

Helen Schmelzer 1.114 ac. O.R. 1567, Pg. 214
Part of Parcel 66-80-17-17-009
Existing Trailer at 1633 S. Cove Ln.

Situated in the State of Ohio, County of Muskingum, Township of Union:

Being a part of the Southeast Quarter of Section 17, Township 1-North, Range 5- W of the United States Military Lands in Union Township and part of property owned by Helen Schmelzer and Recorded in Official Record Book 1567, Page 214 and part of Auditors Parcel No. **66-80-17-17-009** in said Muskingum County bounded and described as follows:

Commencing at a $\frac{3}{4}$ " iron pipe found on the north line of said southeast quarter of section 17, said pin bears **S 87°48'53"E 888.44** feet from a point in the center of a creek at the northwest corner of said southeast quarter of section 17; thence **S 14°54'59"E** (the base of bearings is Grid from NAD 83 Ohio State Plane Coordinate System) along the center of South Cove Lane a distance of **769.29** feet to a point at the northeast corner of the grantor herein and the **True Place of Beginning** of the following parcel; thence **S 14°54'20"E** along the center of said road **120.02** feet to a point; thence through the lands of the grantor **S 76°16'00"W 404.50** feet to an iron pin set and passing an iron pin set at **30.00** feet; thence **N 14°54'20"W** along the grantors west property line and the east line of property owned by Marsha Hatfield (OR 3070, Pg. 583) a distance of **120.02** feet to an iron pin found; thence **N 76°16'00"E** along the grantors north line and the south line of property owned by said Marsha Hatfield (OR 2171, Pg. 683) a distance of **404.50** feet to the **True Place of Beginning** and passing through a $\frac{3}{4}$ " pipe found at **374.50** feet containing **1.114** acre more or less.

Subject to all legal right of ways and easements on record.

Part of Auditors Parcel No. **66-80-17-17-009**.

Base of bearings is Grid from Ohio South State Plane Coordinate System .

Iron pins set are 5/8" rebar capped Graves No. 5792.

This description was written from a field survey made May 13, 2022 by Richard Max Graves Registered Surveyor No. 5792.

OFFICE COPY
Richard Max Graves
NOT RECORDABLE



DESCRIPTION

APPROVED

By: *RMG* 7-5-2022

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date

Fee Paid