

Survey Split of Virginia and Alan Casto Lands at 188, and 190 First Street, Frazeyburg, Ohio

Situated in the State of Ohio, County of Muskingum, Village of Frazeyburg, and being part of Lot 11, and part of Lot 13, and all of Lot 12 of Hamilton's Subdivision, (Pl. Bk. 9, Pg. 69), Township 3, Range 9, United States Military Lands, and being part of the lands presently owned by Virginia and Alan Casto as per Official Record 2464, Page 139, and being more particularly described as follows;

Beginning for reference at an iron pipe found at the southeast corner of Lot 14, of Hamilton's Subdivision, (Pl. Bk. 9, Pg. 69), of the Village of Frazeyburg;

Thence along the north line of First Street, (R\W 50'), and the south line of Lot 14, and Lot 13, North 88 degrees 41 minutes 59 seconds West, 129.12 feet to an iron pin set, being the principal place of beginning, passing an axle found at 83.88 feet;

Thence continuing along the north line of First Street, North 88 degrees 42 minutes 04 seconds West, 134.99 feet to an iron pin found, on the southeast corner of lands presently owned by Kimberly N. and Darrin M. Wilson, (OR 2623-395), passing iron pins found at 17.93 feet, and 37.88 feet, and an axle found at 120.93 feet;

Thence along the east line of said Wilson lands, and the east line of lands presently owned by Lauren Diane Cunningham, and Cory Lane Hastings, (OR 3273-699), and the east line of lands presently owned by CMH Homes Inc., (OR 3188-886), North 02 degrees 29 minutes 31 seconds East, 237.80 feet to an axle found on the southwest corner of lands presently owned by Harold E. and Annette Cleveland, (OR 2528-595);

Thence along the south line of said Cleveland lands, and the north line of Lot 11, 12, and Lot 13, South 87 degrees 24 minutes 59 seconds East, 135.00 feet to a point, passing iron pins found at 96.77 feet and 116.72 feet;

Thence through the lands presently owned by Virginia, and Alan Casto, (2464-139), South 02 degrees 29 minutes 59 seconds West, 234.78 feet to the principal place of beginning, passing an iron pin set at 1.91 feet, containing 0.73 acres, more or less, and being part of Auditor's Parcel Numbers 29-59-04-15-000, (+- 0.20 Acres), and all of 29-59-04-12-001, (+- 0.53 Acres)

Subject to all legal recorded easements and right of ways.

Iron pins set are 5/8 inch rebars, 30 inches long, with plastic identification caps.

Bearings are based on the Ohio State Plane Coordinate System, NAD 83(2011), South Zone, Grid North, as per GPS observations. All distances shown are grid distances.

This description is written based on a field survey completed Sept. 3, 2025, by Jack D. Newcome, Reg. No. 7321.

Jack D. Newcome
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Jack D. Newcome Reg. No. 7321



9-05-25
Date

DESCRIPTION

APPROVED

By: D.M. Barnhardt
9-19-2025



DESCRIPTION

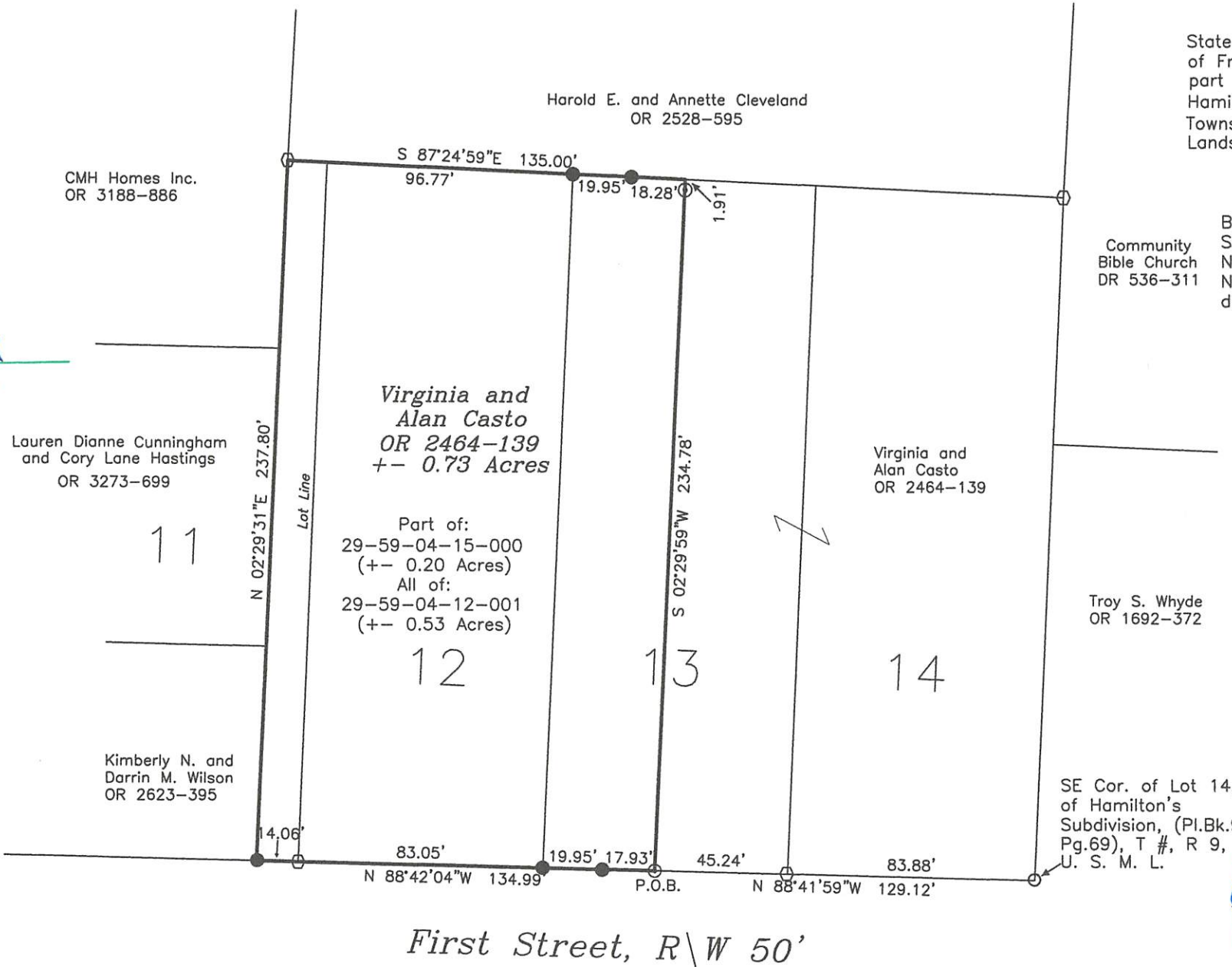
APPROVED

By: D.M. Barnhard

9-19-2025

LEGEND

- △ Railroad Spike Set
- Iron Pin Found
- ⊞ Stone Found
- ⬡ Axle Found
- Iron Pipe Found
- ▲ Railroad Spike Found
- ⊙ Iron Pin Set, 5/8" rebar
- ⊠ Monument Found



SITUATED IN:

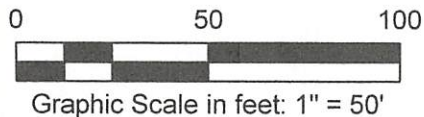
State of Ohio, County of Muskingum, Village of Frazeyburg, and being part of Lot 11, part of Lot 13, and all of Lot 12, of Hamilton's Subdivision, (Pl. Bk. 9, Pg. 69), Township 3, Range 9, United States Military Lands

BASIS OF BEARINGS

Bearings are based on the Ohio State Plane Coordinate System, NAD 83(2011), South Zone, Grid North, as per GPS observations. All distances shown are grid distances.

REFERENCES

All deed records shown on this plat.
Pl. Bk. 9, Pg. 69
Previous surveys of the area, by S. Bowman, K. Varner, W. Knicely, and J. Gamble



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