



www.mcpeeklandsurveying.com LLC
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 340 Robin Hood Ln., * Zanesville, Oh 43701 * 740.704.6073

Tanco Development, Ltd.
OR 1829-756
+/-0.877 Acres

Situated in the State of Ohio, County of Muskingum, Township of Muskingum, Southwest Quarter of Section 22, Township 2, Range 8. Being part of the land now owned by Tanco Development, Ltd., as recorded in OR 1829-756 of the Muskingum County Recorders office and more particularly described as follows.

Beginning for reference at an existing stone at the Southeast corner of the aforesaid Southwest Quarter; thence with the South line of said Southwest Quarter and the South line of Muskingum Township, North 87 degrees 54 minutes 48 seconds West, 1186.58 feet to an iron pin found and the principal place of beginning; thence continuing with said South line of the Southwest Quarter and the South line of Muskingum Township, North 87 degrees 54 minutes 48 seconds West, 140.00 feet to an iron pin found on the Southeast corner of the lands now owned by Don S. Rankin & Tammy A. Rankin (OR 2066-201); thence with the east line of said Rankin's lands, North 02 degrees 05 minutes 12 seconds East, 269.77 feet to an iron pin found on the South line of Maple Creek Drive (PB 17, Pg. 14);

thence with said South line the following two (2) courses:

1. with a curve turning to the right with an arc length of 32.45 feet, with a radius of 929.94 feet, with a chord bearing of North 88 degrees 55 minutes 48 seconds East, with a chord length of 32.45 feet to an iron pin found;
2. North 89 degrees 56 minutes 05 seconds East, 107.68 feet to an iron pin found on the Northwest corner of the lands now owned by Donna J. Tanner (OR 2268-836);

thence leaving said South line of Maple Creek Drive and with the west line of said Tanner's lands, South 02 degrees 05 minutes 12 seconds West, 275.60 feet to the place of beginning, containing 0.877 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.

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

The above described 0.877 acre parcel is based on a field survey made by Brian K. McPeek, PS 8517 of McPeek Land Surveying, LLC on April 13th, 2015.

OFFICE COPY
~~**NOT RECORDABLE**~~
 Brian Kelly McPeek, PS 8517



4/13/15
 Date

Parcel No.

Part of: 44-48-01-18-001 (+/- 0.877 ac.)

DESCRIPTION APPROVED
 By: *[Signature]*

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

4/28/15
 Date Fee Paid

±0.877 Ac. Split

SITUATED IN
The State of Ohio, County of Muskingum,
Township of Muskingum, Southwest Quarter of
Section 22, T2, R8.
Being part of the lands now owned by
Tanco Development, Ltd., (OR 1829-756).



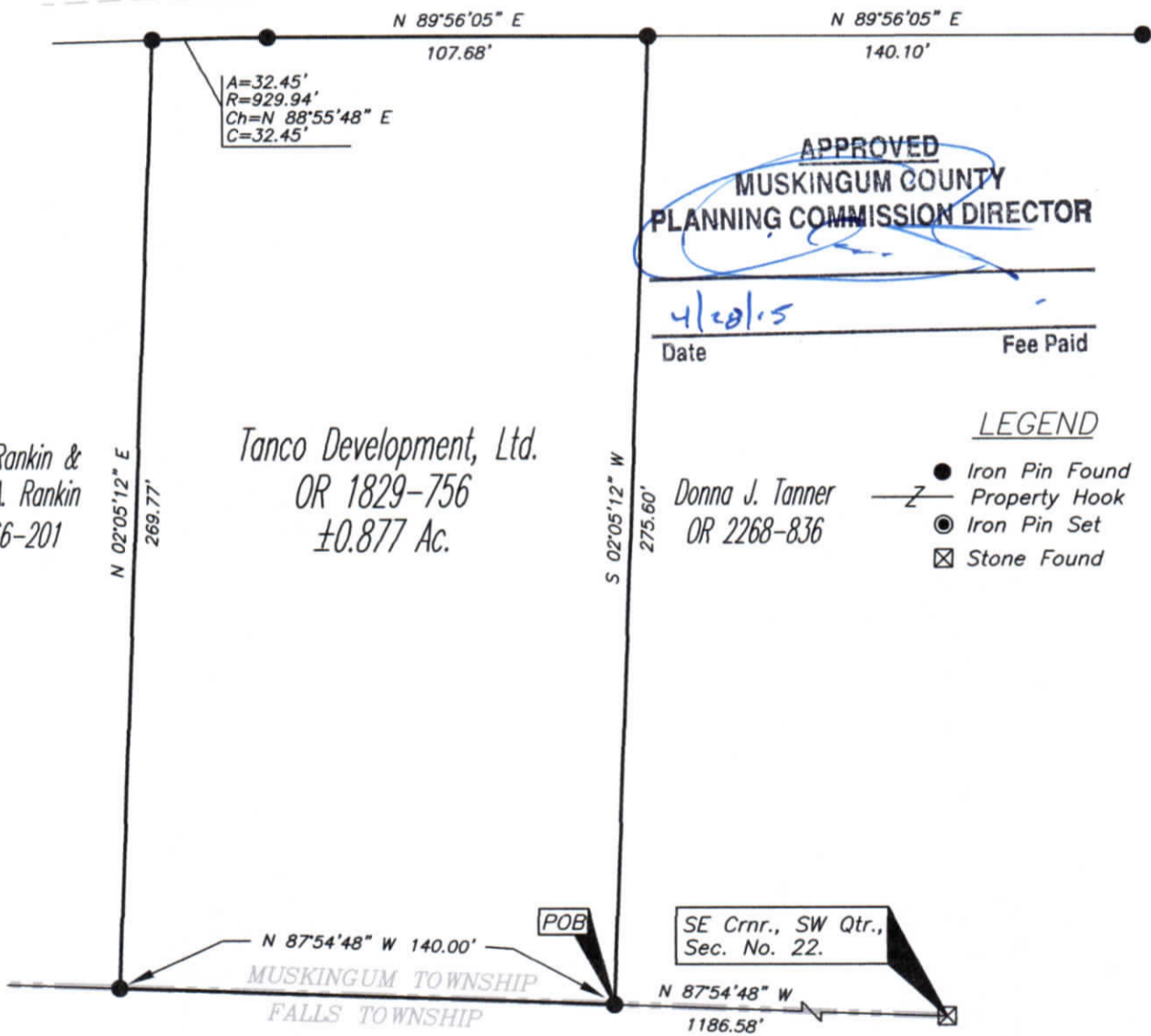
BASIS OF BEARING

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>

MAPLE CREEK DRIVE (50')
PLAT BOOK 17, PAGE 14



APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

4/13/15
Date Fee Paid

LEGEND

- Iron Pin Found
- Z— Property Hook
- Iron Pin Set
- ⊠ Stone Found

Don S. Rankin &
Tammy A. Rankin
OR 2066-201

Tanco Development, Ltd.
OR 1829-756
±0.877 Ac.

Donna J. Tanner
OR 2268-836

Eric C. Smith
OR 2383-773

DESCRIPTION
APPROVED
By: *[Signature]*

OFFICE COPY
NOT RECORDABLE

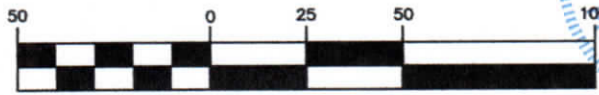
Brian Kelly McPeek
Reg. Surveyor No. 8517

4/13/15
Date

PARCEL NO.

Part of: 44-48-01-18-001(±0.877 Ac)

GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.



MCPEEK
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