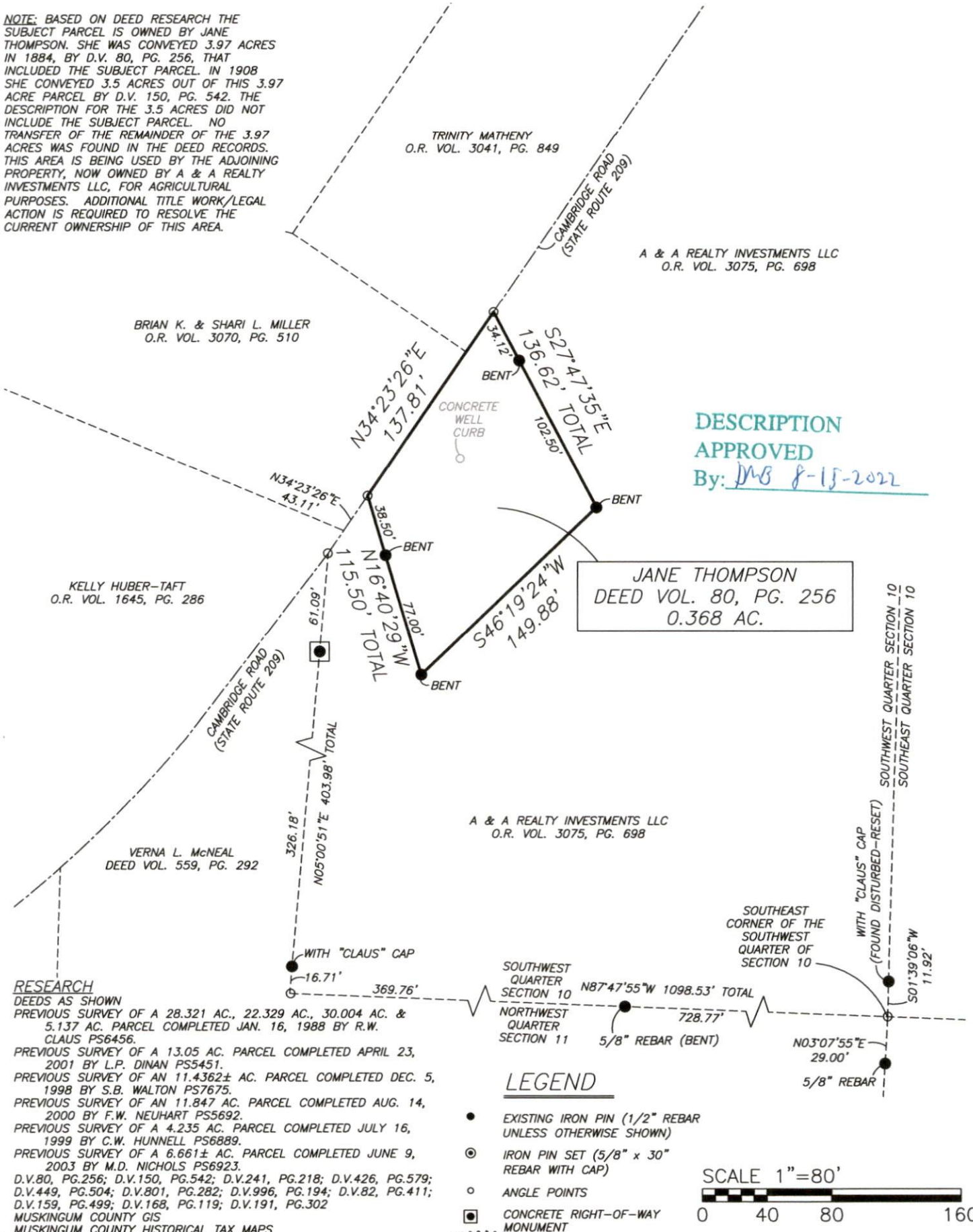
AUDITORS PARCEL NUMBER
23-60-10-36-000 (ALL)

BEING THE REMAINDER OF THE PARCEL CONVEYED TO JANE THOMPSON IN DEED VOLUME 80, PAGE 256 OF THE MUSKINGUM COUNTY DEED RECORDS. SITUATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 2, RANGE 5, OF THE UNITED STATES MILITARY LANDS, HIGHLAND TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM 1983(2011), OHIO SOUTH ZONE, GRID, DERIVED FROM A GPS OBSERVATION.



NOTE: BASED ON DEED RESEARCH THE SUBJECT PARCEL IS OWNED BY JANE THOMPSON. SHE WAS CONVEYED 3.97 ACRES IN 1884, BY D.V. 80, PG. 256, THAT INCLUDED THE SUBJECT PARCEL. IN 1908 SHE CONVEYED 3.5 ACRES OUT OF THIS 3.97 ACRE PARCEL BY D.V. 150, PG. 542. THE DESCRIPTION FOR THE 3.5 ACRES DID NOT INCLUDE THE SUBJECT PARCEL. NO TRANSFER OF THE REMAINDER OF THE 3.97 ACRES WAS FOUND IN THE DEED RECORDS. THIS AREA IS BEING USED BY THE ADJOINING PROPERTY, NOW OWNED BY A & A REALTY INVESTMENTS LLC, FOR AGRICULTURAL PURPOSES. ADDITIONAL TITLE WORK/LEGAL ACTION IS REQUIRED TO RESOLVE THE CURRENT OWNERSHIP OF THIS AREA.



DESCRIPTION APPROVED

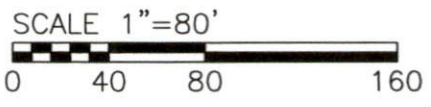
By: MDN 8-15-2022

JANE THOMPSON
DEED VOL. 80, PG. 256
0.368 AC.

RESEARCH DEEDS AS SHOWN
PREVIOUS SURVEY OF A 28.321 AC., 22.329 AC., 30.004 AC. & 5.137 AC. PARCEL COMPLETED JAN. 16, 1988 BY R.W. CLAUS PS6456.
PREVIOUS SURVEY OF A 13.05 AC. PARCEL COMPLETED APRIL 23, 2001 BY L.P. DINAN PS5451.
PREVIOUS SURVEY OF AN 11.4362± AC. PARCEL COMPLETED DEC. 5, 1998 BY S.B. WALTON PS7675.
PREVIOUS SURVEY OF AN 11.847 AC. PARCEL COMPLETED AUG. 14, 2000 BY F.W. NEUHART PS5692.
PREVIOUS SURVEY OF A 4.235 AC. PARCEL COMPLETED JULY 16, 1999 BY C.W. HUNNELL PS6889.
PREVIOUS SURVEY OF A 6.661± AC. PARCEL COMPLETED JUNE 9, 2003 BY M.D. NICHOLS PS6923.
D.V.80, PG.256; D.V.150, PG.542; D.V.241, PG.218; D.V.426, PG.579; D.V.449, PG.504; D.V.801, PG.282; D.V.996, PG.194; D.V.82, PG.411; D.V.159, PG.499; D.V.168, PG.119; D.V.191, PG.302
MUSKINGUM COUNTY GIS
MUSKINGUM COUNTY HISTORICAL TAX MAPS

LEGEND

- EXISTING IRON PIN (1/2" REBAR UNLESS OTHERWISE SHOWN)
- ⊙ IRON PIN SET (5/8" x 30" REBAR WITH CAP)
- ANGLE POINTS
- CONCRETE RIGHT-OF-WAY MONUMENT



I, JASON LEACHMAN, HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 8th DAY OF AUGUST, 2022, FROM A FIELD SURVEY COMPLETED THE 12th DAY OF APRIL, 2022.

JASON LEACHMAN
PROFESSIONAL SURVEYOR #8536



THIS PROPERTY IS SUBJECT TO ALL APPLICABLE 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, email: BEI@rohio.com, www.BaselineSurveyingInc.com

DRAWN BY: JWL	DATE: 08-08-22	SCALE: 1"=80'
CHECKED BY: MDN	JOB NO: 6574	DRAWING NO: Z:\6574\6574.dwg