

# Baseline Surveying, Inc.

Land Surveying and Construction Layout

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**THENCE** LEAVING THE SAID McCOLLISTER NORTH LINE AND WITH THE EAST LINE OF THE SAID 0.375 ACRE J AND J MUSKINGUM REAL ESTATE LLC PARCEL, NORTH 33 DEGREES 30 MINUTES 09 SECONDS EAST 159.72 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR – DISTURBED) AT THE SOUTHEAST CORNER OF A PARCEL CONVEYED TO PATRICK L. AND DAWN M. POLLOCK IN DEED VOLUME 1154, PAGE 863, SAID EXISTING IRON PIN BEING SOUTH 80 DEGREES 28 MINUTES 22 SECONDS 201.13 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR – DISTURBED);

**THENCE** WITH THE EAST LINE OF THE SAID POLLOCK PARCEL, NORTH 37 DEGREES 30 MINUTES 56 SECONDS EAST 134.85 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR WITH BROKEN CAP – DISTURBED);

**THENCE** TRAVERSING THROUGH THE ABOVE SAID SCHMID PARCEL, NORTH 37 DEGREES 30 MINUTES 56 SECONDS EAST 290.99 FEET TO THE **PLACE OF BEGINNING**.

**CONTAINING 2.051 ACRES. SUBJECT TO ALL APPLICABLE EASEMENTS.**

## ALSO THE FOLLOWING

### PARCEL 2

BEING A PART OF THE PARCEL CONVEYED TO DONALD B. AND JOYCE A. SCHMID IN DEED VOLUME 1012, PAGE 577 OF THE MUSKINGUM COUNTY DEED RECORDS. SITUATED IN THE EAST HALF OF QUARTER TOWNSHIP 3, 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 (5/8 INCH REBAR WITH “BIEDENBACH” CAP) AT THE SOUTHWEST CORNER OF LOT 8 OF COBBLEPOND SUBDIVISION AS RECORDED IN PLAT BOOK 17, PAGE 15 OF THE MUSKINGUM COUNTY PLAT RECORDS;

**THENCE** WITH THE SOUTH LINE OF THE SAID LOT 8 AND THE SOUTH LINE OF A COMMON AREA OF COBBLEPOND SUBDIVISION, SOUTH 67 DEGREES 38 MINUTES 13 SECONDS EAST 254.90 FEET TO AN IRON PIN SET;

**THENCE** LEAVING THE SOUTH LINE OF THE SAID COMMON AREA AND TRAVERSING THROUGH THE ABOVE SAID SCHMID PARCEL, SOUTH 37 DEGREES 30 MINUTES 56 SECONDS WEST 290.99 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR WITH BROKEN CAP – DISTURBED) AT THE NORTHEAST CORNER OF A PARCEL CONVEYED TO PATRICK L. AND DAWN M. POLLOCK IN DEED VOLUME 1154, PAGE 863;

**THENCE** WITH THE NORTH LINE OF THE SAID POLLOCK PARCEL, NORTH 76 DEGREES 21 MINUTES 28 SECONDS WEST 252.54 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR WITH CAP), SAID EXISTING IRON PIN BEING THE **PLACE OF BEGINNING** FOR THE PARCEL HEREIN INTENDED TO BE DESCRIBED;

**THENCE** CONTINUING WITH THE NORTH LINE OF THE SAID POLLOCK PARCEL THE FOLLOWING TWO COURSES AND DISTANCES:

1. SOUTH 12 DEGREES 47 MINUTES 23 SECONDS WEST 48.11 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR WITH CAP);
2. SOUTH 83 DEGREES 24 MINUTES 45 SECONDS WEST 81.39 FEET TO A POINT ON THE EAST LINE OF BRANCH ROAD (TOWNSHIP ROAD 1738) AS RECORDED IN PLAT FILE 1, PAGE 102, PASSING AN EXISTING IRON PIN (5/8 INCH REBAR WITH CAP) AT 75.06 FEET;

**THENCE** WITH THE EAST LINE OF THE SAID ROAD AND WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 210.00 FEET (CHORD BEARING NORTH 13 DEGREES 56 MINUTES 22 SECONDS WEST 112.06 FEET, DELTA ANGLE OF 30 DEGREES 57 MINUTES 00 SECONDS) AN ARC DISTANCE OF 113.44 FEET TO AN IRON PIN SET;