



# MCPEEK LAND SURVEYING

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**All of: 70-90-07-13-000**

**James K. Gee, II**

**OR 2113-296**

**+/-7.213 Ac.**

Being a part of the 4th Qtr. Township, T1, R7, Washington Township, Muskingum County, also being all of the lands now owned by James K. Gee, II as recorded in OR 2113-296 of the Muskingum County Recorder's Office and more fully described as follows.

Beginning for reference at an iron pin found (5/8") at the southwest corner of Quarter Township 4, thence with the common line of Washington Township and Wayne Township, S 87°29'21" E a distance of 587.07 feet to a pipe found (1") at the southeast corner of the land now owned by James Lee Paul, Sr., Trustee (DR 1092-159), the principal place of beginning, passing a pipe found (1") at 190.89 feet, 0.53 feet south of line and an iron pin found at 379.02 feet, 0.57 feet south of line;

Thence with the east line of said Paul, Sr., Tr's lands, N 02°34'48" E a distance of 357.48 feet to an iron pin set at on the southwest corner of lands now owned by Marvin T. & Patricia A. Paul (DR 960-325);

Thence with the common line of said Gee/Paul's lands the following three (3) courses:

1. S 88°03'05" E a distance of 160.16 feet to an iron pin set;
2. N 02°32'33" E a distance of 231.97 feet to an iron pin set;
3. N 88°02'27" W a distance of 160.01 feet to an iron pin set on the east line of said Paul, Sr., Tr.'s lands;

Thence with the east line of said Paul, Sr., Tr's lands, N 02°34'48" E a distance of 17.26 feet to an iron pin set on the south line of the lands now owned by Curt M. Luburgh (OR 1734-706);

Thence with the south line of said Luburgh's lands, S 88°27'48" E a distance of 529.32 feet to an iron pin found (5/8") at Luburgh's southeast corner;

Thence with the west line of said Gee's lands, N 02°32'39" E a distance of 546.12 feet to a point in the center of South Pleasant Grove Road (CR-5), passing an iron pin found (linn) at 363.93 feet and an iron pin set at 502.36 feet;

Thence with the center of said South Pleasant Grove Road the following two (2) courses:

1. S 72°14'25" E a distance of 12.77 feet to a point;
2. S 70°54'46" E a distance of 12.27 feet to a point on the northwest corner of the lands now owned by Brian K. Bonifant (OR 2092-932);

Thence with the east line of said Gee's lands, S 02°35'25" W a distance of 1151.71 feet to an iron pin found (harkness) on the south line of said Washington Township;

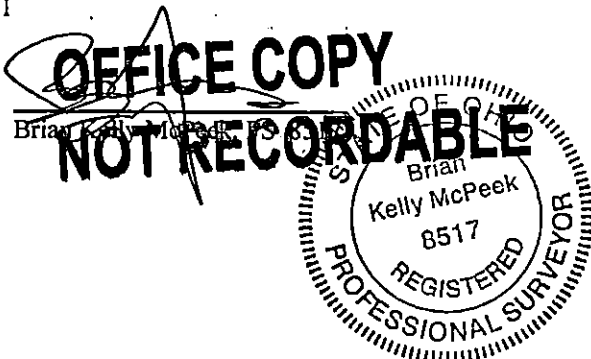
Thence with the south line of said Washington Township the following two (2) courses:

1. N 88°07'13" W a distance of 346.62 feet to a pipe found (1");
2. N 87°20'24" W a distance of 206.18 feet to the principal place of beginning, containing 7.213 acres more or less, subject to all legal highways and easements of record.

*Appended to the above-described tract of land is an easement for the purpose of ingress/egress as previously described in DR 960-325, OR 2113-296 & DR 1092-159*

All bearings described herein are based on the Ohio State Plane Grid Coordinates, NAD83, Ohio South per GPS Observation.

The above described 7.213 acre parcel is based on a field survey made by McPeek Land Surveying on Sept 22, 2021



9/22/21  
Date

DESCRIPTION

APPROVED

By: *ATM qh4hor*