

EXHIBIT A

DESCRIPTION
0.086 AC PARCEL

Situated in the New 4th Ward, City of Zanesville, Muskingum County, State of Ohio, U.S.M.L. and being part of Lot 96 of Blandy's Hill Addition as recorded in Plat Book 2, Page 18 of the Plat Records and being all of the lands conveyed to the Muskingum County Land Reutilization Corporation in Volume 3026, Page 821 of the Official Records, all references are the Records of the Muskingum County Recorder, said parcel being further described as follows:

Commencing at a 5/8" dia. iron pin found at the southwest corner of Lot 64 of said Blandy's Hill Addition, said point also being on the east line of Warwick Avenue, (40 feet wide);

Thence, South 21° 50' 01" West, 25.51 feet, along the east line of Warwick Avenue, to a 5/8" dia. iron pin found;

Thence, South 79° 12' 22" West, 223.27 feet, along the south line of Warwick Avenue, to a 5/8" dia. iron pin found at the northwest corner of the Jack E. & Lola A. Morrison 0.126 Acre parcel, as recorded in Volume 1080, Page 241 of the Official Records, said point also being the **True Point of Beginning** for the parcel herein described;

Thence, South 00° 56' 01" West, 39.17 feet, along the west line of said Morrison parcel, to an iron pin set on the north line of Elm Street, (49.5 feet wide);

Thence, North 89° 03' 59" West, 190.33 feet, along the north line of Elm Street to an iron pin set at the intersection of the north line of Elm Street and south line of Warwick Avenue;

Thence, North 79° 18' 17" East, 194.32 feet, along the south line of Warwick Avenue, to the **True Point of Beginning**.

Containing 0.086 acres, more or less, subject to all legal highways, all limitations of public access to highways, leases, zoning regulations, easements of record and restrictive covenants.

All of Parcel Numbers 84-32-01-05-000(0.006 acres)/84-32-01-06-000(0.028 acres)/84-32-01-07-000(0.052 acres)

Bearings are based on Ohio State Plane Grid, South Zone NAD83(2011).

All Iron Pins Set are 5/8" dia. rebar x 30" long with Orange ID cap stamped "Willis S7996".

This Description is based on a survey made under the direct supervision of Todd D. Willis in December 2021, Reg. Surveyor No. 7996.

Phone No. 740-739-4030, Willis Engineering & Surveying.

OFFICE COPY
NOT RECORDABLE

DESCRIPTION

APPROVED

By: A. J. 3/2/22

