

83-28-02-01-002

Situated in the City of Zanesville, Muskingum County, Ohio and being all of Lots 5, 6, 7 and 8. Part of Lots 9 and 10, all of two 16.5 foot North/South alleys and part of a 16.5 foot East/West alley of Sullivan's Addition as shown on a plat recorded in Plat Book 1, Page 32 and Replat Book 1, Page 26 and 28. And also all of Lot 4 and part of Lot 3 of Achauer's Subdivision as shown on a plat recorded in Plat Book 3, page 67; and part of Lot 8 and Lot 9, part of a 16 foot alley and part of Flag Avenue (vacated by Ordinance #4008 as recorded in Deed Book 356, page 17) of Dillons Flag Avenue Subdivision as shown on a plat recorded in Plat Book 2, page 74. [Also being part of the property conveyed to J.W. City Car. Co. LLC by a deed recorded in Official Record Book 2670, page 750 (Aud. Par. #83-28-02-01.000, part)] and being further bounded and described as follows:

Beginning for a point of reference at a railroad spike found at the Southwest Corner of Lot 1 of the Re-Plat Hook Bros. & Aston's Mill Property as shown on a plat recorded in Plat Book 2, Page 134;

thence the following five (5) courses along the north line of West Main Street 80' (U.S. 40):

1. South 52° 27' 56" West, a distance of 39.37 feet to a drill hole found in a concrete walk;
2. South 59° 48' 34" West, a distance of 32.80 feet to a $\frac{5}{8}$ inch rebar found;
3. South 61° 10' 50" West, a distance of 57.44 feet to a point;
4. South 68° 21' 18" West, a distance of 35.95 feet to a $\frac{5}{8}$ inch rebar found;
5. South 72° 39' 33" West, a distance of 113.20 feet to a point marked by a drill hole made in a concrete walk, **said point also being the true place of beginning of this tract;**

thence the following three (3) courses along the north line of West Main Street (U.S. 40) (80"):

1. South 72° 39' 33" West, a distance of 10.00 feet to an axle found;
2. South 73° 46' 55" West, a distance of 140.00 feet to a point;
3. South 79° 56' 55" West, a distance of 49.00 feet to an iron pin set;

thence North 05° 00' 51" West, through the aforementioned J.W. City Car Co., LLC, tract, a distance of 33.50 feet to an iron pin set,

thence South 85° 00' 23" West, continuing through said J.W. City Car Co., LLC tract, a distance of 20.75 feet to an iron pin set;

thence North 05° 23' 05" East, along the east side of a tract conveyed to 941 Main Street LLC by a deed recorded in Official Record Book 2838, page 327, a distance of 145.00 feet to a $\frac{5}{8}$ inch rebar found;

thence North 72° 56' 08" West, along the north line of said 941 Main Street LLC and passing an iron pin set at a distance of 61.67 feet, a total distance of 101.67 feet to a point;