

47-27-01-35-002



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**Tanner P. Wilson**  
**OR 2744-156**  
**+/-0.268 Ac.**

Situated in the State of Ohio, County of Muskingum, Township of Newton and being part of Section 10, T15, R14, also being part of the lands now owned by Tanner P. Wilson as recorded in OR 2744-156 of the Muskingum County Recorders Office and being more particularly described as follows.

Beginning for reference at an iron pin found at the southwest corner of Lot 43 of Broadvue Acres (replat) recorded in Plat Book 11, Page 34, thence S 38°26'24" E a distance of 236.95 feet to an iron pin found on the west line of Broadvue Circle and the principal place of beginning;

thence with the west line of said Broadvue Circle, S 48°44'08" E a distance of 130.47 feet to an iron pin set;

thence leaving the west line of said Broadvue Circle and going through said Wilson's lands the following three (3) courses:

1. S 41°15'28" W a distance of 51.63 feet to an iron pin set;
2. N 48°44'16" W a distance of 95.38 feet to an iron pin set;
3. S 41°54'27" W a distance of 110.17 feet to an iron pin set on the west line of said Wilson's lands also being on the east line of the lands now owned by James C. Elkin (DR 975-007);

thence with the common line of said Wilson/Elkin, N 48°48'24" W a distance of 48.04 feet to an iron pin found on said Elkin's most northeasterly corner;

thence with the north line of said Wilson's lands, N 46°16'21" E a distance of 162.47 feet to the place of beginning, containing 0.268 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.

Not to be used as a separate building site or transferred as an independent parcel in the future without a planning commission approval in accordance with applicable subdivision regulations.

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

The above described 0.268 acre parcel is based on a field survey made by McPeek Land Surveying, LLC on May 15<sup>th</sup>, 2019.



5/21/19  
Date

**Parcel No.**  
**Part of: 47-27-01-35-000 (+/-0.268 Ac.)**

**APPROVED**  
**MUSKINGUM COUNTY**  
**PLANNING COMMISSION DIRECTOR**

**DESCRIPTION**  
**APPROVED**

By: 6/6/19

Date

Fee Paid