

Baseline Surveying, Inc.

Land Surveying and Construction Layout

3010 East Pike
Zanesville, OH 43701

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TRACT 3

TRACY AND MARILOU ELLIOTT
AUDITOR'S PARCEL NUMBERS

08-70-08-12-011 (PART – 1.521 AC.) AND 08-70-08-12-000 (PART – 1.759 AC.)

BEING A PART OF THE PARCEL CONVEYED TO TRACY LEE ELLIOTT AND MARILOU ADAMS ELLIOTT IN O.R. VOLUME 3084, PAGE 391 (T.O.D. DESIGNATION AFFIDAVIT - O.R. VOL. 3089, PAGE 223) AND A PART OF THE PARCEL CONVEYED TO TRACY L. ELLIOTT AND MARILOU A. ELLIOTT IN O.R. VOLUME 2070, PAGE 700 (T.O.D. DESIGNATION AFFIDAVIT - O.R. VOLUME 3084, PAGE 389) OF THE MUSKINGUM COUNTY OFFICIAL RECORDS. SITUATED IN THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP 10, RANGE 13, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, BRUSH CREEK TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING IRON PIN (1/2 INCH REBAR) AT THE NORTHEAST CORNER OF SECTION 8;

THENCE WITH THE NORTH LINE OF THE SAID SECTION, NORTH 86 DEGREES 31 MINUTES 56 SECONDS WEST 259.90 FEET TO AN EXISTING IRON PIN (1/2 INCH REBAR) AT THE NORTHWEST CORNER OF A PARCEL CONVEYED TO MITCHELL TODD ASHER IN O.R. VOLUME 3098, PAGE 330;

THENCE LEAVING THE SAID SECTION LINE AND WITH THE WEST LINE OF THE SAID ASHER PARCEL, SOUTH 07 DEGREES 57 MINUTES 48 SECONDS EAST, PASSING AN EXISTING IRON PIN (1/2 INCH REBAR) AT 148.48 FEET AND PASSING AN IRON PIN SET AT 553.03 FEET AND PASSING AN EXISTING IRON PIN (1/2 INCH REBAR) AT 598.63 FEET, A TOTAL DISTANCE OF 643.68 FEET TO AN IRON PIN SET, SAID IRON PIN SET BEING THE **PLACE OF BEGINNING** FOR THE PARCEL HEREIN INTENDED TO BE DESCRIBED;

THENCE CONTINUING WITH THE SAID ASHER WEST LINE, SOUTH 07 DEGREES 57 MINUTES 48 SECONDS EAST 490.95 FEET TO AN EXISTING IRON PIN (1/2 INCH REBAR) ON THE NORTH LINE OF A PARCEL CONVEYED TO BRYAN CLABAUGH IN O.R. VOLUME 3231, PAGE 672;

THENCE WITH THE NORTH LINE OF THE SAID CLABAUGH PARCEL, SOUTH 80 DEGREES 50 MINUTES 25 SECONDS WEST 309.89 FEET TO A POINT IN THE CENTER OF CENTER ROAD (STATE ROUTE 555), PASSING AN IRON PIN SET AT 279.89 FEET;

THENCE WITH THE CENTER OF THE SAID ROAD, NORTH 13 DEGREES 12 MINUTES 09 SECONDS WEST 377.63 FEET (PRORATED) TO A POINT;

THENCE LEAVING THE SAID ROAD AND TRAVERSING THROUGH THE ABOVE SAID ELLIOTT PARCELS, NORTH 62 DEGREES 37 MINUTES 07 SECONDS EAST, PASSING AN IRON PIN SET AT 20.15 FEET, A TOTAL DISTANCE OF 365.07 FEET TO THE **PLACE OF BEGINNING**.

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CONTAINING 3.280 ACRES TOTAL, WITH 1.521 ACRES FROM AUDITOR'S PARCEL NUMBER 08-70-08-12-011 AND 1.759 ACRES FROM AUDITOR'S PARCEL NUMBER 08-70-08-12-000. SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF CENTER ROAD (STATE ROUTE 555), A 40 FEET WIDE UTILITIES EASEMENT AS RECORDED IN O.R. VOLUME 3084, PAGE 391 AND ALL OTHER APPLICABLE EASEMENTS.

BEARINGS ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM 1983 (2011), OHIO SOUTH ZONE, GRID, DERIVED FROM A GPS OBSERVATION.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BASELINE PS6923-PS8536).

I, JASON LEACHMAN, PS 8536, HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 18TH DAY OF DECEMBER 2024, FROM A FIELD SURVEY COMPLETED BY ME ON THE 17TH DAY OF DECEMBER 2024.

OFFICE COPY
NOT RECORDABLE

JASON LEACHMAN
PROFESSIONAL SURVEYOR 8536



DESCRIPTION

APPROVED

By: [Signature] 6/15/25

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

6/15/25
DATE

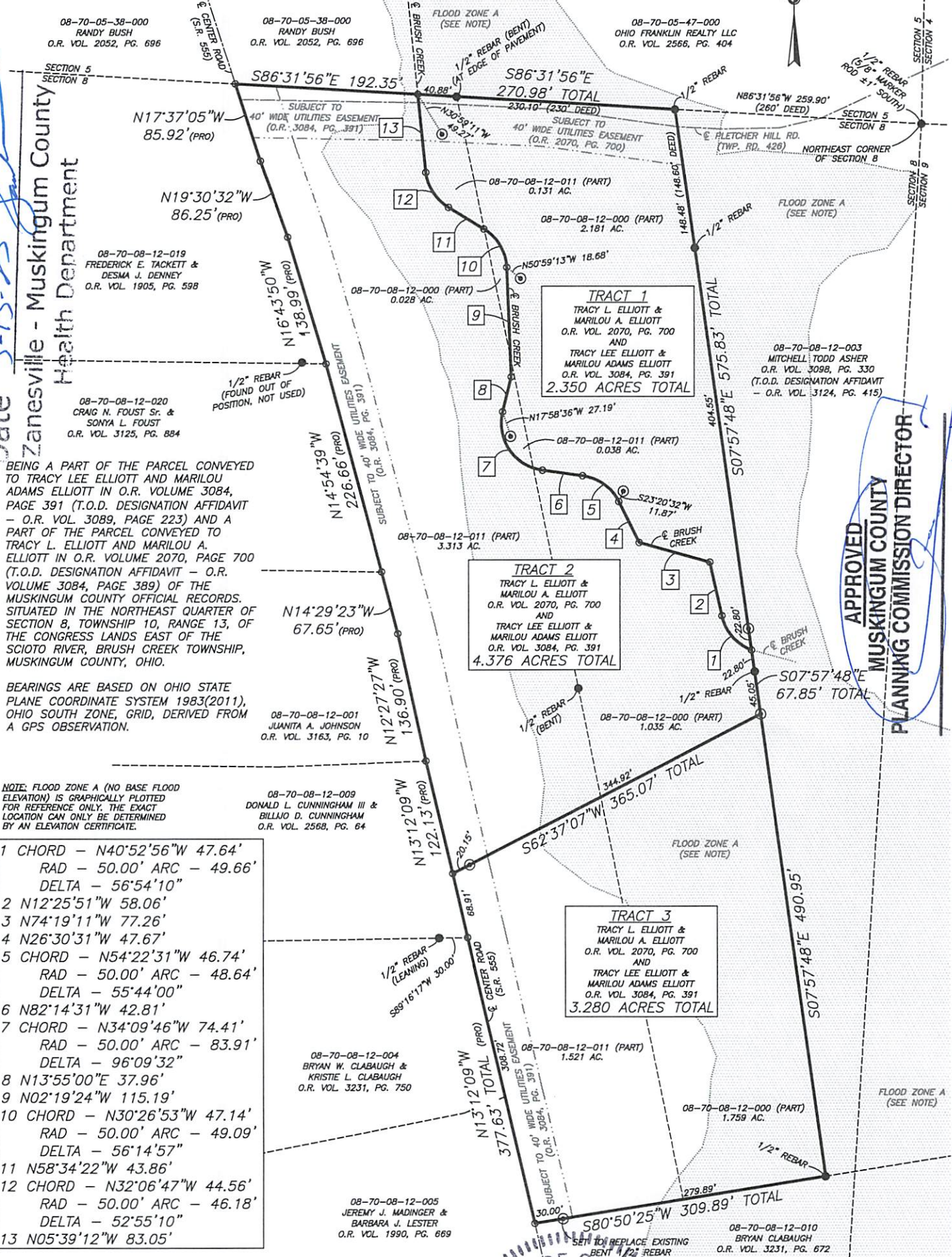
Approved for Transfer
No On-Lot Sewage

Date 3-13-25

Zanesville - Muskingum County
Health Department

SURVEY FOR TRACY ELLIOTT

AUDITOR'S PARCEL NUMBERS
08-70-08-12-011 (PART) & 08-70-08-12-000 (PART)

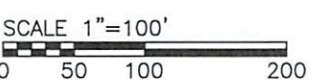


NOTE: FLOOD ZONE A (NO BASE FLOOD ELEVATION) IS GRAPHICALLY PLOTTED FOR REFERENCE ONLY. THE EXACT LOCATION CAN ONLY BE DETERMINED BY AN ELEVATION CERTIFICATE.

- 1 CHORD - N40°52'56"W 47.64'
RAD - 50.00' ARC - 49.66'
DELTA - 56°54'10"
- 2 N12°25'51"W 58.06'
- 3 N74°19'11"W 77.26'
- 4 N26°30'31"W 47.67'
- 5 CHORD - N54°22'31"W 46.74'
RAD - 50.00' ARC - 48.64'
DELTA - 55°44'00"
- 6 N82°14'31"W 42.81'
- 7 CHORD - N34°09'46"W 74.41'
RAD - 50.00' ARC - 83.91'
DELTA - 96°09'32"
- 8 N13°55'00"E 37.96'
- 9 N02°19'24"W 115.19'
- 10 CHORD - N30°26'53"W 47.14'
RAD - 50.00' ARC - 49.09'
DELTA - 56°14'57"
- 11 N58°34'22"W 43.86'
- 12 CHORD - N32°06'47"W 44.56'
RAD - 50.00' ARC - 46.18'
DELTA - 52°55'10"
- 13 N05°39'12"W 83.05'

LEGEND

- EXISTING IRON PIN
- ⊙ IRON PIN SET (5/8" REBAR W/CAP 30" LONG)
- ANGLE POINTS



RESEARCH
DEEDS AS SHOWN
PREVIOUS SURVEY OF 19 PARCELS COMPLETED
SEPT. 28, 1992 BY R.W. CLAUS PS6456.
MUSKINGUM COUNTY GIS

NOT RECORDABLE
JASON LEACHMAN
PROFESSIONAL SURVEYOR #8536

BASELINE SURVEYING, INC.
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DRAWN BY: JWL	DATE: 12-18-24	SCALE: 1"=100'
CHECKED BY: MDN	JOB NO: 7070	DRAWING NO: Z:\7070\7070.dwg

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Reduced copy, not to scale, Larger
copy available in the Muskingum
County Engineer's Map Dept.

DESCRIPTION
APPROVED

By: [Signature]