

Survey for Zanes.-Muskingum County Port Authority

Being a part of land located in the State of Ohio, Muskingum County, Washington Township, and part of the north half of Section 12, part of Section 13, and part of the southeast quarter of Quarter Township 2, Township 1 North, Range 7 West, United States Military Lands. Being part of the lands conveyed to Zanesville-Muskingum County Port Authority in Deed Record 1142, pages 426 (Tract 4), bounded and described as follows:

Commencing at the southwest corner of Section 9, Township 1 North, Range 7 West; thence south along the west line of Section 12 South 00 degrees 17 minutes 19 seconds East 1,890.15 feet to an iron pin set on the south right-of-way of Innovation Way (Township Road 737), the **place of beginning** for this parcel;

thence along the south right-of-way of Innovation Way (Township Road 737) (Plat Book 20, pg.19) the following five courses:

1. North 89 degrees 16 minutes 57 seconds East 478.70 feet to an iron pin found disturbed;
2. On a curve to the right having a radius of 160.00 feet, a delta angle of 73 degrees 23 minutes 36 seconds, a length of 204.95, and a chord bearing and distance of South 54 degrees 01 minutes 15 seconds East 191.22 feet to an iron pin set;
3. North 72 degrees 40 minutes 33 seconds East 25.00 feet to an iron pin set;
4. On a curve to the right having a radius of 185.00 feet, a delta angle of 06 degrees 11 minutes 39 seconds, a length of 20.00 feet, and a chord bearing and distance of South 14 degrees 13 minutes 41 seconds East 19.99 feet to an iron pin set;
5. South 09 degrees 49 minutes 02 seconds East 142.03 feet to an iron pin set on the north right-of-way of CSX Transportation, Inc. (DR 1005-62) (Baltimore and Ohio Railroad Val. Map V125.1-38 Sta 3907+20-4012+80);

thence leaving Innovation Way and along the north right-of-way of CSX Transportation, Inc. (DR 1005-62) (Baltimore and Ohio Railroad Val. Map V125.1-38 Sta 3907+20-4012+80) the following ten courses:

1. On a curve to the left having a radius of 2,624.23 feet, a delta angle of 05 degrees 02 minutes 02 seconds, a length of 230.56 feet, a chord bearing and distance of South 73 degrees 48 minutes 59 seconds West 230.49 feet to an iron pin set;
2. South 71 degrees 20 minutes 47 seconds West 347.20 feet to an iron pin set;
3. On a curve to the right having a radius of 1,130.84 feet, a delta angle of 37 degrees 39 minutes 00 seconds, a length of 709.09 feet, a chord bearing and distance of North 89 degrees 49 minutes 43 seconds West 697.53 feet to an iron pin set;
4. North 71 degrees 00 minutes 13 seconds West 233.10 feet to an iron pin set;
5. On a curve to the left having a radius of 1,160.40 feet, a delta angle of 26 degrees 44 minutes 00 seconds, a length of 565.69 feet, a chord bearing and

- distance of North 84 degrees 22 minutes 13 seconds West 560.11 feet to an iron pin set;
6. South 82 degrees 15 minutes 47 seconds West 354.70 feet to an iron pin set;
 7. On a curve to the right having a radius of 1,469.12 feet, a delta angle of 36 degrees 51 minutes 00 seconds, a length of 911.61 feet, a chord bearing and distance of North 79 degrees 18 minutes 43 seconds West 897.06 feet to an iron pin set;
 8. North 60 degrees 53 minutes 13 seconds West 510.50 feet to an iron pin set;
 9. On a curve to the left having a radius of 1,325.27 feet, a delta angle of 50 degrees 27 minutes 03 seconds, a length of 1,166.94 feet, a chord bearing and distance of North 85 degrees 08 minutes 05 seconds West 1,129.61 feet to an iron pin set;
 10. South 70 degrees 37 minutes 02 seconds West 545.05 feet to a point, being the southeast corner of J.D. Shriver (DR 2520-903);

thence leaving the north right-of-way of CSX Transportation, Inc. (DR 1005-62) (Baltimore and Ohio Railroad Val. Map V125.1-38 Sta 3907+20-4012+80) and along J.D. Shriver (DR 2520-903) the following three courses:

1. North 03 degrees 30 minutes 23 seconds East 7.74 feet to an iron pin found;
2. North 03 degrees 30 minutes 23 seconds East 311.47 feet to an iron pin found;
3. North 03 degrees 30 minutes 23 seconds East 27.09 feet to a point in the centerline of Bateman Road (Township Road 112);

thence along the centerline of Bateman Road (Township Road 112) North 70 degrees 39 minutes 17 seconds East 164.19 feet to a point;

thence continuing along the centerline of Bateman Road (Township Road 112) on a curve to the left having a radius of 200.00 feet, a delta angle of 11 degrees 30 minutes 46 seconds, a length of 40.19 feet, a chord bearing and distance of North 64 degrees 53 minutes 51 seconds East 40.12 feet to a point;

thence leaving the centerline of Bateman Road (Township Road 112) South 45 degrees 43 minutes 15 seconds East 20.63 feet to an iron pin set;

thence continuing South 45 degrees 43 minutes 15 seconds East 89.32 feet to an iron pin set;

thence North 76 degrees 58 minutes 36 seconds East 130.98 feet to an iron pin set;

thence North 51 degrees 14 minutes 36 seconds West 159.12 feet to an iron pin set;

thence continuing North 51 degrees 14 minutes 36 seconds West 20.12 to a point in the centerline of Bateman Road (Township Road 112);

thence along the centerline of Bateman Road (Township Road 112) the following nine courses:

1. North 32 degrees 15 minutes 01 seconds East 97.44 feet to a point;
2. North 38 degrees 59 minutes 15 seconds East 104.48 feet to a point;
3. North 42 degrees 02 minutes 45 seconds East 205.47 feet to a point;
4. North 43 degrees 55 minutes 29 seconds East 116.83 feet to a point;
5. North 49 degrees 28 minutes 31 seconds East 90.32 feet to a point;
6. North 52 degrees 19 minutes 22 seconds East 198.64 feet to a point;

7. North 58 degrees 06 minutes 14 seconds East 291.21 feet to a point;
8. North 54 degrees 19 minutes 38 seconds East 168.48 feet to a point;
9. North 49 degrees 11 minutes 14 seconds East 159.44 feet to a point on the right-of-way of East Pointe Drive (Plat Book 20, pg. 19 and DR 2361-406);

thence leaving the centerline of Bateman Road (Township Road 112) South 44 degrees 15 minutes 26 seconds East 32.22 feet to an iron pin found on the south right-of-way of East Pointe Drive (Plat Book 20, pg. 19 and DR 2361-406);

thence along the south right-of-way of East Pointe Drive the following thirteen courses:

1. North 45 degrees 44 minutes 34 seconds East 130.12 feet to an iron pin found;
2. On a curve to the right having a radius of 50.00 feet, a delta angle of 84 degrees 17 minutes 38 seconds, a length of 73.56 feet, a chord bearing and distance of North 87 degrees 53 minutes 17 seconds East 67.10 feet to an iron pin found;
3. On a curve to the left having a radius of 730.00 feet, a delta angle of 22 degrees 50 minutes 00 seconds, a length of 290.92 feet, a chord bearing and distance of South 61 degrees 22 minutes 47 seconds East 289.00 feet to an iron pin found;
4. South 72 degrees 47 minutes 49 seconds East 72.66 feet to an iron found;
5. On a curve to the right having a radius of 670.00 feet, a delta angle of 14 degrees 47 minutes 35 seconds, a length of 172.99 feet, a chord bearing and distance of South 65 degrees 24 minutes 01 seconds East 172.51 feet to an iron pin found;
6. South 31 degrees 59 minutes 47 seconds West 20.00 feet to an iron pin found;
7. South 58 degrees 00 minutes 13 seconds East 492.78 feet to an iron pin found;
8. On a curve to the left having a radius of 750.00 feet, a delta angle of 10 degrees 57 minutes 24 seconds, a length of 143.42 feet, and a chord bearing and distance of South 63 degrees 28 minutes 56 seconds East 143.20 feet to an iron pin found;
9. South 68 degrees 57 minutes 38 seconds East 510.85 feet to an iron pin found;
10. On a curve to the right having a radius of 650.00 feet, a delta angle of 14 degrees 17 minutes 29 seconds, a length of 162.13 feet, and a chord bearing and distance of South 61 degrees 48 minutes 53 seconds East 161.71 feet to an iron pin found;
11. South 54 degrees 40 minutes 09 seconds East 65.79 feet to an iron pin found;
12. South 67 degrees 12 minutes 42 seconds East 158.18 feet to an iron pin found;
13. South 81 degrees 33 minutes 49 seconds East 367.53 feet to an iron pin set, being the northwest corner of the west right-of-way of Innovation Way (Township Road 737) (Plat Book 20, pg.19);

thence along the west right-of-way of Innovation Way (Township Road 737) (Plat Book 20, pg. 19) the following six courses:

1. On a curve to the right having a radius of 20.00 feet, a delta angle of 90 degrees 00 minutes 00 seconds, a length of 31.41 feet, a chord bearing and distance of South 36 degrees 36 minutes 56 seconds East 28.28 feet to an iron pin set;
2. South 08 degrees 08 minutes 40 seconds West 14.24 feet to an iron pin set;
3. On a curve to the left having a radius of 290.00 feet, a delta angle of 79 degrees 11 minutes 32 seconds, a length of 400.83 feet, a chord bearing and distance of South 31 degrees 27 minutes 03 seconds East 369.68 feet to an iron pin found;
4. South 71 degrees 02 minutes 50 seconds East 353.96 feet to an iron pin found;

5. On a curve to the left having a radius of 385.00 feet, a delta angle of 19 degrees 40 minutes 14 seconds, a length of 125.24 feet, and a chord bearing and distance of South 80 degrees 52 minutes 57 seconds East 124.69 feet to an iron pin found;
6. North 89 degrees 16 minutes 57 seconds East 265.77 feet to the place of beginning, containing 100.72 acres, more or less.

Part of Parcel Nos.: 70-15-12-04-000 $\pm$ 42.87 acres
70-15-13-02-000 $\pm$ 52.35 acres
70-13-02-30-000 + 5.50 acres
TOTAL $\pm$ 100.72 ACRES

SUBJECT TO a 30' wide sanitary sewer easement as described in DR 2816-881.

This legal description was written by Denis P. Swierz based on a field survey completed October 2018 by Denis Swierz of the Muskingum County Engineers' Office. The bearings in this description are based on NAD 83, Ohio South Zone, State Plane coordinates as per GPS Observations from Muskingum County Engineer GPS monument – **W 183**.

**OFFICE COPY
NOT RECORDABLE**

Denis P. Swierz

Reg. Surv. No. 8062



10/23/18
Date

DESCRIPTION
APPROVED

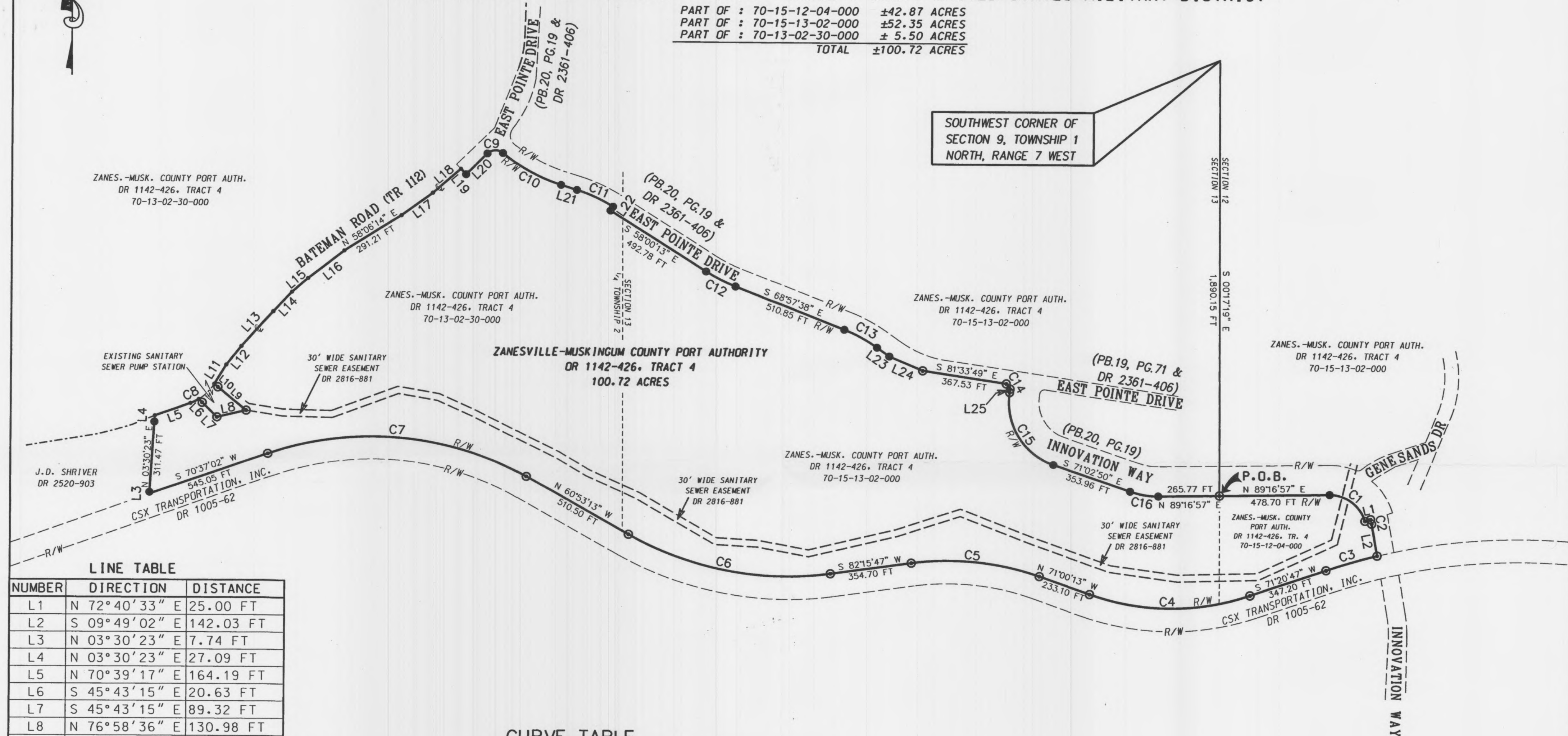
By:

[Signature]

PLAT OF SURVEY - ZANESVILLE-MUSKINGUM COUNTY PORT AUTHORITY

STATE OF OHIO, MUSKINGUM COUNTY, WASHINGTON TOWNSHIP, PART OF THE NORTH HALF OF SECTION 12, PART OF FRACTIONAL SECTION 13, AND PART OF THE SOUTHEAST QUARTER OF QUARTER TOWNSHIP 2, TOWNSHIP 1 NORTH, RANGE 7 WEST, UNITED STATES MILITARY DISTRICT

PART OF : 70-15-12-04-000 ±42.87 ACRES
 PART OF : 70-15-13-02-000 ±52.35 ACRES
 PART OF : 70-13-02-30-000 ± 5.50 ACRES
TOTAL ±100.72 ACRES



LINE TABLE

NUMBER	DIRECTION	DISTANCE
L1	N 72°40'33" E	25.00 FT
L2	S 09°49'02" E	142.03 FT
L3	N 03°30'23" E	7.74 FT
L4	N 03°30'23" E	27.09 FT
L5	N 70°39'17" E	164.19 FT
L6	S 45°43'15" E	20.63 FT
L7	S 45°43'15" E	89.32 FT
L8	N 76°58'36" E	130.98 FT
L9	N 51°14'36" W	159.12 FT
L10	N 51°14'36" W	20.12 FT
L11	N 32°15'01" E	97.44 FT
L12	N 38°59'15" E	104.48 FT
L13	N 42°02'45" E	205.47 FT
L14	N 43°55'29" E	116.83 FT
L15	N 49°28'31" E	90.32 FT
L16	N 52°19'22" E	198.64 FT
L17	N 54°19'38" E	168.48 FT
L18	N 49°11'14" E	159.44 FT
L19	S 44°15'26" E	32.22 FT
L20	N 45°44'34" E	130.12 FT
L21	S 72°47'49" E	72.66 FT
L22	S 31°59'47" W	20.00 FT
L23	S 54°40'09" E	65.79 FT
L24	S 67°12'42" E	158.18 FT
L25	S 08°08'40" W	14.24 FT

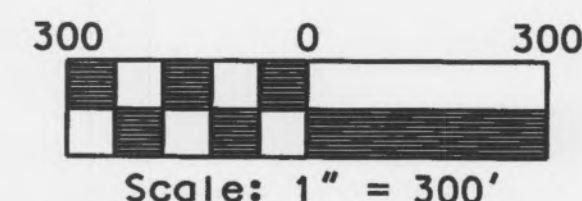
CURVE TABLE

NUMBER	DELTA ANGLE	CHORD DIRECTION	RADIUS	ARC LENGTH	CHORD LENGTH
C1	73°23'36"	S 54°01'15" E	160.00	204.95	191.22
C2	06°11'39"	S 14°13'41" E	185.00	20.00	19.99
C3	05°02'02"	S 73°48'59" W	2,624.23	230.56	230.49
C4	37°39'00"	N 89°49'43" W	1,130.84	709.09	697.53
C5	26°44'00"	N 84°22'13" W	1,160.40	565.69	560.11
C6	36°51'00"	N 79°18'43" W	1,469.12	911.61	897.06
C7	50°27'03"	N 85°08'05" W	1,325.27	1,166.94	1,129.61
C8	11°30'46"	N 64°53'51" E	200.00	40.19	40.12
C9	84°17'38"	N 87°53'17" E	50.00	73.56	67.10
C10	22°50'00"	S 61°22'47" E	730.00	290.92	289.00
C11	14°47'35"	S 65°24'01" E	670.00	172.99	172.51
C12	10°57'24"	S 63°28'56" E	750.00	143.42	143.20
C13	14°17'29"	S 61°48'53" E	650.00	162.13	161.71
C14	90°00'00"	S 36°36'56" E	20.00	31.41	28.28
C15	79°11'32"	S 31°27'03" E	290.00	400.83	369.68
C16	19°40'14"	S 80°52'57" E	385.00	125.24	124.69

BASIS OF BEARING:
 BEARINGS ARE BASED ON NAD 83, OHIO SOUTH ZONE, STATE PLANE COORDINATES AS PER GPS OBSERVATIONS FROM MUSKINGUM COUNTY ENGINEER GPS MONUMENT - W-183.

PERTINENT DOCUMENTS AND SURVEYS USED:
 1. DEED REFERENCES SHOWN
 2. TAX MAPS
 3. BALTIMORE & OHIO RAILROAD VALUATION MAPS
 4. SURVEY RECORDS FOUND IN THE MUSKINGUM COUNTY ENGINEERS OFFICE, ZANESVILLE, OHIO.

DESCRIPTION
 APPROVED
 By: *[Signature]*



LEGEND

- IRON PIN SET " X 30" W/CAP MARKED "MUSK CTY" "SWERZ 8062"
- IRON PIN FOUND
- POINT

MUSKINGUM COUNTY ENGINEERS OFFICE
 155 REHL ROAD
 ZANESVILLE, OHIO 43701
 (740) 454-0155

I HEREBY CERTIFY THIS PLAT TO BE CORRECTLY SURVEYED AND ACCURATE FOR THE PURPOSES FOR WHICH IT IS PREPARED.

DENIS P. SWIERZ
 PS# 8062

DATE 10/23/18