

25-35-01-19-000



Linn Engineering, Inc.

Civil Engineering Consultants

740-452-7434 • 1-800-991-7434

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

William J. Murphy, II, etal

Official Record 2713-751

8.798 acres

Situated in the State of Ohio, County of Muskingum, Township of Hopewell, bounded and described as follows:

Being part of Lot 23 in the First Quarter of Township 1, Range 9, United States Military Lands, and beginning for reference at a pipe found on the northeast corner of said Lot 23;

thence along the north line of said Lot 23, North 87 degrees 19 minutes 22 seconds West 449.35 feet to a pipe found and the principal place of beginning;

thence continuing along the centerline of Pinecrest Drive the following fifteen courses:

- 1) South 64 degrees 36 minutes 22 seconds West 170.67 feet;
- 2) South 39 degrees 17 minutes 56 seconds West 226.49 feet;
- 3) South 41 degrees 13 minutes 06 seconds West 300.00 feet;
- 4) South 67 degrees 38 minutes 06 seconds West 189.60 feet, from which an axle found bears South 27 degrees 36 minutes 06 seconds West a distance of 28.95 feet;
- 5) South 86 degrees 25 minutes 58 seconds West 52.86 feet;
- 6) North 83 degrees 34 minutes 04 seconds West 50.09 feet;
- 7) North 72 degrees 45 minutes 54 seconds West 54.50 feet;
- 8) North 62 degrees 17 minutes 00 seconds West 52.52 feet;
- 9) North 52 degrees 22 minutes 33 seconds West 62.86 feet;
- 10) North 43 degrees 18 minutes 40 seconds West 69.64 feet;
- 11) North 35 degrees 26 minutes 05 seconds West 60.11 feet;
- 12) North 28 degrees 16 minutes 20 seconds West 68.29 feet;
- 13) North 20 degrees 04 minutes 00 seconds West 58.64 feet;
- 14) North 11 degrees 52 minutes 07 seconds West 77.11 feet;
- 15) North 10 degrees 48 minutes 50 seconds West 92.70 feet;

thence leaving said centerline and along the south line of lands now owned by Eloise Ruth Bishop (OR 2557-792) North 70 degrees 56 minutes 47 seconds East 364.96 feet to a capped pipe found, passing a fence post at 23.49 feet;

thence along the south line of lands now owned by William Peter Miller, Jr. and Joy Marlene Miller (OR 2693-430) and James Patrick Miller (OR 1953-707) and the north line of said Lot 23 South 87 degrees 16 minutes 07 seconds East 745.73 feet to the principal place of beginning, passing an iron pin found at 633.75 feet, containing 8.798 acres, more or less, subject to all easements and right of ways, written or implied.

25-35-01-19-000 A

Bearings are based on the Ohio State Plane Coordinate System, NAD83, South Zone, Grid South, as per GPS observations made March 30, 2017.

This description is written from an actual field survey completed April 4, 2017 by Timothy H. Linn, PS, Reg. No. 7113.

**OFFICE COPY
NOT RECORDABLE**

Timothy H. Linn, PS
Reg. No. 7113

STATE OF OHIO
TIMOTHY H. LINN
7113
REGISTERED
PROFESSIONAL SURVEYOR

Date 4/7/17

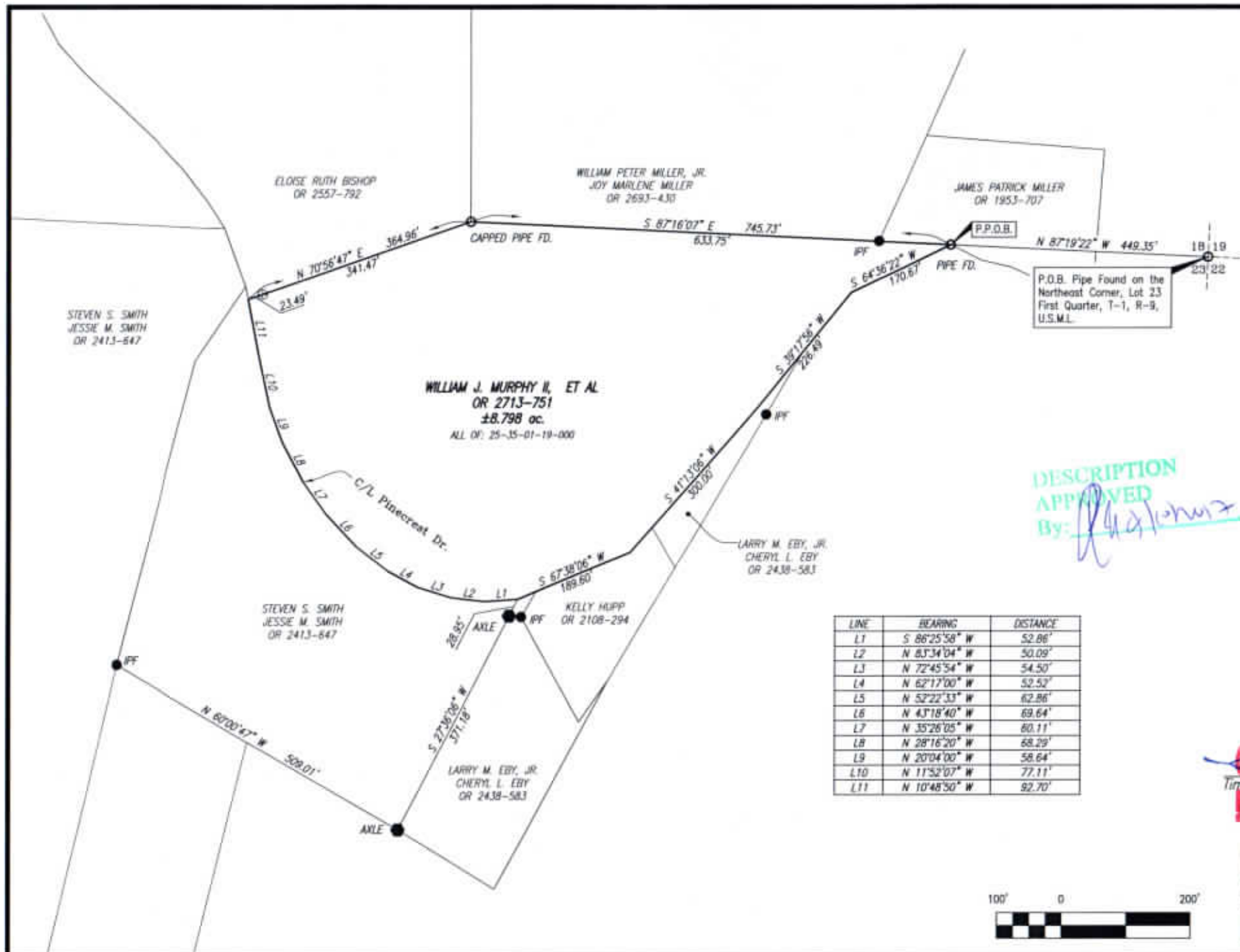
Parcel No.

All of Parcel #25-35-01-19-000 +/- 8.798 ac.

DESCRIPTION

APPROVED

By: Timothy H. Linn



SITUATED IN
 State of Ohio, County of Muskingum, Township
 of Hopewell, First Quarter, T-1, R-9, U.S.M.L.

BASIS OF BEARING
 Bearings are based on the Ohio State Plane
 Coordinate System, NAD83, South Zone, Grid
 South, as per GPS observations made 3/30/17.

REFERENCES
 As shown on Plat.

PARCEL NO.
 All of: 25-35-01-19-000 ±8.798 ac.

- LEGEND**
- ⊕ Fence Post
 - Iron Pin Found, 5/8" rebar
 - Pipe Found
 - Axle Found
 - P.O.B. Place of Beginning
 - P.P.O.B. Principal Place of Beginning

DESCRIPTION
 APPROVED
 By: *[Signature]*

LINE	BEARING	DISTANCE
L1	S 86°25'58" W	52.86'
L2	N 83°34'04" W	50.09'
L3	N 72°45'54" W	54.50'
L4	N 62°17'00" W	52.52'
L5	N 52°22'33" W	62.86'
L6	N 43°18'40" W	69.64'
L7	N 35°26'05" W	80.11'
L8	N 28°16'20" W	68.29'
L9	N 20°04'00" W	56.64'
L10	N 11°52'07" W	77.11'
L11	N 10°48'50" W	92.70'



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 Timothy H. Linn, PS 7113
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 Date: 4/2/17



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