

# Baseline Surveying, Inc.

Land Surveying and Construction Layout

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## HAROLD E. AND MARTHA A. McTHENY

AUDITORS PARCEL NUMBERS

67-66-28-06-03-000 (ALL - 0.124 AC.) & 67-66-28-06-04-000 (ALL - 0.091 AC.)

BEING ALL OF PARCEL ONE AND PARCEL TWO OF A DEED CONVEYED TO HAROLD E. AND MARTHA A. McTHENY AS RECORDED IN DEED VOLUME 1161 PAGE 234 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN PART OF LOT 19 AND PART OF LOT 20 OF THE NEW CONCORD LAND AND IMPROVEMENT COMPANY'S FIRST ADDITION AS RECORDED IN PLAT 2, PAGE 149 OF THE MUSKINGUM COUNTY PLAT RECORDS, VILLAGE OF NEW CONCORD, UNION TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

**COMMENCING** AT AN EXISTING IRON PIN (1/2 INCH REBAR WITH CLAUS CAP) AT THE SOUTHEAST CORNER OF LOT 20 OF THE ABOVE SAID ADDITION;

**THENCE** WITH THE SOUTH LINE OF THE SAID LOT 20 (NORTH LINE OF AN ALLEY), SOUTH 77 DEGREES 34 MINUTES 13 SECONDS WEST 43.02 FEET TO AN IRON PIN SET AT THE **PLACE OF BEGINNING** OF THE PARCEL HEREIN INTENDED TO BE DESCRIBED;

**THENCE** CONTINUING WITH THE SOUTH LINE OF LOT 20 AND THE SOUTH LINE OF LOT 19, SOUTH 77 DEGREES 09 MINUTES 00 SECONDS WEST 50.64 FEET TO AN IRON PIN SET, SAID IRON PIN BEING NORTH 77 DEGREES 09 MINUTES 00 SECONDS EAST 44.00 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR WITH GARDNER CAP) AT THE SOUTHWEST CORNER OF LOT 19;

**THENCE** LEAVING THE SAID SOUTH LINE AND WITH THE EAST LINE OF A PARCEL CONVEYED TO ANDREA J. SOMMERS (OFFICIAL RECORD VOLUME 2429, PAGE 39), NORTH 05 DEGREES 27 MINUTES 45 SECONDS WEST 176.35 FEET TO AN IRON PIN SET ON THE NORTH LINE OF LOT 19 (SOUTH LINE OF MAIN STREET);

**THENCE** WITH THE NORTH LINE OF LOT 19 AND LOT 20, NORTH 63 DEGREES 25 MINUTES 08 SECONDS EAST 55.95 FEET TO A POINT;

**THENCE** LEAVING THE SAID NORTH LINE, SOUTH 04 DEGREES 52 MINUTES 00 SECONDS EAST, PASSING AN EXISTING IRON PIN (1/2 INCH REBAR WITH CLAUS CAP) AT 30.00 FEET) A TOTAL DISTANCE OF 190.01 FEET TO THE **PLACE OF BEGINNING**.

**CONTAINING** 0.215 ACRES (0.124 ACRES IN PARCEL NUMBER 67-66-28-06-03-000 AND 0.091 ACRES IN PARCEL NUMBER 67-66-28-06-04-000); SUBJECT TO A PERPETUAL EASEMENT CONVEYED TO THE STATE OF OHIO IN DEED VOLUME 298, PAGE 313 AND IN DEED VOLUME 309, PAGE 465, AND ALL OTHER APPLICABLE EASEMENTS.

BEARINGS ARE BASED ON THE EAST LINE OF A PREVIOUS SURVEY OF 0.253 ACRES CONVEYED TO CARYN J. HALSTEAD BY DEED RECORDED IN OFFICIAL RECORD VOLUME 2399, PAGE 108 OF THE MUSKINGUM COUNTY DEED RECORDS, AS SURVEYED BY STEVEN GARDNER PS 6884 AND DATED OCTOBER 26, 1992

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 10TH DAY OF NOVEMBER, 2016, FROM A FIELD SURVEY COMPLETED BY ME ON THE 10TH DAY OF NOVEMBER, 2016.

**OFFICE COPY**

**NOT RECORDABLE**  
MICHAEL D. NICHOLS  
PROFESSIONAL SURVEYOR #6923

5928 McTHENY



**DESCRIPTION APPROVED**

By: *[Signature]* 10/16/2016