

Baseline Surveying, Inc.

Land Surveying and Construction Layout

3010 East Pike
Zanesville, OH 43701

Email: bei@rrohio.com

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

CHARLES R. & JANET I. HUSSING

AUDITORS PARCEL NUMBER

62-62-31-03-51-000 (PART)

TO BE COMBINED WITH 62-62-31-03-52-000

BEING A PART OF THE PARCEL CONVEYED TO CHARLES R. AND JANET I. HUSSING IN O.R. VOLUME 2351, PAGE 851 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS, SITUATED IN THE SOUTHEAST QUARTER OF SECTION 11, TOWNSHIP 16, RANGE 14, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, SPRINGFIELD TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 11;

THENCE NORTH 86 DEGREES 56 MINUTES 05 SECONDS WEST 1458.57 FEET (DEED) TO A POINT;

THENCE NORTH 03 DEGREES 03 MINUTES 55 SECONDS EAST 1843.08 FEET (DEED) TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF COOPERMILL ROAD (COUNTY ROAD 71);

THENCE WITH THE SAID SOUTH RIGHT OF WAY LINE, NORTH 83 DEGREES 45 MINUTES 30 SECONDS EAST 160.56 FEET (DEED) TO AN EXISTING IRON PIN (5/8 INCH REBAR WITH "HARKNESS" ALUMINUM CAP) AT THE NORTHEAST CORNER OF A PARCEL CONVEYED TO ROBERT E. ROGERS IN DEED VOLUME 958, PAGE 188 OF THE MUSKINGUM COUNTY DEED RECORDS, PASSING AN IRON PIN SET AT THE NORTHWEST CORNER OF THE SAID ROGERS PARCEL;

THENCE LEAVING THE SAID RIGHT OF WAY LINE AND WITH THE EAST LINE OF THE SAID ROGERS PARCEL (WEST LINE OF A PARCEL CONVEYED TO R. RODGERS IN O.R. VOLUME 1908, PAGE 559), SOUTH 03 DEGREES 03 MINUTES 55 SECONDS WEST 55.00 FEET TO A POINT, SAID POINT BEING NORTH 75 DEGREES 42 MINUTES 07 SECONDS EAST 0.23 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR), SAID POINT ALSO BEING THE **PLACE OF BEGINNING** FOR THE PARCEL HEREIN INTENDED TO BE DESCRIBED;

THENCE LEAVING THE SAID ROGERS EAST LINE AND WITH THE SOUTH LINE OF THE SAID RODGERS PARCEL (WEST LINE OF THE ABOVE SAID HUSSING PARCEL), NORTH 75 DEGREES 42 MINUTES 07 SECONDS EAST 9.86 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR WITH "DANIELS" CAP);

THENCE WITH THE EAST LINE OF THE SAID RODGERS PARCEL (WEST LINE OF THE SAID HUSSING PARCEL), NORTH 02 DEGREES 58 MINUTES 30 SECONDS EAST 54.91 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR WITH "DANIELS" CAP);

THENCE TRAVERSING THROUGH THE SAID HUSSING PARCEL, SOUTH 01 DEGREES 49 MINUTES 16 SECONDS WEST 408.10 FEET TO A POINT IN THE CENTER OF CHAPS RUN, PASSING AN IRON PIN SET AT 378.87 FEET;

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THENCE WITH THE CENTER OF CHAPS RUN, SOUTH 62 DEGREES 13 MINUTES 44 SECONDS WEST 21.18 FEET TO A POINT;

THENCE LEAVING THE SAID RUN AND WITH THE EAST LINE OF THE SAID ROGERS PARCEL (WEST LINE OF THE SAID HUSSING PARCEL), NORTH 03 DEGREES 03 MINUTES 55 SECONDS EAST, PASSING AN EXISTING IRON PIN (5/8 INCH REBAR WITH "HARKNESS" ALUMINUM CAP) AT 60.00 FEET, A TOTAL DISTANCE OF 361.01 FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.119 ACRES TOTAL, 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 DIAMETER BY 30-INCH-LONG REBAR WITH IDENTIFICATION CAPS- BASELINE PS 6923-PS 8536.

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

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 26TH DAY OF OCTOBER, 2018 FROM A FIELD SURVEY COMPLETED BY ME ON THE 26TH DAY OF OCTOBER, 2018.

OFFICE COPY
NOT RECORDABLE

JASON LEACHMAN
PROFESSIONAL SURVEYOR #8536



DESCRIPTION
APPROVED
By: 10/30/2018

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

10/30/18
Date Fee Paid

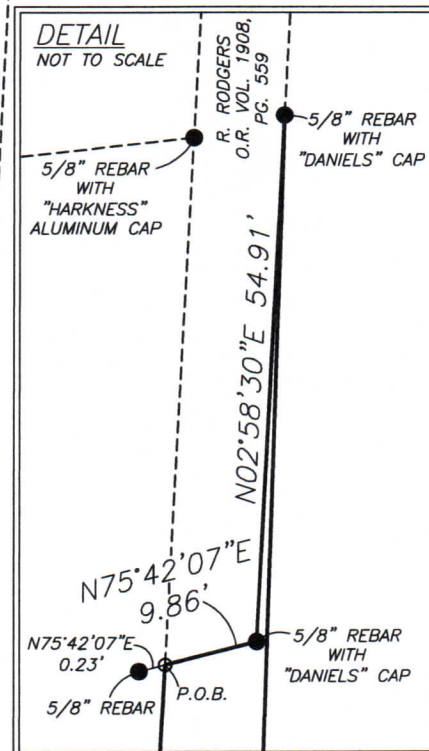
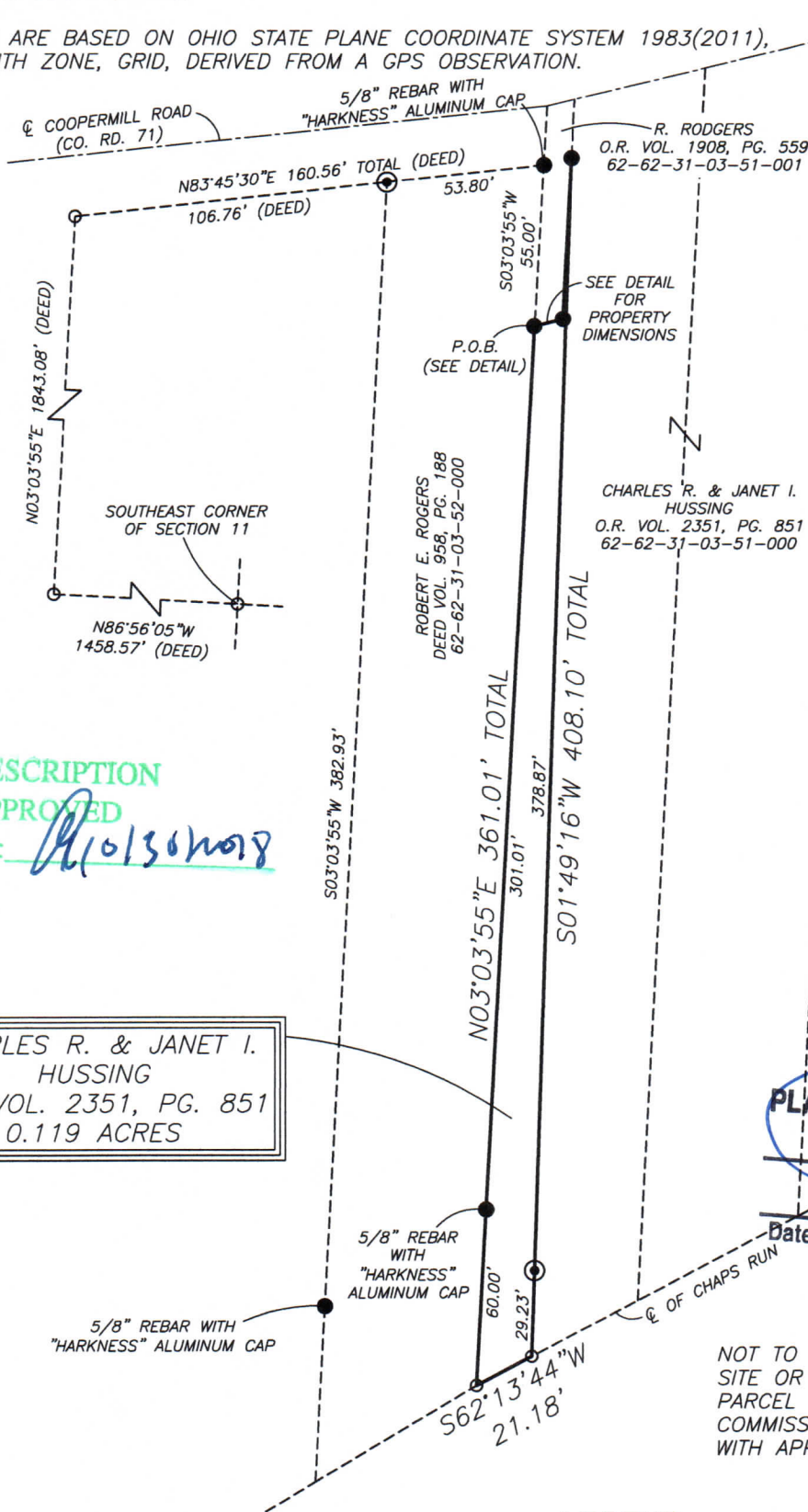
SURVEY FOR ROBERT ROGERS

AUDITORS PARCEL NUMBER
62-62-31-03-51-000 (PART)

TO BE COMBINED WITH 62-62-31-03-52-000

BEING A PART OF THE PARCEL CONVEYED TO CHARLES R. AND JANET I. HUSSING IN O.R. VOLUME 2351, PAGE 851 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS, SITUATED IN THE SOUTHEAST QUARTER OF SECTION 11, TOWNSHIP 16, RANGE 14, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, SPRINGFIELD TOWNSHIP, MUSKINGUM COUNTY, OHIO.

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



DESCRIPTION

APPROVED

By:

[Signature]

CHARLES R. & JANET I. HUSSING
O.R. VOL. 2351, PG. 851
0.119 ACRES

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date: 10/20/18 Fee Paid

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.

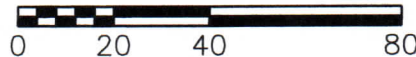
RESEARCH

DEEDS AS SHOWN
PREVIOUS SURVEY OF A 0.524 AC. PARCEL
COMPLETED NOV. 9, 1985 BY C.R. HARKNESS PS6885
PREVIOUS SURVEY OF A 0.017 AC. AND A 1.01 AC. PARCEL
COMPLETED AUG. 31, 2004 BY R.L. DANIELS PS5410
MUSKINGUM COUNTY GIS

LEGEND

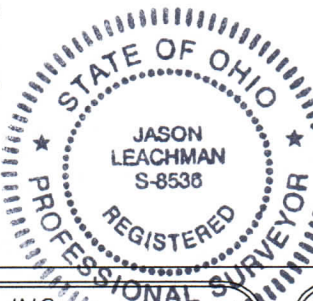
- EXISTING IRON PIN
- ⊙ IRON PIN SET (5/8" REBAR W/CAP)
- ANGLE POINTS

SCALE 1"=40'



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 26th DAY OF OCTOBER, 2018, FROM A FIELD SURVEY COMPLETED THE 26th DAY OF OCTOBER, 2018.

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, fax: 740-450-1000, email: BEI@rohoio.com

DRAWN BY: JWJ

DATE: 10-26-18

SCALE: 1"=40'

CHECKED BY: MDN

JOB NO: 6137

DRAWING NO:

Z:\6137\6137.dwg