



www.mcpeeklandsurveying.com LLC
email: brian@mcpeeklandsurveying.com
340 Robin Hood Ln., * Zanesville, Oh 43701 * 740.704.6073

**James L. & Carolyn K. Blackwood
DR 1143-789**

Tract One

Situated in the State of Ohio, County of Muskingum, Township of Union and being a part of the East Half of the Northeast Quarter of Section 6, T1, R5, United States Military Lands more particularly described as follows.

Beginning at an iron pin found at the northeast corner of said Section 6, thence with the east line of said Section 6, S02°19'52"W, a distance of 1255.21 feet to an iron pin found on the northeast corner of the lands now owned by Jerry M. & Laura L. Blackwood (OR 2016-232);

thence with the common line of said Blackwood/Blackwood's lands, S83°42'46"W, a distance of 421.36 feet to an iron pin found;

thence going through said James L. & Carolyn K. Blackwood's lands, N89°10'30"W, a distance of 906.20 feet to an iron pin set on the common line of the east half and west half of northeast quarter of said Section 6;

thence with the common line of said east half and west half of said northeast quarter, N02°17'56"E, a distance of 1343.39 feet to an iron pin set at the northwest corner of the east half of said northeast quarter, Section 6;

thence with the north line of said northeast quarter, S87°36'59"E, a distance of 1323.25 feet to the place of beginning, containing a total of 40.001 acres more or less, subject to all legal highways and easements of record.

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 40.001 acre parcel is based on a field survey made by McPeek Land Surveying on October 5th., 2018.

Tract Two

Situated in the State of Ohio, County of Muskingum, Township of Union and being a part of the East Half of the Northeast Quarter of Section 6 and the East Half of the Southeast Quarter of Section 6, T1, R5, United States Military Lands more particularly described as follows.

Beginning for reference at a stone found at the southwest corner of the east half of the southeast quarter of said Section 6, thence with the half quarter section line, N02°17'56"E, a distance of 2062.55 feet to a point in the center of a creek and the principal place of beginning;

thence continuing with said half quarter section line, N02°17'56"E, a distance of 581.87 feet to an iron pin set at the southwest corner of the east half of the northeast quarter of said Section 6, passing an iron pin set at 16.73 feet;

thence with the half quarter section line, now dividing the northeast quarter and northwest quarter of said Section 6, N02°17'56"E, a distance of 1301.04 feet to an iron pin set;

thence going through said James L. & Carolyn K. Blackwood's lands, S89°10'30"E, a distance of 906.20 feet to an iron pin found on the northwest corner of the lands now owned by Jerry M. & Laura L. Blackwood (OR 2016-232);

thence with the common line of said Blackwood/Blackwood's lands the following eleven courses (11):

1. S14°59'21"W, a distance of 549.60 feet to an iron pin found;
2. S75°49'13"E, a distance of 150.38 feet to an iron pin found;
3. S11°54'39"W, a distance of 272.77 feet to an iron pin found;
4. S21°19'54"W, a distance of 133.20 feet to an iron pin set;
5. S64°52'25"W, a distance of 64.23 feet to a point in the center of Blackwood Lane;
6. with the center of said Blackwood lane, S45°41'50"E, a distance of 114.64 feet to a point;
7. with the center of said Blackwood lane on a curve to the left, having a radius of 93.28 feet, arc distance of 70.00 feet, chord bearing S67°11'44"E a distance of 68.37 feet to a point;
8. S88°41'38"E, a distance of 96.24 feet to a point;
9. N81°03'30"E, a distance of 207.58 feet to a point;
10. S73°24'17"E, a distance of 45.90 feet to a point;
11. S33°12'21"E, a distance of 71.47 feet to a point on the east line of said Section 6;

thence with the east line of said Section 6, S02°20'35"W, a distance of 134.54 feet to an iron pin found on the northeast corner of the lands now owned by Becky Coulter & Lorie Kirkman (OR 2435-114);

thence with the common line of said Blackwood/Coulter & Kirkman, S73°56'37"W, a distance of 219.72 feet to an iron pin found on the mid section line of said Section 6;

thence with said mid section line, N87°45'09"W, a distance of 43.21 feet to a point on the center of a creek, being the common line of the lands now owned by Bainridge LLC (OR 2210-67) and said Blackwood's lands;

thence leaving said mid-section line and going with the center of said creek the following ten (10) courses:

1. S40°03'25"W, a distance of 107.61 feet to a point;
2. S58°42'52"W, a distance of 79.78 feet to a point;
3. S81°17'02"W, a distance of 136.95 feet to a point;
4. S51°37'24"W, a distance of 193.73 feet to a point;
5. S71°08'11"W, a distance of 239.24 feet to a point;
6. S60°57'30"W, a distance of 205.00 feet to a point;
7. S62°47'46"W, a distance of 27.80 feet to a point;
8. S77°28'16"W, a distance of 53.52 feet to a point;
9. S57°32'28"W, a distance of 148.03 feet to a point;
10. N84°16'45"W, a distance of 60.17 feet to the place of beginning, containing a total of

36.326 acres more or less, subject to all legal highways and easements of record.

Excepting from the above described 36.326 acres tract of land is a 5.015 acre parcel, being the lands now owned by James L. & Carolyn K. Blackwood (OR 2416-24), redescribed for the purpose of this survey as follows:

Beginning for reference at the southwest corner of the east half of the northeast quarter of said Section 6, thence N 75°35'33" E a distance of 206.99 feet to an iron pin found and the principal place of beginning;

thence with the perimeter of said Blackwood's lands (Muskingum County Parcel No.: 66-01-06-01-002) the following five courses:

- 1. N54°25'48"E, a distance of 543.49 feet to an iron pin found;*
- 2. S23°07'31"E, a distance of 207.18 feet to an iron pin found;*
- 3. S04°30'20"E, a distance of 265.35 feet to an iron pin found;*
- 4. S62°53'06"W, a distance of 500.00 feet to a point;*
- 5. N15°08'21"W, a distance of 380.00 feet to the place of beginning, containing 5.015 acres more or less, subject to all legal highways and easements of record.*

leaving a total of 31.311 acres, more or less to be described as Tract Two, subject to all legal highways and easements of record.

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 31.311 acre parcel is based on a field survey made by McPeck Land Surveying on October 5th., 2018.

OFFICE COPY
NOT RECORDABLE
Bria Kelly McPeck, PS 8517

10/17/18
Date

Parcel No.

Part of: 66-01-06-01-000 (+/- 40.001 ac.) Tract One

Part of: 66-01-06-01-000 (+/- 31.311 ac.) Tract Two

All of: 66-01-06-01-000 (+/- 71.312 ac.) Total

DESCRIPTION

APPROVED

By: 10/10/18

SITUATED IN
The State of Ohio, County of Muskingum,
Township of Union, and being part of the E 1/2,
of the NE 1/4 & SE 1/4 of Section 6, T1, R5.

BASIS OF BEARING
Bearings are based on State Plane Grid Coordinates,
NAD83, Ohio South, per GPS Observation.

REFERENCES
* As Noted on Plat
www.muskingumcountyauditor.org
www.mceo.org
<http://recorder.muskingumcounty.org>

Part of: 66-01-06-01-000
James L. & Carolyn K. Blackwood
DR 1143-789, 2nd Parcel
±40.001 Ac.

CURVE TABLE

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	70.00'	93.28'	47.7738°	S 67°11'44" E	68.37'

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 64°52'25" W	64.23'
L2	S 45°41'50" E	114.64'
L3	S 88°41'38" E	96.24'
L4	N 81°03'30" E	207.58'
L5	S 73°24'17" E	45.90'
L6	S 33°12'21" E	71.47'
L7	S 02°20'35" W	134.54'
L8	S 73°56'37" W	219.72'
L9	N 87°45'09" W	43.21'
L10	S 40°03'25" W	107.61'
L11	S 58°42'52" W	79.78'
L12	S 81°17'02" W	136.95'
L13	S 51°37'24" W	193.73'
L14	S 71°08'11" W	239.24'
L15	S 60°57'30" W	205.00'
L16	S 62°47'46" W	27.80'
L17	S 77°28'16" W	53.52'
L18	S 57°32'28" W	148.03'
L19	N 84°16'45" W	60.17'

All of: 66-01-06-01-000
Totalling ±71.312 Ac.

Part of: 66-01-06-01-000
James L. & Carolyn K. Blackwood
DR 1143-789, 2nd Parcel
±31.311 Ac.

JERRY M. & LAURA L. BLACKWOOD
OR 2016-232

Ⓐ N 75°35'33" E
206.99'

66-01-06-01-002
JAMES L. & CAROLYN K. BLACKWOOD
OR 2416-24
MID SECTION LINE
±5.015 Ac.

LEGEND

- Iron Pin Set (8517)
- Iron Pin Found
- Pipe Found w/cap
- ⊠ Stone Found

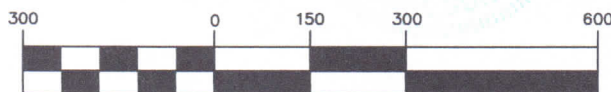
⊠ Property Hook

OFFICE COPY
NOT RECORDABLE

Brian Kelly McPeek
Reg. Surveyor No. 8517

Date 10/17/18

GRAPHIC SCALE



(IN FEET)
1 inch = 300 ft.

This plat was prepared by McPeek Land Surveying, LLC
in accordance with Chapter 4733-37 of the Administrative Code,
and is intended to be used for the legal transfer of the property
described and does not intend to describe all or any easements of
record, nor encroachments unless otherwise intended.

MCPEEK LAND SURVEYING
LLC
www.mcpeeklandsurveying.com
email: brian@mcpeeklandsurveying.com
340 Robin Hood Ln., * Zanesville, Oh 43701 * 740.704.6073