

83-28-02-01-001



www.mcpeeklandsurveying.com  
email: brian@mcpeeklandsurveying.com  
340 Robin Hood Ln., \* Zanesville, Oh 43701 \* 740.704.6073

**J.W. City Car Co., LLC  
OR 2670-750  
+/- 0.629 Ac.**

Situated in the State of Ohio, County of Muskingum, City of Zanesville, being part of the lands now owned by J.W. City Car Co., LLC (OR 2670-750) of the Muskingum County Recorders Office and more particularly described as follows.

Beginning for reference at the northeast corner of Lot 18 of Olympus (DB 12-186), thence N 74°23'41" E, 136.48 feet to a point in the center of Chaps Run being the principal place of beginning, said point is referenced by a drill hole found that bears, S 05°05'03" E, 17.47 feet;

thence within the banks of Chaps Run the following three (3) courses:

1. N 21°46'56" E, 101.68 feet to a point;
2. N 30°42'29" E, 32.24 feet to a point;
3. N 42°30'38" E, 56.55 feet to a point;

thence leaving said Chaps Run and going through said J.W. City Car Co., LLC's lands the following two (2) courses:

1. S 70°48'47" E, 101.68 feet to an iron pin set;
2. S 07°30'26" W, 181.52 feet to a point on the north right of way of West Main Street (US Route

40);

thence with the north right of way line of said West Main Street the following three (3) courses:

1. S 82°04'12" W, 30.68 feet to a drill hole found;
2. N 68°10'48" W, 18.95 feet to a pipe found;
3. N 68°10'48" W, 125.75 feet to the place of beginning, containing a total of 0.629 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 0.629 acre parcel is based on a field survey made by Brian K. McPeek, PS 8517 of McPeek Land Surveying, LLC on June 28<sup>th</sup>, 2017.



**Parcel No.**

**Part of: 83-28-02-01-000 (+/- 0.629 Ac.)**

**DESCRIPTION  
APPROVED**  
By:

**APPROVED BY CITY PLANNING COMMISSION,  
ZANESVILLE, OHIO;  
NO PLAT REQUIRED**

8-15-17

SITUATED IN

The State of Ohio, County of Muskingum  
City of Zanesville, and being a part the lands  
described in OR 2670-750

**SPLIT**

**DESCRIPTION  
APPROVED**

By: *[Signature]* 8/12/17

BASIS OF BEARING

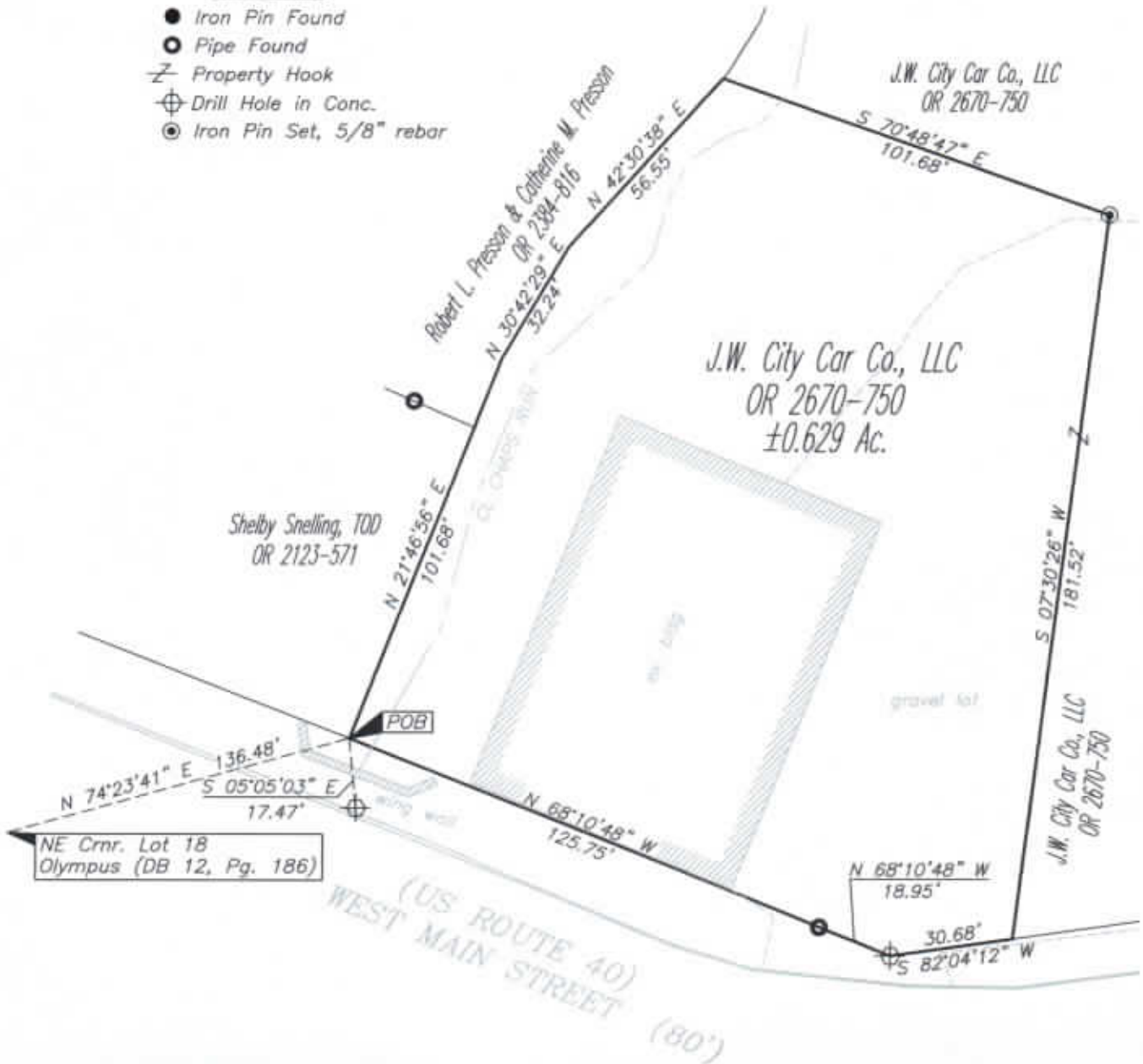
Bearings are based on State Plane Grid Coordinates,  
NAD83, Ohio South, per GPS Observation.

REFERENCES

\* As Noted on Plat

LEGEND

- Iron Pin Found
- Pipe Found
- ⌵ Property Hook
- ⊕ Drill Hole in Conc.
- ⊙ Iron Pin Set, 5/8" rebar



APPROVED BY CITY PLANNING COMMISSION,  
ZANESVILLE, OHIO;  
NO PLAT REQUIRED

*[Signature]* 8-15-17

PARCEL NO.

Part of: 83-28-02-01-000 (+/-0.629 Ac.)



**OFFICE COPY  
NOT RECORDABLE**  
Brian Kelly McPeck  
Reg. Surveyor No. 8517  
Date: 8/12/17

GRAPHIC SCALE



( IN FEET )  
1 inch = 40 ft.

**MCPEEK  
LAND  
SURVEYING**  
LLC  
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