



H. Wayne & Janice P. McMillan, Trustees, Trustees
All of: 73-03-07-09-000 (+/-17.389 Ac.) & 81-55-01-20-000 (+/-2.405 Ac.)
OR 3048-516, Tract IV
Total +/-19.794 Ac.

Situated in the State of Ohio, County of Muskingum, Township of Wayne, Section 4 and the City of Zanesville, Section 5, T12, R13, Congress Lands East of the Scioto River and being all of the lands now owned by H. Wayne & Janice P. McMillan, Trustees as recorded in OR 3048-516, Tract IV, in the Muskingum County Recorder's Office, more particularly described as follows.

Beginning at an iron pin found at the northwest corner of Lot 1, Sandy Ridge Sub. (PB 7, Pg. 54.); thence with the west line of said Lot 1, S 03°31'35" W a distance of 130.79 feet to a pipe found (1") at the northeast corner of the lands now owned by Roger, Jr. & Erica Smith (OR 2816-525);

thence with the south line of said McMillan's lands the following eight (8) courses:

1. N 85°22'21" W a distance of 335.60 feet to an iron pin found (harkness) at the northwest corner of the lands now owned by Charles & Cindy McCloud (DR 1135-72), passing an axle found at 165.00 feet;
2. S 03°32'29" W a distance of 41.65 feet to a pipe found (3") on the north line of the lands now owned by Daniel F. & Janis E. Huffman (DR 845-159);
3. N 88°21'19" W a distance of 181.81 feet to an iron pin found (harkness), passing a pipe found (3") at 88.70 feet and an iron pin found (harkness) at 133.87 feet;
4. S 03°23'38" W a distance of 131.64 feet to an iron pin found (harkness);
5. S 85°37'41" W a distance of 84.01 feet to an iron pin found (harkness), passing an iron pin found (harkness) at 13.80 feet;
6. S 85°25'18" W a distance of 65.97 feet to a pipe found (1") at the northwest corner of the lands now owned by William C. Lackey (OR 3161-949);
7. N 02°01'14" E a distance of 100.06 feet to an iron pin found (harkness) at the northeast corner of the lands now owned by Kenneth M. Dunlap (OR 2573-394);
8. S 87°38'13" W a distance of 216.78 feet to an iron pin found (5/8") on the west line of said Section 4, also being the corporation line of the City of Zanesville;

thence with said corporation line, N 01°58'26" E a distance of 50.21 feet to an iron pin set at the northeast corner of the lands now owned by Kenneth M. Dunlap (OR 3194-352);

thence continuing with the south line of said McMillan's lands, now in the City of Zanesville, N 87°16'23" W a distance of 259.57 feet to an axle found, being the southwest corner of said McMillan's lands;

thence with the west line of said McMillan's lands, N 03°26'10" E a distance of 243.67 feet to a gin pin set at the northeast corner of the lands now owned by Thomas Dunlap (DR 1040-420), passing an iron pin found (5/8") at 35.01 feet;

thence with the north line of said Dunlap's lands, N 71°18'50" W a distance of 207.40 feet to an iron pin found (harkness) on the west side of Harris Road, passing an iron pins found (harkness) at 21.72 feet and 158.78 feet;

with the west side of Harris Road, also an easterly line of the lands now owned by Harris Industrial Parkway, LLC (OR 2632-937) the following two (2) courses:

1. N 51°18'45" E a distance of 31.80 feet to an iron pin found (harkness);
2. N 44°31'19" E a distance of 38.13 feet to an iron pin found (harkness) at the most northwesterly corner of said McMillan's lands;

thence with the common line of said Harris Industrial Parkway, LLC and McMillan's lands the following six (6) courses:

1. S 72°56'53" E a distance of 299.36 feet to an iron pin set, passing an iron pin found (harkness) at 42.65 feet;
2. N 13°53'20" E a distance of 221.93 feet to an iron pin found (5/8");
3. N 79°09'43" E a distance of 176.08 feet to an iron pin set, passing the corporation line at 68.89 feet;
4. N 02°27'20" E a distance of 186.23 feet to an iron pin found (harkness), passing an iron pin found (harkness) at 150.99 feet;
5. N 54°57'33" E a distance of 242.64 feet to an iron pin found (harkness);
6. N 02°28'26" E a distance of 27.44 feet to an iron pin found (harkness) on the south line of the abandoned N & W Railroad;

thence with the south line of said abandoned railroad the following three (3) courses:

1. N 68°16'46" E a distance of 206.41 feet to an iron pin found (harkness);
2. with a curve to the right having an arc of 192.35 feet, a radius of 738.48 feet and a chord that bears N 75°50'32" E a distance of 191.81 feet to a point, passing an iron pin found (harkness) along the arc at 79.56 feet;
3. N 83°18'41" E a distance of 96.57 feet to an iron pin found (5/8") at the northwest corner of the lands now owned by Charles J. & Christine L. Sode (DR 1124-158);

thence leaving the south line of said abandoned railroad and going with the common line of said

Sode/McMillan's lands the following two (2) courses:

- 1. S 03°20'05" E a distance of 515.68 feet to an iron pin found (harkness);
- 2. S 85°52'38" E a distance of 84.17 feet to an iron pin found (janes) at the northwest corner of the lands now owned by Creative Properties Zanesville, Ltd. (OR 2259-819);

thence with the west line of said Creative Properties Zanesville, Ltd.'s lands, S 03°45'23" W a distance of 355.41 feet to the place of beginning, containing a total of 19.794 acres more or less, subject to all legal highways and easements of record.

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

All iron pins set are 5/8 inch by 30 inch steel rebar with plastic identification caps marked MCPEEK PS8517.

The above described 19.794 acre parcel is based on a field survey made by Brian K. McPeck, PS 8517 of McPeck Land Surveying, LLC on February 13th, 2026.

~~OFFICE COPY~~
Brian Kelly McPeck, PS 8517
~~NOT RECORDABLE~~

2/17/26
Date

DESCRIPTION
APPROVED
By: J.M. Barnhart
2-25-2026

