



Linn Engineering, Inc.

Civil Engineering Consultants

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534 Market Street • P.O. Box 2086 • Zanesville, Ohio 43702-2086

**310 Charter, LLC
OR 2546-633 and OR 2203-380
+/- 2.123 Acres**

Situated in the State of Ohio, County of Muskingum, City of Zanesville, bounded and described as follows:

Being a part of Bank Lots 2 and 3 in Quarter Township 1, Township 1, Range 8, United States Military Lands, being more particularly described as follows:

Beginning at an iron pin set on the northeast corner of lands now owned by 310 Charter, LLC (OR 2546-633) that is 60 feet left of Station 17+40 on a centerline survey of the Proposed Zanesville Industrial Park Road (now known as Northpointe Drive) recorded in Plat Book 15, Page 73, and on the west right of way line of said road;

thence along said west right of way line South 02 degrees 21 minutes 21 seconds West 208.00 feet to the northeast corner of lands now owned by 310 Charter, LLC (OR 2203-380);

thence continuing along said west right of way South 02 degrees 21 minutes 21 seconds West 276.46 feet to a point on the centerline of a common access drive;

thence along said centerline and along lands now owned by CMT Zanesville, LLC (OR 2617-923) the following eleven courses:

- 1) North 65 degrees 45 minutes 05 seconds West 32.88 feet;
- 2) thence with a curve to the right having a radius of 32.00 feet, an arc length of 14.54 feet, a chord bearing of North 52 degrees 44 minutes 12 seconds West, and a chord length of 14.41 feet;
- 3) North 39 degrees 43 minutes 20 seconds West 23.19 feet;
- 4) thence with a curve to the right having a radius of 20.00 feet, an arc length of 13.12 feet, a chord bearing of North 20 degrees 55 minutes 46 seconds West, and a chord length of 12.89 feet;
- 5) North 02 degrees 08 minutes 12 seconds West 86.83 feet;
- 6) thence with a curve to the left having a radius of 20.00 feet, an arc length of 6.52 feet, a chord bearing of North 11 degrees 28 minutes 18 seconds West, and a chord length of 6.49 feet;
- 7) North 20 degrees 48 minutes 24 seconds West 58.75 feet;
- 8) thence with a curve to the left having a radius of 20.00 feet, an arc length of 15.69 feet, a chord bearing of North 43 degrees 16 minutes 45 seconds West, and a chord length of 15.29 feet;
- 9) North 65 degrees 45 minutes 05 seconds West 76.89 feet;

- 10) thence with a curve to the right having a radius of 20.00 feet, an arc length of 26.38 feet, a chord bearing of North 27 degrees 58 minutes 16 seconds West, and a chord length of 24.51 feet;
- 11) North 09 degrees 48 minutes 34 seconds East 1.43 feet;

thence leaving said centerline North 80 degrees 11 minutes 26 seconds West 139.50 feet to an iron pin found on the northwest corner of said CMT Zanesville;

thence along the east line of lands now owned by Clay Aid Propco, LLC (OR 2485-488) North 09 degrees 52 minutes 01 seconds East 213.49 feet to an iron pin found on the southwest corner of lands now owned by Leasure Masonic Park, Inc. (DR 1124-450);

thence along the south line of said Leasure South 86 degrees 56 minutes 37 seconds East 299.32 feet to the place of beginning, containing 2.123 acres, more or less, subject to all legal road right of ways and applicable easements, written or implied.

Bearings are based on Ohio State Plane Coordinate System, NAD 83, South Zone, Grid North, as per GPS observation made on June 7, 2013.

Iron pins set are 5/8 inch diameter by 30 inch long rebar with a plastic identification cap.

This description is written from an actual field survey completed March 14, 2016 by Timothy H. Linn, PS.


Timothy H. Linn, PS
Reg. No. 7113

3/22/16
Date



Parcel Number:

All of Parcel No.: 91-86-33-01-02-000 (+/- 0.613 ac.)

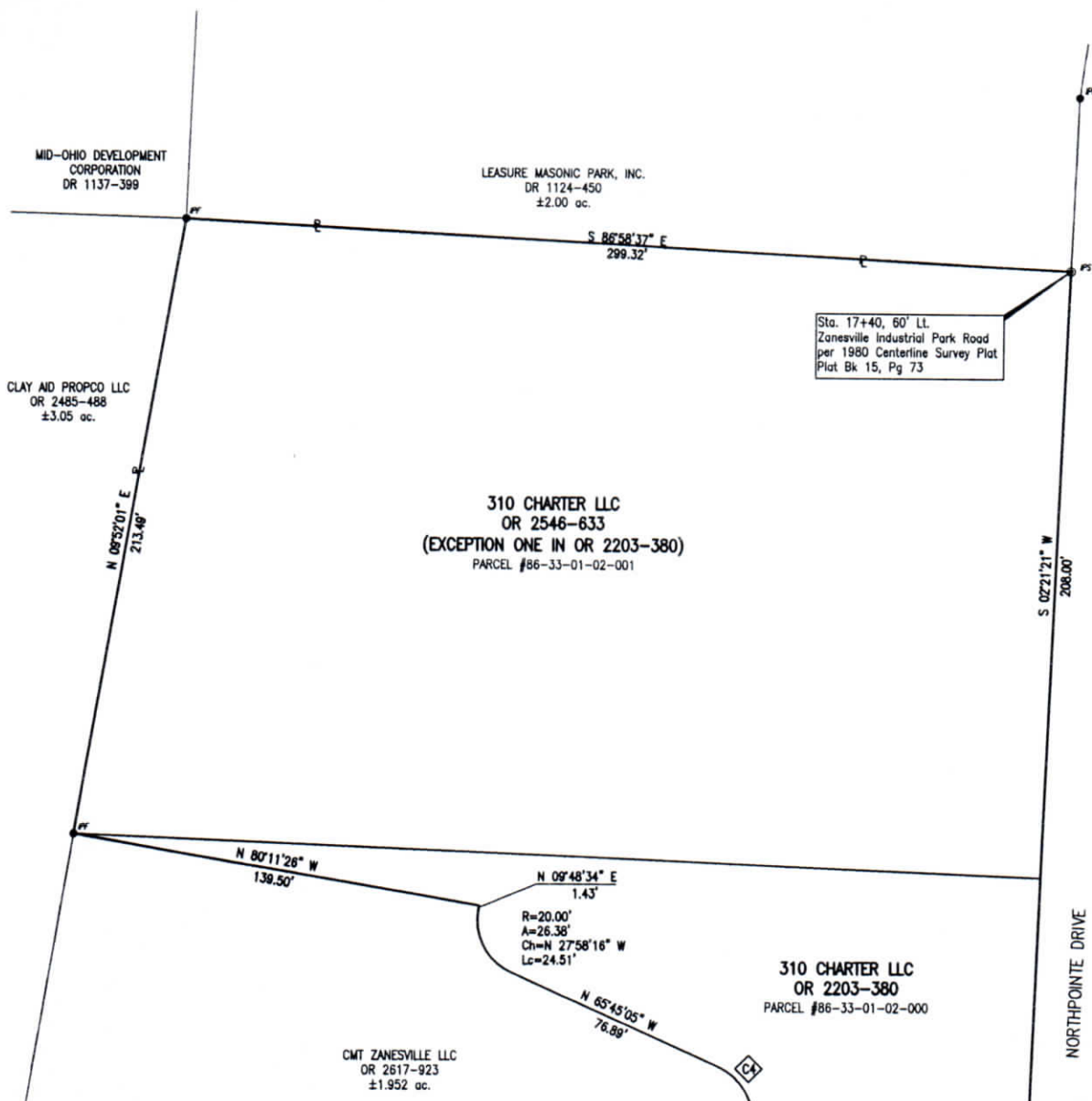
All of Parcel No.: 91-86-33-01-02-001 (+/- 1.510 ac.)

DESCRIPTION

APPROVED

By: 

3/22/2016



CURVE AND LINE TABLE

<p>C1 R=32.00' A=14.54' Ch=N 52°44'12" W Lc=14.41'</p> <p>C2 R=20.00' A=13.12' Ch=N 20°55'46" W Lc=12.89'</p> <p>C3 R=20.00' A=6.52' Ch=N 11°28'18" W Lc=6.49'</p> <p>C4 R=20.00' A=15.69' Ch=N 43°16'45" W Lc=15.29'</p>	<p>L1 N 65°45'05" W 32.88'</p> <p>L2 N 39°43'20" W 23.19'</p>
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DESCRIPTION

APPROVED

By: *[Signature]* 3/22/16

SITUATED IN:

The State of Ohio, County of Muskingum, City of Zanesville, and being part of Bank Lots 2 and 3 in Quarter Township 1, Township 1, Range 8, United States Military Lands.

BASIS OF BEARINGS

Bearings are based on the Ohio State Plane Coordinate System, South Zone, NAD83 per GPS observations on June 7, 2013.

REFERENCES

OR 2203-380
OR 2546-633
OR 2532-632
OR 2485-488
OR 2617-923
PB 15, Pg. 73

LEGEND

- Iron Pin Found
- ⊙ Iron Pin Set, 5/8" rebar

PARCEL No.

All of: 91-86-33-01-02-000 (±0.613 ac.)
All of: 91-86-33-01-02-001 (±1.510 ac.)



Timothy H. Linn
Reg. Surveyor No. 7113

3/22/16
Date

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NOT RECORDABLE



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