

1st version (recorded)

02-01-02-12-001

Survey Split of lands presently owned by Collectors Triangle LTD in Adams Twp., Musk. Co.

Situated in the State of Ohio, County of Muskingum, Township of Adams, and being part of Lot 5, Quarter Township 2, Township 3, Range 6, United States Military Lands, and being part of the lands presently owned by Collectors Triangle LTD, as per Official Record 2542, Page 842, and being more particularly described as follows:

Beginning for reference at an iron pipe found on the Northeast Corner of Lot 5, Quarter Township 2, Township 3, Range 6, United States Military Lands;

Thence along the lot line, and the west line of lands presently owned by Tim, and Tom Heather, and Mellisa Mutersbaugh,  $1\frac{1}{2}$  int., (OR 2768-351), and Brennan Cocklin,  $1\frac{1}{4}$  int., and Keith Dotterer,  $1\frac{1}{4}$  int., (OR 2542-814), South 01 degrees 45 minutes 18 seconds West, 829.73 feet to an iron pipe found, on the northwest corner of lands presently owned by AEP Generation Resources Inc., and the principal place of beginning;

Thence along the west line of said AEP lands, and the lot line, South 01 degrees 43 minutes 53 seconds West, 245.31 feet to an iron pin set;

Thence through the lands presently owned by Collectors Triangle LTD, (OR 2542-842), the following seven courses:

- 1.) South 79 degrees 02 minutes 00 seconds West, 207.10 feet to an iron pin set;
- 2.) South 79 degrees 01 minutes 33 seconds West, 296.90 feet to an iron pin set;
- 3.) South 78 degrees 12 minutes 06 seconds West, 128.19 feet to an iron pin set;
- 4.) North 19 degrees 50 minutes 13 seconds West, 181.23 feet to an iron pin set;
- 5.) North 35 degrees 08 minutes 27 seconds West, 180.75 feet to an iron pin set;
- 6.) North 73 degrees 39 minutes 58 seconds East, 685.52 feet to an iron pin set;
- 7.) South 43 degrees 16 minutes 55 seconds East, 197.45 feet to the principal place of beginning, containing 6.00 acres, more or less, and being part of Auditor's Parcel Number 02-01-02-12-000, of which +- 0.38 acres is in the right of way of Township Road 163.

Subject to all legal recorded easements and right of ways.

Iron pins set are  $5\frac{1}{8}$  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 in May of 2019, by Jack D. Newcome, Reg. No. 7321.

**OFFICE COPY**  
**NOT RECORDABLE**

Jack D. Newcome, Reg. No. 7321

DESCRIPTION

APPROVED

By:

*7/2/19*



*6-28-19*

Date

APPROVED  
MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR

*7/2/19*

Date

Fee Paid