

23-90-22-04-001



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Richard A. Browning & Robert K. Browning
OR 2822-62
Part of: 23-90-22-04-000
+/-1.479 Ac.

Being a part of the Northeast Quarter of Section 22, Township 2, Range 5, Highland Township, Muskingum County, State of Ohio, also being part of the lands now owned by Richard A. Browning & Robert K. Browning (OR 2822-62) as recorded in the Muskingum County Recorder's Office and more fully described as follows.

Beginning for reference at an iron pin found (5/8") at the southeast corner of the northeast quarter of said Section 22, thence N 73°49'21" W a distance of 1373.14 feet to an iron pin set on the north line of the lands now owned by Timothy J. Messerschmidt, Jr (OR 2689-372), the principal place of beginning;

Thence with the common line of said Browning & Browning/Messerschmidt, Jr.'s lands, S 89°55'48" W a distance of 200.00 feet to a point in the center of Friendship Drive (SR-83), passing an iron pin found (5/8") at 162.24 feet;

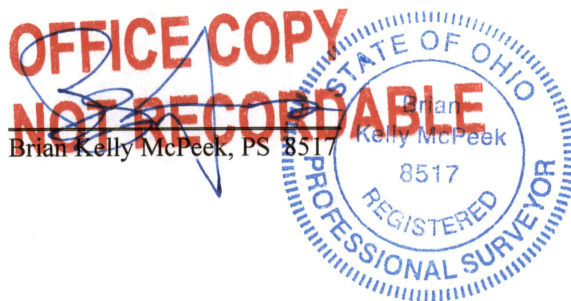
Leaving said common line and going through said Browning & Browning's lands the following three (3) courses:

1. With the center of said Friendship Drive, N 05°25'45" W a distance of 272.25 feet to a point;
2. Leaving said center of road, N 60°28'14" E a distance of 215.03 feet to an iron pin set, passing an iron pin set at 23.91 feet;
3. Thence S 05°51'27" E a distance of 378.75 feet to the place of beginning, containing 1.479 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 on.

All iron pins set are 5/8 inch by 30 inch steel rebar with plastic identification caps marked MCPEEK PS8517.

The above described 1.479 acre parcel is based on a field survey made by Brian K. McPeck, PS 8517 of McPeck Land Surveying, LLC on 7/18/2018 and 3/26/2021.



3/26/21
Date

DESCRIPTION
APPROVED

By: AM 4/1/2021

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

4/5/21
Date Fee Paid