



**Charles R. Jr., & Lisa R. Elson**  
**OR 2400-17**  
**Part of: 25-40-23-38-000**  
**+/- 0.040 Ac.**

Situated in the State of Ohio, County of Muskingum, Township of Hopewell, Southeast Quarter of Section 23, T1, R9, U.S.M.L., being part of the lands now owned by George H. & Melissa Glass as recorded in DR 1145-929 of the Muskingum County Recorders Office and more particularly described as follows.

Beginning for reference at a roof bolt found at the northeast corner of Section 2, thence N 50°29'05" W a distance of 1447.38 feet to an iron pin set on the south line of the lands now owned by George H. & Melissa Glass (DR 1145-929), the principal place of beginning;

thence with the south line of said Glass' lands, N 35°26'08" E a distance of 111.38 feet to a point in the center of Ridge Road (CR-34), being the southeast corner of said Glass' lands, passing an iron pin found (5/8") at 91.38 feet;

thence with the center of said Ridge Road, being the east line of said Elson's lands, S 45°50'57" E a distance of 31.65 feet to a point;

thence leaving the center of said road and going through said Elson's lands, S 51°47'46" W a distance of 111.08 feet to the place of beginning, passing an iron pin set at 20.00 feet, containing 0.040 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 planning commission approval in accordance with applicable subdivision regulations.*

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 0.040 acre parcel is based on a field survey made by McPeek Land Surveying on November 21<sup>st</sup>, 2024.

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

~~Brian Kelly McPeek, RS 8517~~



11/22/24  
Date

**APPROVED**  
**MUSKINGUM COUNTY**  
**PLANNING COMMISSION DIRECTOR**  
12/2/24  
DATE

DESCRIPTION

APPROVED

By: J.M. Barnhard  
12-3-2024