

83-36-04-18 83-36-04-10
107 L&R ST 1135 L&R ST

Survey for Kessler Sign Company

Being part of the Western Addition to the City of Zanesville (Plat Book 1, Page 15),
County of Muskingum, State of Ohio, and bounded and described as follows:

TRACT #1:

Beginning at a pk-nail set on the southwest corner of Lot 9 of the Western Addition to the City of Zanesville (Plat Book 1, Page 15), being the intersection of the north line of Lee Street (66' wide) and the east line of State Street (60' wide);

thence along the east line of State Street (60' wide) North 26 degrees 20 minutes 00 seconds East 120.00 feet to a pk-nail set, being the northwest corner of Lot 9 and on the south line of a 16' wide alley;

thence leaving the east line of State Street (60' wide) and along the south line of said 16' wide alley and along the north lines of Lots 9, 10, 11, and 12 South 63 degrees 40 minutes 00 seconds East 160.00 feet to a pk-nail set on the northeast corner of Lot 12, also being the west line of a 16' wide alley;

thence along the east line of Lot 12 and the west line of said 16' alley South 26 degrees 20 minutes 00 seconds West 120.00 feet to a pk-nail set on the southeast corner of Lot 12, also being the north line of Lee Street (66' wide);

thence along the south lines of Lots 12, 11, 10, and 9 and the north line of Lee Street (66' wide) North 63 degrees 40 minutes 00 seconds West 160.00 feet to the principal place of beginning, containing 0.44 acres, more or less.

All of Parcel No.: 80-83-36-04-10-000 (west ½ of lot #9)

All of Parcel No.: 80-83-36-04-11-000 (east ½ of lot #9)

All of Parcel No.: 80-83-36-04-12-000 (lot #10)

All of Parcel No.: 80-83-36-04-13-000 (lot #11)

All of Parcel No.: 80-83-36-04-14-000 (lot #12)

TRACT #2:

Beginning at an iron pin set on the southwest corner of Lot 13 of the Western Addition to the City of Zanesville (Plat Book 1, Page 15), being the intersection of the north line of Lee Street (66' wide) and the east line of a 16' wide alley;

thence leaving the north line of Lee Street (66' wide) and along the west line of Lot 13 and the east line of said 16' wide alley North 26 degrees 20 minutes 00 seconds East 139.00 feet, across a vacated 16' wide alley (Ord. 00-21, 3/13/2000), to a pk-nail set on the west line of Lot 5 of the Western Addition to the City of Zanesville (Plat Book 1, Page 15);

thence leaving the west line of Lot 5 and across Lots 5, 6, 7, and 8 South 63 degrees 40 minutes 00 seconds East 160.00 feet to a pk-nail set on the east line of Lot 8 and being on the west line of Pearl Street (60' wide);

thence along the west line of Pearl Street (60' wide) and across a vacated 16' wide alley (Ord. 00-21, 3/13/2000), South 26 degrees 20 minutes 00 seconds West 139.00 feet to an iron pin set on the southeast corner of Lot 12, also being the intersection of the west line of Pearl Street (60' wide) and the north line of Lee Street (66' wide);

thence along the north line of Lee Street (66' wide) and along the south lines of Lots 16, 15, 14, and 13 North 63 degrees 40 minutes 00 seconds West 160.00 feet to the principal place of beginning, containing 0.51 acres, more or less.

Part of Parcel No.: 80-83-36-04-01-000 (lot #8)
Part of Parcel No.: 80-83-36-04-02-000 (lot #7)
Part of Parcel No.: 80-83-36-04-03-000 (lot #6)
Part of Parcel No.: 80-83-36-04-04-000 (east ½ lot #5)
Part of Parcel No.: 80-83-36-04-05-000 (west ½ lot #5)
All of Parcel No.: 80-83-36-04-15-000 (lot #13)
All of Parcel No.: 80-83-36-04-16-000 (lot #14)
All of Parcel No.: 80-83-36-04-17-000 (lot #15)
All of Parcel No.: 80-83-36-04-18-000 (lot #16)

Subject to all legal right-of-ways, easements, restrictions, zoning regulations either written or implied and any pertinent facts disclosed from a full and accurate title search including easements and right-of-ways.

The bearings for this survey are based on an assumed meridian and used to denote angles only. This legal description prepared on March 10, 2004 by Denis P. Swierz, Registered Surveyor No. 8062, and based on a field survey performed in March 2004.

References:	DR 752-84	DR 931-269	DR 979-268
	DR 979-270	DR 1032-281	DR 1063-615
	DR 1065-108	DR 1065-439	DR 1084-13
	DR 1086-35	OR 1145-521	
	City of Zanesville Ord. 00-21 (3/13/2000)		

Plan Book 1, Page 5

**OFFICE COPY
NOT RECORDABLE**

Denis P. Swierz
Reg. Surv. No. 8062

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY asw
3-11-2004

Date: _____

PLAT OF SURVEY FOR KESSLER SIGN COMPANY

STATE OF OHIO, MUSKINGUM COUNTY,
PART OF THE WESTERN ADDITION TO THE
CITY OF ZANESVILLE

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY *[Signature]*

3-11-2004

LEGEND

- IRON PIN SET $\frac{5}{8}$ "x30" W/ CAP
MARKED (SWIERZ 8062)
- ▲ PK-NAIL SET

I HERE BY CERTIFY THIS
PLAT TO BE CORRECT
AS SURVEYED MARCH 2004

**OFFICE COPY
NOT RECORDABLE**

DENIS P. SWIERZ
909 TALLEY AVE.
ZANESVILLE, OHIO 43701
(740) 454-6853

40 0 40

Scale 1" = 40'

SOUTHWEST CORNER OF
LOT 13 OF THE WESTERN
ADDITION TO THE CITY
OF ZANESVILLE, PB.1, PG.15

SOUTHWEST CORNER OF
LOT 9 OF THE WESTERN
ADDITION TO THE CITY
OF ZANESVILLE, PB.1, PG.15

PERTINENT DOCUMENTS AND SURVEYS USED:

1. DEED REFERENCES SHOWN
2. TAX MAPS
3. SURVEY RECORDS FOUND IN THE MUSKINGUM
COUNTY ENGINEERS OFFICE, ZANESVILLE, OHIO

BASIS OF BEARING:

BEARINGS SHOWN HEREON ARE TO AN ASSUMED MERIDIAN
AND ARE USED TO DENOTE ANGLES ONLY.

TRACT #1

- ALL OF PARCEL NO. : 80-83-36-04-10-000 WEST 1/2-LT 9
- ALL OF PARCEL NO. : 80-83-36-04-11-000 EAST 1/2-LT 9
- ALL OF PARCEL NO. : 80-83-36-04-12-000 LOT 10
- ALL OF PARCEL NO. : 80-83-36-04-13-000 LOT 11
- ALL OF PARCEL NO. : 80-83-36-04-14-000 LOT 12

TRACT #2

- PART OF PARCEL NO. : 80-83-36-04-01-000 LOT 8
- PART OF PARCEL NO. : 80-83-36-04-02-000 LOT 7
- PART OF PARCEL NO. : 80-83-36-04-03-000 LOT 6
- PART OF PARCEL NO. : 80-83-36-04-04-000 EAST 1/2-LT 5
- PART OF PARCEL NO. : 80-83-36-04-05-000 WEST 1/2-LT 5
- ALL OF PARCEL NO. : 80-83-36-04-15-000 LOT 13
- ALL OF PARCEL NO. : 80-83-36-04-16-000 LOT 14
- ALL OF PARCEL NO. : 80-83-36-04-17-000 LOT 15
- ALL OF PARCEL NO. : 80-83-36-04-18-000 LOT 16

TRACT #1
KESSLER SIGN CO.
DR 752-84, 979-268,
979-270, 1145-521
± 0.44 ACRES

TRACT #2
KESSLER SIGN CO.
DR 931-269, 1063-615,
1084-13, 1086-35
1032-281, 1065-108, 1065-439
± 0.51 ACRES

STATE ST. (60' WIDE)

N26°20'00"E
120.00ft

S63°40'00"E 160.00ft

ALLEY (16' WIDE)

S63°40'00"E 160.00ft

VACATED 16' WIDE ALLEY (ORD. 00-21, 3/13/2000)

N63°40'00"W 160.00ft

LEE ST. (66')

S26°20'00"W 120.00ft

N26°20'00"E 139.00ft

N63°40'00"W 160.00ft

S26°20'00"W 139.00ft

PEARL ST. (60' WIDE)