

Baseline Surveying, Inc.

Land Surveying and Construction Layout

3010 East Pike
Zanesville, OH 43701

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Telephone (740) 453-4850
Fax (740) 450-1000

JOHN H. III AND MELISSA L. ALFORD

NORTH HALF

AUDITORS PARCEL NUMBER
56-56-80-23-04-007 (PART – 6.444 ACRES)

BEING THE NORTH HALF OF A PARCEL CONVEYED TO JOHN H. III AND MELISSA L. ALFORD IN O.R. VOLUME 2193, PAGE 443 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS, SITUATED IN SECTION 23, TOWNSHIP 2, RANGE 6, OF THE UNITED STATES MILITARY LANDS, SALEM TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING AXLE (LEANING) AT THE NORTHWEST CORNER OF THE SAID SECTION 23;

THENCE WITH THE WEST LINE OF THE SAID SECTION 23, SOUTH 02 DEGREES 00 MINUTES 30 SECONDS WEST 699.91 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR) SAID IRON PIN BEING THE PLACE OF BEGINNING FOR THE PARCEL HEREIN INTENDED TO BE DESCRIBED;

THENCE WITH THE SOUTH LINE OF A PARCEL CONVEYED TO HAROLD J. AND MALINDA S. MADDEN IN O.R. VOLUME 2051, PAGE 181 THE FOLLOWING THREE COURSES AND DISTANCES:

1. SOUTH 28 DEGREES 35 MINUTES 08 SECONDS EAST 100.77 FEET TO A POPLAR TREE STUMP;
2. SOUTH 84 DEGREES 10 MINUTES 04 SECONDS EAST 346.77 FEET TO A CORNER POST, PASSING AN EXISTING IRON PIN (5/8 INCH REBAR WITH CAP) AT 10.00 FEET;
3. NORTH 28 DEGREES 19 MINUTES 58 SECONDS EAST 95.08 FEET TO AN EXISTING IRON PIN (3/4 INCH PIPE);

THENCE LEAVING THE SAID MADDEN SOUTH LINE AND WITH THE SOUTH LINE OF A PARCEL CONVEYED TO DANIELLE L. HARMON IN O.R. VOLUME 2669, PAGE 226 THE FOLLOWING TWO COURSES AND DISTANCES:

1. SOUTH 88 DEGREES 23 MINUTES 52 SECONDS EAST 1449.40 FEET TO AN EXISTING IRON PIN (3/4 INCH PIPE);
2. SOUTH 57 DEGREES 17 MINUTES 31 SECONDS EAST 41.84 FEET TO A POINT IN NORFIELD ROAD (COUNTY ROAD 64);

THENCE WITH THE CENTER OF THE SAID ROAD THE FOLLOWING TWO COURSES AND DISTANCES:

1. SOUTH 32 DEGREES 31 MINUTES 59 SECONDS WEST 36.22 FEET TO A POINT;
2. SOUTH 27 DEGREES 41 MINUTES 38 SECONDS WEST 278.55 FEET TO A POINT;

THENCE LEAVING THE SAID ROAD AND TRAVERSING THROUGH THE ABOVE SAID ALFORD PARCEL THE FOLLOWING FOUR COURSES AND DISTANCES:

1. NORTH 73 DEGREES 17 MINUTES 17 SECONDS WEST 580.71 FEET TO AN IRON PIN SET, PASSING AN IRON PIN SET AT 62.00 FEET;
2. NORTH 83 DEGREES 47 MINUTES 04 SECONDS WEST 684.12 FEET TO AN IRON PIN SET;
3. SOUTH 69 DEGREES 34 MINUTES 08 SECONDS WEST 163.77 FEET TO AN IRON PIN SET;
4. NORTH 83 DEGREES 21 MINUTES 25 SECONDS WEST 393.78 FEET TO AN IRON PIN SET, SAID IRON PIN BEING NORTH 02 DEGREES 49 MINUTES 50 SECONDS EAST 598.10 FEET FROM AN EXISTING IRON PIN (1/2 INCH PIPE);

5948 ALFORD NORTH

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THENCE WITH THE EAST LINE OF A PARCEL CONVEYED TO HAROLD M. Jr. AND RICHARD WEST IN DEED VOLUME 792, PAGE 39 OF THE MUSKINGUM COUNTY DEED RECORDS, NORTH 02 DEGREES 49 MINUTES 50 SECONDS EAST 151.09 FEET TO THE PLACE OF BEGINNING.

CONTAINING 6.444 ACRES. SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF NORFIELD ROAD (COUNTY ROAD 64) AND ALL OTHER APPLICABLE EASEMENTS.

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

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

I, MICHAEL D. NICHOLS (PS#6923), HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 17TH DAY OF FEBRUARY, 2017, FROM A FIELD SURVEY COMPLETED THE 16TH DAY OF FEBRUARY, 2017.

OFFICE COPY
NOT RECORDABLE
MICHAEL D. NICHOLS
PROFESSIONAL SURVEYOR 6923

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

3/6/17
Date Fee Paid

DESCRIPTION

APPROVED

By: *M. D. Nichols*

SURVEY FOR MELISSA ALFORD

NORTH HALF

AUDITORS PARCEL NUMBER
56-56-80-23-04-007 (PART - 6.444 ACRES)



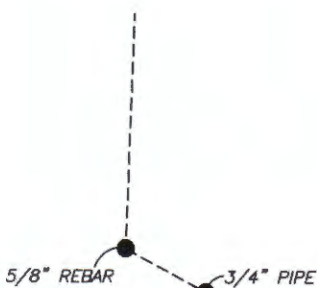
BEING THE NORTH HALF OF A PARCEL
CONVEYED TO JOHN H. III & MELISSA L.
ALFORD IN O.R. VOLUME 2193, PAGE 443;
SITUATED IN SECTION 23, TOWNSHIP 2,
RANGE 6, OF THE UNITED STATES
MILITARY LANDS, SALEM TOWNSHIP,
MUSKINGUM COUNTY, OHIO.

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

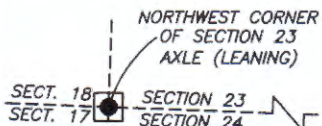
APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date 3/6/17

Fee Paid
DANIELLE L. HARMON
O.R. VOL. 2668, PG. 246



HAROLD J. & MALINDA S. MADDEN
O.R. VOL. 2051, PG. 181



HAROLD M. Jr. & RICHARD WEST
DEED VOL. 792, PG. 39

S57°17'31"E 41.84'
3/4" PIPE

S32°31'59"W 36.22'
S27°41'38"W 278.55'

ADAM J. & JENNA
R. HEIL
O.R. VOL. 2558,
PG. 711

JOHN H. III &
MELISSA L. ALFORD
DEED VOL. 1056,
PG. 393

JOHN H. III & MELISSA L. ALFORD
O.R. VOL. 2193, PG. 443
6.444 ACRES

JOHN H. III & MELISSA L. ALFORD
O.R. VOL. 2193, PG. 443

NORFELD RD.
(CO. RD. 64)

5/8" REBAR
WITH CAP

S88°23'52"E 1449.40'

N83°47'04"W 684.12'

RANDOLPH LEE & TINA MARIE McQUISTON
O.R. VOL. 2593, PG. 126

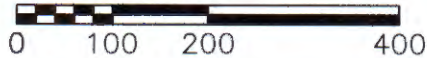
Zanesville - Muskingum Co.
Health Department

Approved For Transfer
No On-Lot Sewage
Date 3/3/17

LEGEND

- EXISTING IRON PIN
- ⊙ IRON PIN SET
(5/8" REBAR W/CAP)
- ANGLE POINTS
- ◼ AXLE FOUND

SCALE 1"=200'



RESEARCH

DEEDS AS SHOWN
PREVIOUS SURVEY OF A 12.863 AC. PARCEL
COMPLETED DEC. 1989 BY J.A. MALLOTT PS5963
PREVIOUS SURVEY OF A 14.914 AC. PARCEL
COMPLETED FEB. 29 1988 BY J.A. MALLOTT PS5963
PREVIOUS OF A 23462± AC. PARCEL
COMPLETED SEPT. 28, 2005 BY M.D. NICHOLS PS6923

I, MICHAEL D. NICHOLS, HEREBY CERTIFY TO
THE BEST OF MY KNOWLEDGE AND BELIEF THE
ABOVE PLAT AND SURVEY TO BE CORRECT AS
PREPARED BY ME, THIS 17th DAY OF FEBRUARY,
2017, FROM A FIELD SURVEY COMPLETED THE
16th DAY OF FEBRUARY, 2017.

DESCRIPTION
APPROVED

By: *[Signature]*

OFFICE COPY
NOT RECORDABLE

MICHAEL D. NICHOLS
PROFESSIONAL SURVEYOR #6923

THIS PROPERTY IS SUBJECT TO ALL 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, fax: 740-450-1000, email: BEI@rohio.com

DRAWN BY: JWL DATE: 02-17-17 SCALE: 1"=200'

CHECKED BY: MDN JOB NO: 5948 DRAWING NO:
Z:\5948\ALFORD.dwg