

LINE STAKE FOR JOHN MOORE

AUDITORS PARCEL NUMBER
81-08-03-15-000

BEING THE NORTH 28 FEET OF LOT 76 OF FAIR OAKS ADDITION (PLAT BOOK 2, PAGE 35), ZANESVILLE, MUSKINGUM COUNTY, OHIO.

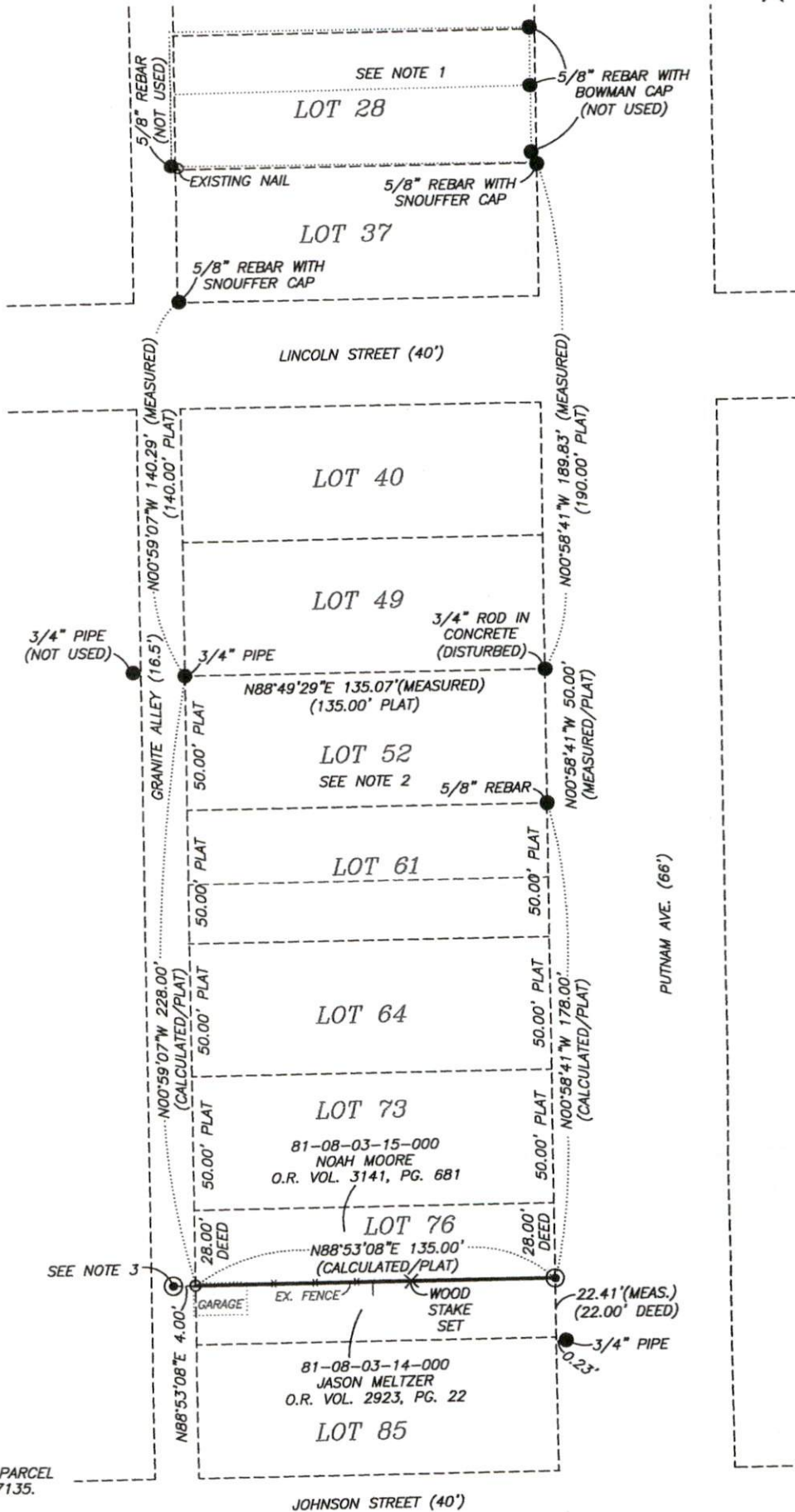
BEARINGS ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM 1983(2011), OHIO SOUTH ZONE, GRID, DERIVED FROM A GPS OBSERVATION.



NOTE 1: PREVIOUS SURVEY BY S.M. BOWMAN ON LOT 28 NOT USED FOR THIS SURVEY. BOWMAN SURVEY PINS DO NOT AGREE WITH THE OTHER FOUND MONUMENTATION.

NOTE 2: AS PER CONVERSATION, ON 7/17/23, WITH ROBERT PIERCE (PREVIOUS OWNER OF LOTS 40, 49, AND 52, PART OF 61, AND 64), ROBERT HIRED JACK MARSHALL (PS5307) TO SURVEY LOT 52 IN THE EARLY 1980'S.

NOTE 3: IRON PIN SET 4' INTO THE ALLEY DUE TO EXISTING GARAGE OCCUPYING THE LOT CORNER. GARAGE IS APPROXIMATELY 0.9' NORTH OF THE LOT LINE AND 0.9' INTO THE ALLEY AT THE GARAGE'S NORTHWEST CORNER.



LEGEND

- EXISTING IRON PIN
- ⊙ IRON PIN SET (5/8" REBAR W/CAP 30" LONG)
- ANGLE POINTS

SCALE 1"=60'

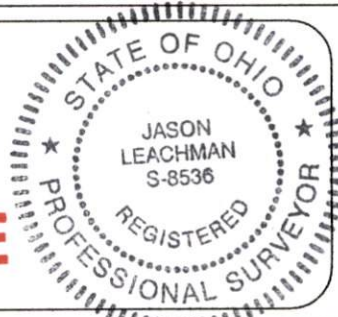


RESEARCH

DEEDS AS SHOWN
PREVIOUS SURVEY OF A 0.07 AC. AND 0.09 AC. PARCEL COMPLETED NOV. 2, 2006 BY S.M. BOWMAN PS7135. PLAT BOOK 2, PAGE 35 MUSKINGUM COUNTY GIS

I, JASON LEACHMAN, HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 20th DAY OF JULY, 2023, FROM A FIELD SURVEY COMPLETED THE 17th DAY OF JULY, 2023.

JASON LEACHMAN
PROFESSIONAL SURVEYOR #8536



THIS PROPERTY IS SUBJECT TO ALL APPLICABLE EASEMENTS, RIGHT OF WAYS, OR RESTRICTIONS, WHETHER RECORDED OR IMPLIED. THIS PLAT DOES NOT INTEND TO SHOW ANY OR ALL OF THE EASEMENTS, RIGHT OF WAYS, RESTRICTIONS OR ENCROACHMENTS UNLESS OTHERWISE INDICATED.

BASELINE SURVEYING, INC.

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DRAWN BY: JWL

DATE: 07-20-23

SCALE: 1"=60'

CHECKED BY: MDN

JOB NO: 6812

DRAWING NO:
Z:\6812\6812.dwg