

Re-Survey of Mitsu 61 LLC Lands in Zanesville, Ohio

Situated in the State of Ohio, County of Muskingum, City of Zanesville, and being part of Lot 3, of the Plat of West View, (Pl. Bk. 2, Page 113), and being part of the lands presently owned by Mitsu 61 LLC as per Official Record 2660, Page 114, and being more particularly described as follows:

Beginning for reference and the principal place of beginning at an iron pin found on the northeast corner of Lot 3, of the Plat of Westview, (Pl. Bk. 2, Pg. 113);

Thence along the west line of an alley, South 02 degrees 19 minutes 53 seconds West, 40.04 feet to a point on the northeast corner of Lot 2 and the northeast corner of lands also presently owned by Mitsu 61 LLC, (OR 2660-114), from which a pointed iron pin found bears North 21 degrees 35 minutes 24 seconds West, 0.46 feet;

Thence along the north line of Lot 2, North 87 degrees 42 minutes 42 seconds West, 121.50 feet to an iron pin set on the east right of way of Maple Avenue, (St. Rte. 60);

Thence along the east line of said right of way, North 02 degrees 23 minutes 37 seconds East, 40.04 feet to an iron pin found on the south line of Lot 4, and the southwest corner of lands presently owned by CSF Investment Group LLC, (OR 3068-582);

Thence along the south line of said CSF Investment lands, South 87 degrees 42 minutes 42 seconds East, 121.45 feet to the principal place of beginning, containing 0.112 acres, more or less, and being all of Auditor's Parcel Number 85-28-01-25-000.

Subject to all legal recorded easements and right of ways.

Iron pins set are 5/8 inch rebars , 30 inches long, with plastic identification caps.

Bearings are based on the Ohio State Plane Coordinate System, NAD 83, South Zone, Grid North, as per GPS observations.

This description is written based on a field survey completed on June 7, 2024, by Jack D. Newcome, Reg. No. 7321.

