

Baseline Surveying, Inc.

Land Surveying and Construction Layout

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RHONDA R. LAMPTON & DEANA L. DAVIS, CO-TRUSTEES

AUDITOR'S PARCEL NUMBER

51-09-01-18-000 (ALL – 1.315 AC.)

BEING ALL OF THE REMAINDER OF TRACT 2 AS CONVEYED TO RHONDA R. LAMPTON AND DEANA L. DAVIS, CO-TRUSTEES OF THE SANDRA I. ALEXANDER IRREVOCABLE TRUST, DATED THE 6TH DAY OF APRIL, 2017 IN O.R. VOLUME 2730, PAGE 949 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS. SITUATED IN THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING IRON PIN (5/8 INCH REBAR WITH TCW CAP) AT THE SOUTHEAST CORNER OF SECTION 6;

THENCE WITH THE SOUTH LINE OF SAID SECTION 6, NORTH 87 DEGREES 46 MINUTES 12 SECONDS WEST 2125.21 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR WITH TCW CAP), SAID IRON PIN BEING THE **PLACE OF BEGINNING** OF THE PARCEL HEREIN INTENDED TO BE DESCRIBED;

THENCE CONTINUING WITH THE SAID SECTION LINE, NORTH 87 DEGREES 46 MINUTES 12 SECONDS WEST 286.79 FEET TO AN IRON PIN SET ON THE EAST RIGHT OF WAY LINE OF THE GENESEE AND WYOMING INC. RAILROAD, SAID IRON PIN BEING NORTH 40 DEGREES 03 MINUTES 11 SECONDS EAST 122.36 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR);

THENCE LEAVING THE SAID SECTION LINE WITH THE EAST LINE OF THE SAID RAILROAD, NORTH 30 DEGREES 01 MINUTES 44 SECONDS EAST 264.52 FEET TO AN EXISTING IRON PIN (3/4 INCH PIPE) AT THE SOUTHWEST CORNER OF A PARCEL CONVEYED TO CHARLES R. SUMMERVILLE AND NORMA A. SUMMERVILLE (O.R. VOLUME 2685, PAGE 6);

THENCE LEAVING THE SAID RAILROAD AND WITH THE SOUTH LINE OF THE SAID SUMMERVILLE PARCEL, SOUTH 87 DEGREES 47 MINUTES 52 SECONDS EAST 202.57 FEET TO AN EXISTING IRON PIN (3/4 INCH PIPE) AT THE SOUTHEAST CORNER OF THE SAID SUMMERVILLE PARCEL;

THENCE LEAVING THE SAID SOUTH LINE AND WITH THE WEST LINE OF A PARCEL CONVEYED TO AUTOZONE TEXAS, LLC (O.R. VOLUME 2962, PAGE 252), SOUTH 11 DEGREES 43 MINUTES 18 SECONDS WEST 237.34 FEET TO THE **PLACE OF BEGINNING**;

CONTAINING 1.315 ACRES FROM AUDITOR'S PARCEL NUMBER 51-09-01-18-000. SUBJECT TO ALL APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BASELINE PS6923/PS8536).

BEARINGS ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM 1983(2011), OHIO SOUTH ZONE, GRID, DERIVED FROM A GPS OBSERVATION.

I, JASON LEACHMAN (PS#8536), HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 31ST DAY OF JULY, 2025, FROM A FIELD SURVEY COMPLETED THE 29TH DAY OF JULY, 2025.


OFFICE COPY
JASON LEACHMAN
NOT RECORDABLE
PROFESSIONAL SURVEYOR #8536



DESCRIPTION
APPROVED

By: D.M. Barnhard

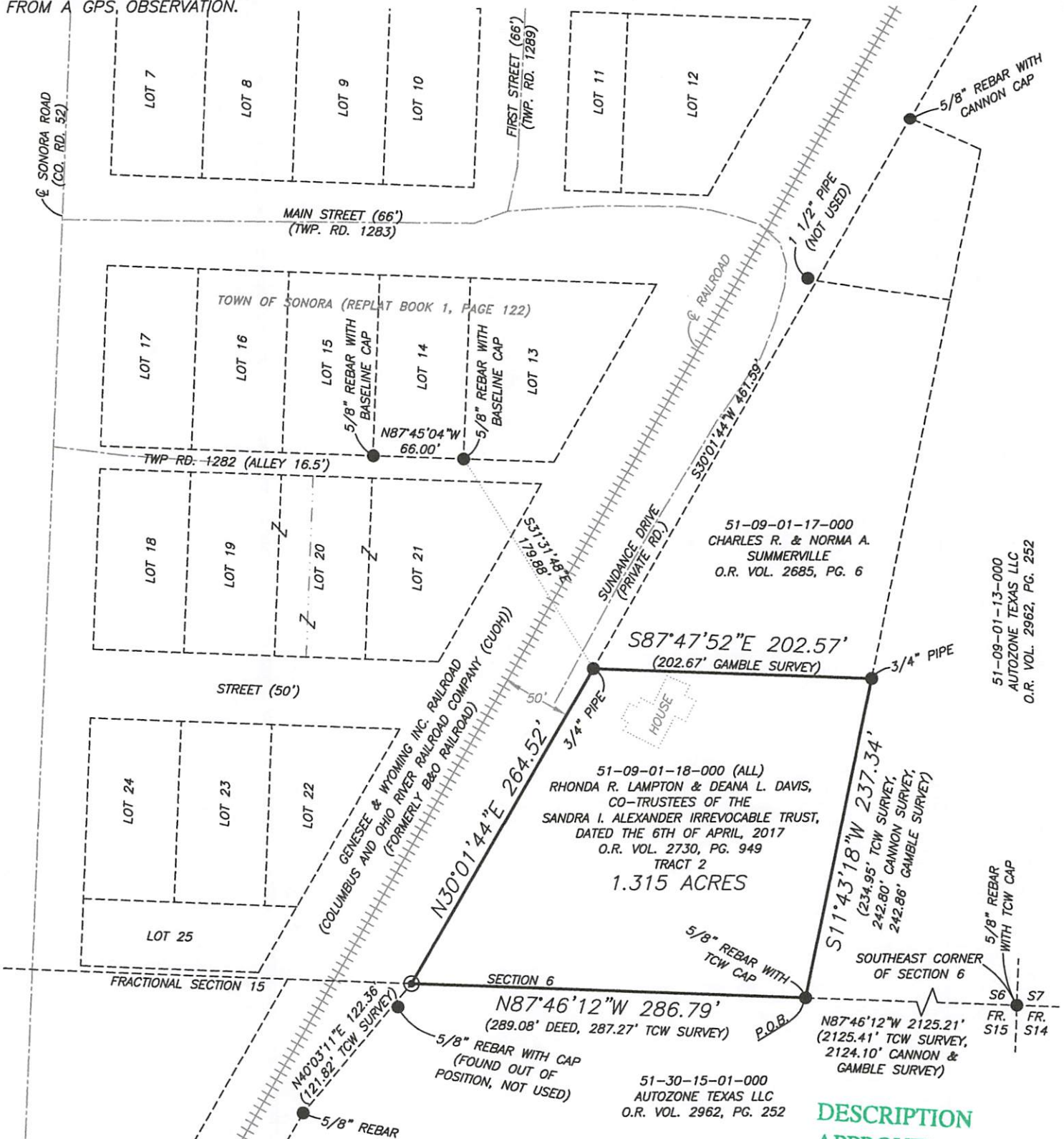
8-1-2025

SURVEY FOR RHONDA LAMPTON

AUDITOR'S PARCEL NUMBER
51-09-01-18-000 (ALL)

BEING ALL OF THE REMAINDER OF TRACT 2 AS CONVEYED TO RHONDA R. LAMPTON AND DEANA L. DAVIS, CO-TRUSTEES OF THE SANDRA I. ALEXANDER IRREVOCABLE TRUST, DATED THE 6TH DAY OF APRIL, 2017 IN O.R. VOLUME 2730, PAGE 949 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS. SITUATED IN THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM 1983(2011), OHIO SOUTH ZONE, GRID, DERIVED FROM A GPS OBSERVATION.



RESEARCH

DEEDS AS SHOWN
PREVIOUS SURVEY OF A 40.85 AC. AND A 46.43 AC. PARCEL COMPLETED JUNE 16, 1994 BY R.M. MERCKLE PS6473.
PREVIOUS SURVEY OF A 0.21 AC. PARCEL COMPLETED MAY 30, 1991 BY K. CANNON PS7224.
PREVIOUS SURVEY OF A 78.277± AC. PARCEL COMPLETED OCT. 14, 2020 BY B.K. MCPEEK PS8517.
MUSKINGUM COUNTY GIS

LEGEND

- EXISTING IRON PIN
- ⊙ IRON PIN SET (5/8"
- REBAR W/CAP 30" LONG)
- ANGLE POINTS

SCALE 1"=100'

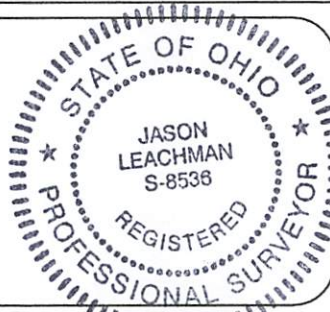


DESCRIPTION
APPROVED

By: D.M. Barnard
8-5-2025

I, JASON LEACHMAN, HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 31st DAY OF JULY, 2025, FROM A FIELD SURVEY COMPLETED THE 29th DAY OF JULY, 2025.

OFFICE COPY
NOT RECORDABLE
JASON LEACHMAN
PROFESSIONAL SURVEYOR #8536



THIS PROPERTY IS SUBJECT TO ALL APPLICABLE EASEMENTS, RIGHT OF WAYS, OR RESTRICTIONS, WHETHER RECORDED OR IMPLIED. THIS PLAT, PREPARED IN ACCORDANCE WITH CHAPTER 4733-37 OF THE ADMINISTRATIVE CODE, IS INTENDED FOR THE LEGAL TRANSFER OF THE PROPERTY SHOWN AND DOES NOT INTEND TO SHOW ANY OR ALL OF THE EASEMENTS, RIGHT OF WAYS, RESTRICTIONS OR ENCROACHMENTS UNLESS OTHERWISE INDICATED.

BASLINE SURVEYING, INC.

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phone: 740-453-4850, email: BEI@rohio.com, www.BaselineSurveyingInc.com

DRAWN BY: JWJ

DATE: 08-29-25

SCALE: 1"=100'

CHECKED BY: MDN

JOB NO: 7205

DRAWING NO:
Z:\205\7205.dwg