

Baseline Surveying, Inc.

Land Surveying and Construction Layout

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SURVEY FOR BLAINE KNOWLTON  
KENNETH C. GRAY  
AUDITOR'S PARCEL NUMBER  
51-20-10-07-000 (PART)  
TO BE COMBINED WITH 51-50-11-03-001

BEING A PART OF THE PARCEL CONVEYED TO KENNETH C. GRAY IN O.R. VOLUME 1779, PAGE 419 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS. SITUATED IN SECTION 10, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING IRON PIN (3/4 INCH REBAR, 1 FOOT DEEP) AT THE SOUTHEAST CORNER OF SECTION 10;

THENCE WITH THE SOUTH LINE OF SECTION 10 (SOUTH LINE OF THE ABOVE SAID GRAY PARCEL), NORTH 86 DEGREES 12 MINUTES 31 SECONDS WEST 577.36 FEET TO AN IRON PIN SET, SAID IRON PIN SET BEING THE PLACE OF BEGINNING OF THE PARCEL HEREIN INTENDED TO BE DESCRIBED;

THENCE CONTINUING WITH THE SAID SECTION LINE AND THE SAID GRAY SOUTH LINE (NORTH LINE OF A PARCEL CONVEYED TO WILMER B. KNOWLTON, IV IN O.R. VOLUME 2611, PAGE 33), NORTH 86 DEGREES 12 MINUTES 31 SECONDS WEST 488.87 FEET TO AN EXISTING IRON PIN (3/4 INCH PINCH TOP PIPE) AT THE NORTHWEST CORNER OF THE SAID KNOWLTON PARCEL;

THENCE LEAVING THE SAID SECTION LINE AND TRAVERSING THROUGH THE ABOVE SAID GRAY PARCEL THE FOLLOWING SIX COURSES AND DISTANCES:

- 1. NORTH 16 DEGREES 57 MINUTES 40 SECONDS WEST 44.48 FEET TO AN IRON PIN SET;
- 2. SOUTH 85 DEGREES 41 MINUTES 11 SECONDS EAST 190.73 FEET TO AN IRON PIN SET;
- 3. NORTH 73 DEGREES 32 MINUTES 52 SECONDS EAST 42.05 FEET TO AN IRON PIN SET;
- 4. NORTH 33 DEGREES 28 MINUTES 16 SECONDS EAST 51.18 FEET TO AN IRON PIN SET;
- 5. SOUTH 76 DEGREES 34 MINUTES 25 SECONDS EAST 260.80 FEET TO AN IRON PIN SET;
- 6. SOUTH 12 DEGREES 02 MINUTES 09 SECONDS WEST 55.80 FEET TO THE PLACE OF BEGINNING;

CONTAINING 0.708 ACRES FROM AUDITOR'S PARCEL NUMBER 51-20-10-07-000. SUBJECT TO ALL APPLICABLE EASEMENTS.

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 IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BASELINE PS6923-PS8536).

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

I, JASON LEACHMAN, PS 8536, HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 27TH DAY OF JANUARY 2026, FROM A FIELD SURVEY COMPLETED BY ME ON THE 23RD DAY OF JANUARY 2026.

OFFICE COPY  
NOT RECORDED  
PROFESSIONAL SURVEYOR 8536



APPROVED  
MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR

DMB 2-6-2026  
DATE

7288 KNOWLTON GRAY

DESCRIPTION  
APPROVED  
By: D.M. Barnhardt  
2-6-2026

# SURVEY FOR BLAINE KNOWLTON

AUDITOR'S PARCEL NUMBER  
51-20-10-07-000 (PART)  
TO BE COMBINED WITH 51-50-11-03-001

BEING A PART OF THE PARCEL CONVEYED TO KENNETH C. GRAY IN O.R. VOLUME 1779, PAGE 419 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS. SITUATED IN SECTION 10, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO.

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

51-20-10-07-000  
KENNETH C. GRAY  
O.R. VOL. 1779, PG. 419

51-20-10-07-000(PART)  
KENNETH C. GRAY  
O.R. VOL. 1779, PG. 419  
0.708 ACRES

51-50-11-03-001  
WILMER B. KNOWLTON, IV  
O.R. VOL. 2611, PG. 33

51-50-11-03-000  
INDEPENDENT PROPERTIES, LTD.  
O.R. VOL. 1798, PG. 644

**APPROVED**  
MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR

DESCRIPTION

APPROVED

By: J.A. Barnhardt  
2-6-2026

DMB 2-6-2026

DATE

## RESEARCH

DEEDS AS SHOWN  
PREVIOUS SURVEY OF A 0.652± AC. PARCEL COMPLETED  
AUG. 19, 1999 BY W.J. BIEDENBACH PS5718.  
PREVIOUS SURVEY OF A 12.000 AC. PARCEL COMPLETED  
DEC. 22, 1977 BY W.J. BIEDENBACH PS5718.  
PREVIOUS SURVEY OF A 56.839± AC. PARCEL COMPLETED  
APRIL 6, 1990 BY W.J. BIEDENBACH PS5718.  
PREVIOUS SURVEY OF A 222.575± AC. PARCEL  
COMPLETED MAY 28, 2003 BY M.D. NICHOLS PS6923.  
MUSKINGUM COUNTY GIS

## LEGEND

- EXISTING IRON PIN
- ⊙ IRON PIN SET (5/8" REBAR W/CAP 30" LONG)
- ANGLE POINTS

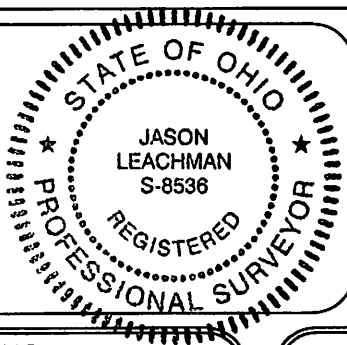
NOT TO BE USED AS A SEPARATE BUILDING SITE OR TRANSFERRED AS AN INDEPENDENT PARCEL IN THE FUTURE WITHOUT PLANNING COMMISSION APPROVAL IN ACCORDANCE WITH APPLICABLE SUBDIVISION REGULATIONS.

SCALE 1"=100'

0 50 100 200

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 27th DAY OF JANUARY, 2026 FROM A FIELD SURVEY COMPLETED THE 27th DAY OF JANUARY, 2026.

**NOT RECORDABLE**  
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: 01-27-26

SCALE: 1"=100'

CHECKED BY: MDN

JOB NO: 7288

DRAWING NO:  
Z:\7288\7288.dwg