

# Baseline Surveying, Inc.

Land Surveying and Construction Layout

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## CAROL GOFF & ASSOCIATES LLC

AUDITOR'S PARCEL NUMBER

66-27-10-14-000 (PART)

BEING A PART OF THE PARCEL CONVEYED TO CAROL GOFF AND ASSOCIATES LLC IN O.R. VOLUME 2505, PAGE 69 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS. SITUATED IN LOT 1 OF THE TOWN OF CONCORD AS RECORDED IN DEED BOOK "T", PAGE 526 OF THE MUSKINGUM COUNTY DEED RECORDS, SECTION 1, TOWNSHIP 1, RANGE 5, OF THE UNITED STATES MILITARY DISTRICT, VILLAGE OF NEW CONCORD, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

BEGINNING AT A GIN PIN SET AT THE SOUTHWEST CORNER OF LOT 1 OF THE TOWN OF CONCORD (DEED BOOK "T", PAGE 526);

THENCE WITH THE WEST LINE OF LOT 1 (EAST LINE OF A 16.5 FEET WIDE ALLEY KNOWN AS SPRAGG ALLEY), NORTH 05 DEGREES 33 MINUTES 16 SECONDS WEST 115.33 FEET TO AN IRON PIN SET;

THENCE TRAVERSING THROUGH THE SAID CAROL GOFF AND ASSOCIATES LLC PARCEL, NORTH 84 DEGREES 26 MINUTES 44 SECONDS EAST 40.44 FEET (PRORATED) TO AN IRON PIN SET ON THE WEST LINE OF A PARCEL CONVEYED TO JOHN N. AND JO ANNE WYCOFF IN O.R. VOLUME 2880, PAGE 771;

THENCE WITH THE SAID WYCOFF WEST LINE, SOUTH 05 DEGREES 33 MINUTES 16 SECONDS EAST 115.19 FEET TO AN IRON PIN SET ON THE NORTH LINE OF A 16.5 FEET WIDE ALLEY KNOWN AS PLUM ALLEY, SAID IRON PIN SET BEING SOUTH 84 DEGREES 15 MINUTES 08 SECONDS WEST 160.25 FEET FROM AN EXISTING IRON PIN (3/4 INCH PIPE -DISTURBED);

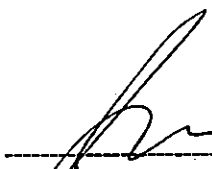
THENCE WITH THE NORTH LINE OF THE SAID PLUM ALLEY, SOUTH 84 DEGREES 15 MINUTES 08 SECONDS WEST 40.44 FEET (PRORATED) TO THE PLACE OF BEGINNING;

CONTAINING 0.107 ACRES. SUBJECT TO ALL APPLICABLE EASEMENTS.

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

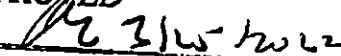
BEARINGS ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM 1983 (2011), OHIO SOUTH ZONE, GRID, DERIVED FROM A GPS OBSERVATION

I, JASON LEACHMAN, PS 8536, HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 22ND DAY OF MARCH 2022, FROM A FIELD SURVEY COMPLETED ON THE 22ND DAY OF MARCH 2022.

  
JASON LEACHMAN  
PROFESSIONAL SURVEYOR 8536



DESCRIPTION  
APPROVED

By: 

6573 GOFF