

## **LEGAL DESCRIPTION**

**for 355 Lewis Road**

**Zanesville, Ohio**

**All of PN 81-13-01-15-000 (Parcel '1') and**

**All of PN 81-13-01-16-000 (Parcel '2')**

### **Parcel '1':**

Situated in the City of Zanesville, County of Muskingum, and State of Ohio, being part of Lot 39 in the Buckingham Terrace Fair Oaks Addition (Plat Book 2, Page 47, Muskingum County Recorder's Office), in Lot 12, Township 16N, Range 14W, of Congress Lands, being conveyed to Cherie M. Hopkins (Volume 3042, Page 271), bounded and described as follows:

Beginning at a found and used 1" iron pipe at the northeast corner of Lot 39 of said plat, along the west right of way line of Parker Drive (50' R/W);

Thence along said west right of way, along the arc of a curve deflecting to the right, with a radius of 22,985.90 feet and a length of 48.00 feet, S 16°50'24" E, 48.00 feet to a set 5/8" x 30" capped iron rod ("LANDMARK SURVEYING"), said corner being the southeast corner of Parcel '2', also conveyed to Cherie M. Hopkins (Volume 3042, Page 271), and the True Point of Beginning at the northeast corner of the parcel herein described;

Thence continuing along said west right of way line, along the arc of a curve deflecting to the right, with a radius of 22,985.90 feet and a length of 49.00 feet, S 16°43'08" E, 49.00 feet to a set 5/8" x 30" capped iron rod ("LANDMARK SURVEYING") at the southeast corner, also being the northeast corner of a parcel conveyed to Lewis H. Tracey and Rose M. Tracey (Volume 638, page 111);

Thence leaving said west right of way line, and along the north line of said Tracey parcel, S 72°25'43" W, 97.00 feet to a set 5/8" x 30" capped iron rod ("LANDMARK SURVEYING") at the southwest corner, also being along the northwest corner of said Tracey parcel and along the east line of a parcel conveyed to Sonia Baughman (Book 1795, Page 400);

Thence along the east line of said Baughman parcel, N 11°33'55" W, 50.00 feet to a set 5/8" x 30" iron rod, capped ("LANDMARK SURVEYING") at the northwest corner, also being the southwest corner of said Parcel '2' and along the west line of said Baughman parcel;

Thence along the south line of said Parcel '2', N 72°52'53" E, 92.50 feet to the True Point of Beginning, containing a total area of 4678.31 square feet, or 0.1066 acres and subject to all legal highways, easements, reservations or restrictions of record, if any.