



www.mcpeeklandsurveying.com  
email: brian@mcpeeklandsurveying.com  
340 Robin Hood Ln., \* Zanesville, Oh 43701 \* 740.704.6073

**TMH Investments, LLC**  
**OR 2278-678**  
**+/-10.012Ac.**

Situated in the State of Ohio, County of Muskingum, Township of Clay, Northwest Quarter of Section 12, Township 14, Range 14, Congress Lands East of the Scioto River and being part of the lands now owned by TMH Investments, LLC (13-50-12-07-000) as recorded in OR 2278-678 of the Muskingum County Recorders Office more particularly described as follows.

Beginning for reference at a stone found at the southwest corner of the northwest quarter of Section 12, thence N 38°38'20" E a distance of 791.84 feet to a point in the center of Hoop Pole Road (T-86) and the principal place of beginning;

thence with the center of said Hoop Pole Road, being the common line of said TMH Investments, LLC's lands (13-50-12-07-000) and the lands now owned by Ethan Heiney (OR 1701-201) the following three (3) courses:

1. N 16°11'52" W a distance of 110.30 feet to a point;
2. N 14°13'07" W a distance of 227.38 feet to a point;
3. N 10°46'35" W a distance of 138.84 feet to a point;

thence leaving the center of said Hoop Pole Road and going through said TMH Investments, LLC's lands (13-50-12-07-000), S 86°51'58" E a distance of 1017.97 feet to an iron pin set on the west line of said TMH Investments, LLC's lands (13-50-12-02-000), passing an iron pin set at 26.97 feet;

thence with the common line of said TMH Investments, LLC's parcels (13-50-12-07-000 & 13-50-12-02-000), S 03°24'16" W a distance of 460.03 feet to an iron pin set;

thence leaving said common line and going back through said TMH Investments, LLC's lands (13-50-12-07-000), N 86°35'44" W a distance of 878.11 feet to the place of beginning, passing an iron pin set at 847.99 feet, containing a total of 10.012 acres more or less, subject to all legal highways and easements of record.

All bearings described herein are based on the Ohio State Plane Grid Coordinates, NAD83, Ohio South per GPS Observation.

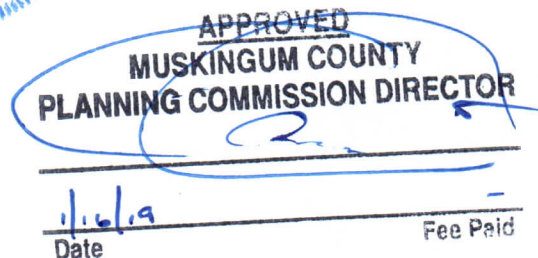
The above described 10.012 acre parcel is based on a field survey made by McPeek Land Surveying on December 14<sup>th</sup>, 2018.



**Parcel No.**  
Part of : 13-50-12-07-000 (+/-10.012 Ac.)

**DESCRIPTION**  
**APPROVED**

**By:** Brian Kelly McPeek





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SITUATED IN

The State of Ohio, County of Muskingum,  
Township of Clay, and being part of the NW Qtr. of Section 12,  
T14, R14, Congress Lands East of the Scioto River.

BASIS OF BEARING

Bearings are based on State Plane Grid Coordinates,  
NAD83, Ohio South, per GPS Observation.

REFERENCES

\* As Noted on Plat  
www.muskingumcountyauditor.org  
www.mceo.org  
http://recorder.muskingumcounty.org

LEGEND

- Iron Pin Set (8517)
- Iron Pin Found
- Pipe Found w/cap
- ⊠ Stone Found
- Z- Property Hook

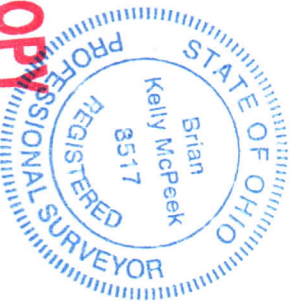
DESCRIPTION

APPROVED

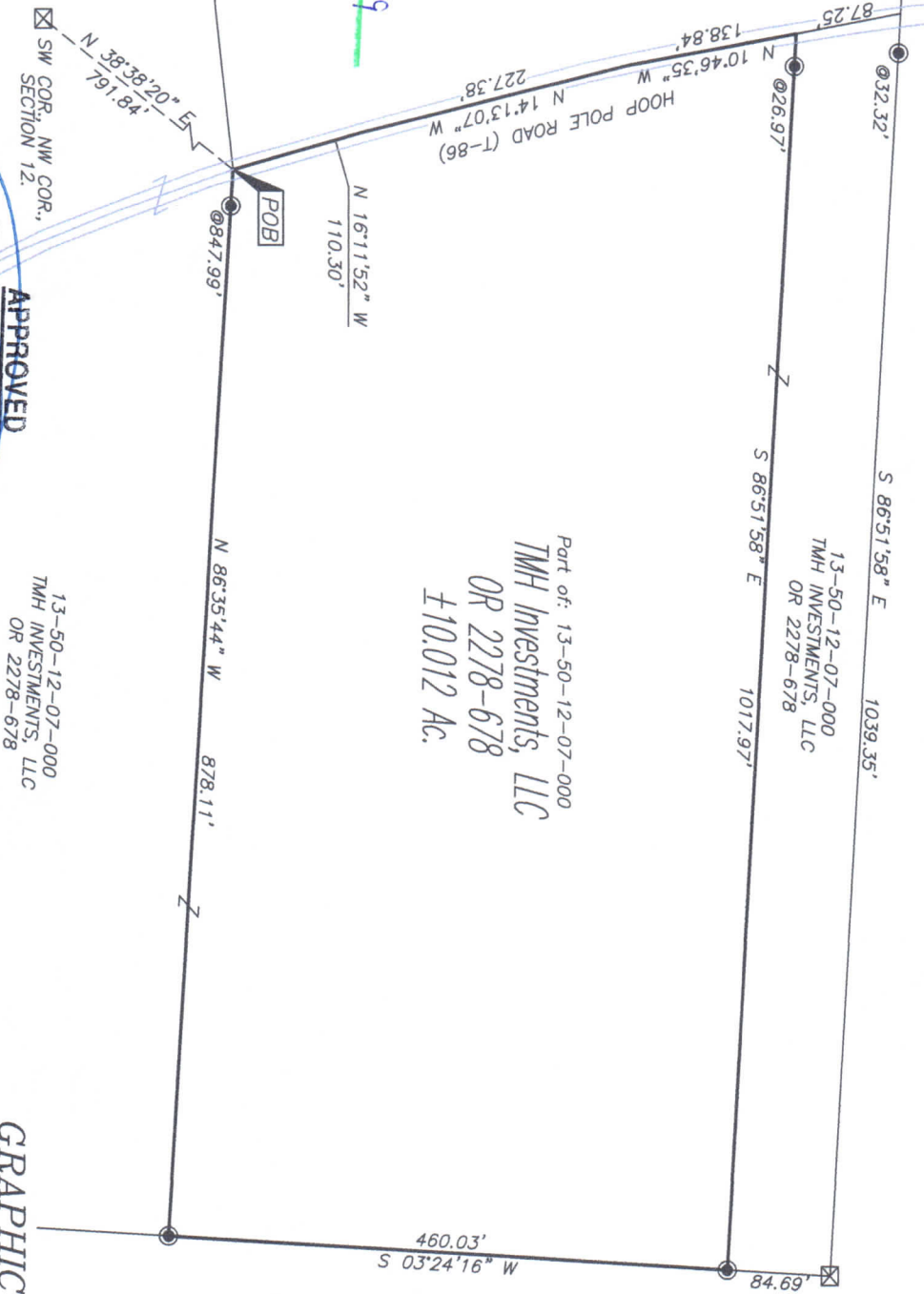
By: [Signature]

13-50-12-07-001  
ETHAN HEINEY  
OR 1701-201

Part of: 13-50-12-07-000  
TMH Investments, LLC  
OR 2278-678  
±10.012 Ac.



**OFFICE COPY**  
**NOT RECORDABLE**  
Brian Kelly McPeck  
Reg. Surveyor No. 8517  
Date 7/1/19

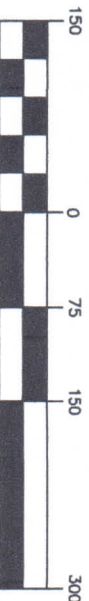


APPROVED

MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR

13-50-12-07-000  
TMH INVESTMENTS, LLC  
OR 2278-678

GRAPHIC SCALE



( IN FEET )  
1 inch = 150 ft.

This plat was prepared by McPeck Land Surveying, LLC  
in accordance with Chapter 4733-37 of the Administrative Code,  
and is intended to be used for the legal transfer of the property  
described and does not intend to describe all or any easements of  
record, nor encroachments unless otherwise intended.

Date 7/1/19

Fee Paid