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Chad W. Browning & Darla S. Browning
OR 1597-598
+/-0.129 Acres

Situated in the State of Ohio, County of Muskingum, Township of Perry, Third Quarter Township, T1, R6, USML and being part of the lands now owned by Chad W. Browning & Darla S. Browning as recorded in OR 1597-598 of the Muskingum County Recorders Office more particularly described as follows.

Beginning for reference at a point on the northwest corner of Lot 1, Durban Heights (Plat Book 10, Page 16), said point is S 49°52'02" W a distance of 0.83 feet of an axle found, thence S 65°38'41" E a distance of 249.87 feet to a point in the center of Boggs Road (CR-108), the principal place of beginning;

thence with the center of said Boggs Road, N 50°45'14" E a distance of 65.42 feet to a point on the northwest corner of the lands now owned by Mary E. Edwards & Robert E. Edwards (DR 1062-281);

thence leaving the center of said road and going with the common line of said Browning/Edwards, S 02°18'14" W a distance of 228.72 feet to a pipe found, passing a pipe found at 26.83 feet, 0.31 feet right of line;

thence leaving said common line and going through said Browning's lands, N 12°29'35" W a distance of 191.69 feet to the place of beginning, passing an iron pin set at 158.03 feet, containing 0.129 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.

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 0.129 acre parcel is based on a field survey made by Brian K. McPeck, PS 8517 of McPeck Land Surveying, LLC on October 24th, 2019.



Date 10/24/19

Parcel No.

Part of: 51-60-01-03-000 (+/- 0.129 ac.)

DESCRIPTION
APPROVED

By: Brian K. McPeck



Date 11/8/19

Fee Paid