0 400 800 1200

GRAPHIC SCALE 1"- 400'

NORTH

The bearings and distances on this plat are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS observations.

LEGEND

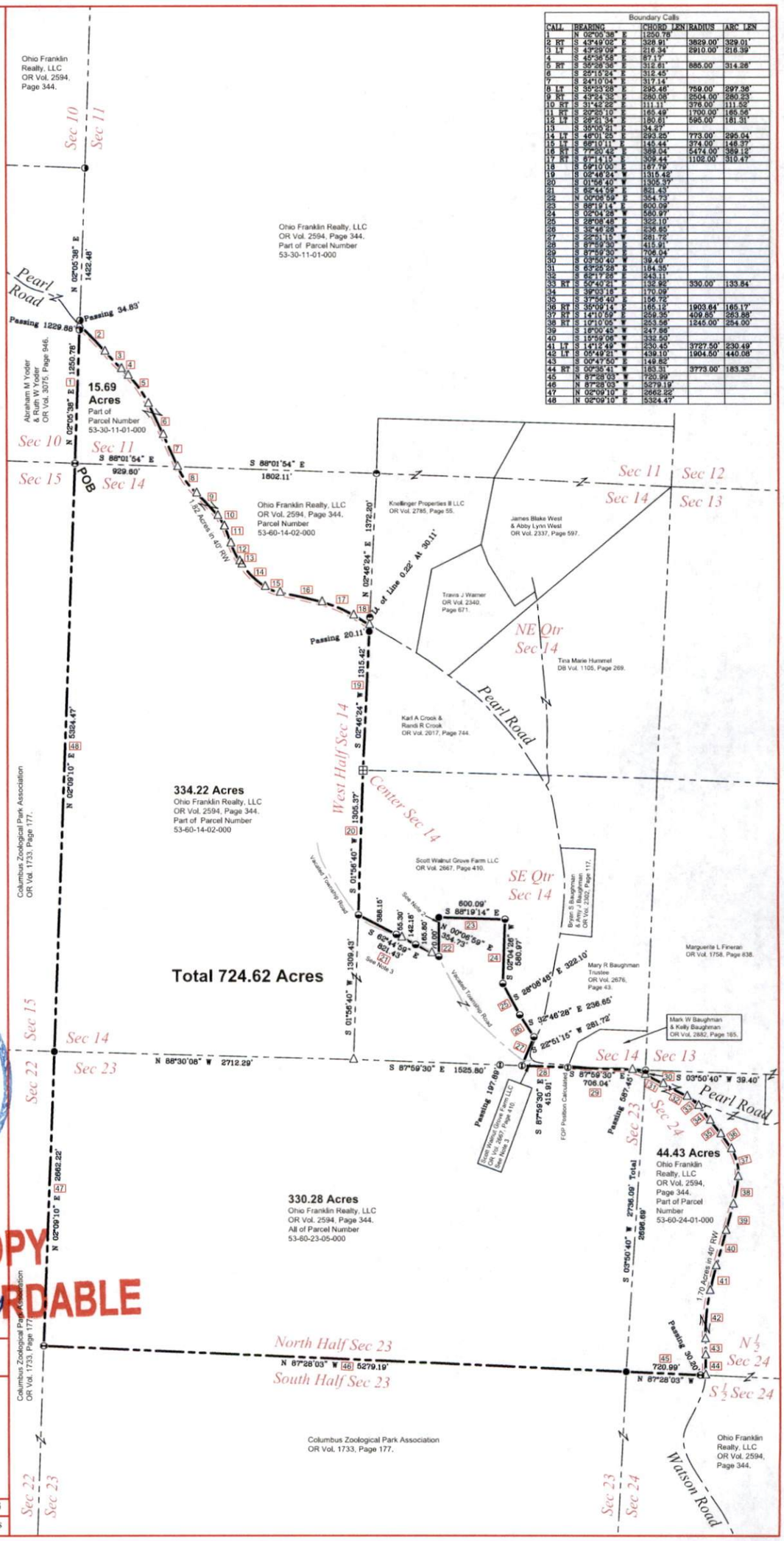
- IRON PIN SET 5/8" REBAR 30" LONG CAPPED C.R.HARKNESS PLS6885
- IRON PIN FOUND 5/8" REBAR UNLESS NOTED
- CALCULATED POINT UNMARKED
- STONE FOUND MARKED
- IRON PIN FOUND CAPPED 7113 LINN
- IRON PIN FOUND CAPPED 8517 McPEEK
- IRON PIN FOUND CAPPED 6889 HUNNELL
- IRON PIN FOUND CAPPED 7879 BINKLEY
- IRON PIN FOUND CAPPED 6885 HARKNESS
- LAND HOOK

Situated in the State of Ohio, County of Muskingum, Township of Rich Hill:

Being part of Sections 11, 14, 23, and 24, Township 13, Range 11, of the Congress Lands East of the Scioto River, further **being part of** the Ohio Franklin Realty, LLC property, recorded in **Official Record Volume 2594, Page 344** of said county's deed records, and further **being all of** Muskingum County **Auditor's Parcel Number 53-60-23-05-000 and part of Parcel Numbers 53-30-11-01-000, 53-60-14-02-000, and 53-60-24-01-000:**

SURVEYOR'S NOTES AND REFERENCES:
Muskingum County Tax and GIS Maps and OGRIP Orthophotos of the area.
Note #1- META Data, State Plane Coordinates Ohio South 1983, 2011 Realization 2010.0 Epoch, GEOID18, GRS1980, Grid to Ground Scale Factor For the surveyed portions of Sections 11, 14, and 23 - 1.0006663623433 2.
Note #2- Passing Pin capped Harkness 6885 found out of position due to bank slippage, removed to prevent conflict.
Note #3- Vacated Township Road. Access currently crosses the Scott Walnut Grove Farm, LLC property from Pearl Road, with no occupation by the Scott Walnut Grove Farm, LLC property of roadbed along the call #21.

Boundary Calls					
CALL	BEARING	CHORD LEN	RADIUS	ARC LEN
1	N 02°00'38" E	1250.78'		
2 RT	S 43°49'02" E	328.91'	3829.00'	329.01'
3 LT	S 43°29'09" E	216.34'	2910.00'	216.39'
4	S 45°36'55" E	87.17'		
5 RT	S 35°28'38" E	312.61'	885.00'	314.28'
6	S 25°15'24" E	312.45'		
7	S 24°10'04" E	317.14'		
8 LT	S 35°23'28" E	295.48'	759.00'	297.36'
9 RT	S 43°24'33" E	280.08'	2504.00'	280.23'
10 RT	S 31°42'22" E	111.11'	376.00'	111.52'
11 RT	S 22°23'10" E	160.49'	1700.00'	165.56'
12 LT	S 26°21'34" E	180.61'	595.00'	181.31'
13	S 35°00'21" E	34.87'		
14 LT	S 46°01'25" E	293.25'	773.00'	295.04'
15 LT	S 65°10'11" E	145.44'	374.00'	146.37'
16 RT	S 77°30'42" E	389.04'	5474.00'	389.12'
17 RT	S 87°14'15" E	309.44'	1102.00'	310.47'
18	S 59°10'00" E	167.79'		
19	S 02°46'24" W	1315.42'		
20	S 01°56'40" W	1305.37'		
21	S 62°44'59" E	821.43'		
22	N 00°06'59" E	354.73'		
23	S 88°19'14" E	600.09'		
24	S 02°04'28" W	580.97'		
25	S 28°08'48" E	322.10'		
26	S 32°46'28" E	236.65'		
27	S 22°51'15" W	281.72'		
28	S 87°59'30" E	415.91'		
29	S 87°59'30" E	706.04'		
30	S 03°50'40" W	39.40'		
31	S 63°25'28" E	184.35'		
32	S 62°17'28" E	243.11'		
33 RT	S 50°40'21" E	132.92'	330.00'	133.84'
34	S 39°03'18" E	170.09'		
35	S 37°54'40" E	156.72'		
36 RT	S 35°09'14" E	165.12'	1903.64'	165.17'
37 RT	S 14°10'59" E	259.35'	409.85'	263.88'
38 RT	S 10°10'05" W	353.56'	1245.00'	354.00'
39	S 16°00'45" W	247.86'		
40	S 15°59'06" W	332.50'		
41 LT	S 14°12'49" W	230.45'	3727.50'	230.49'
42 LT	S 06°49'21" W	439.10'	1904.50'	440.08'
43	S 00°47'50" E	149.82'		
44 RT	S 00°38'41" W	183.31'	3773.00'	183.33'
45	N 87°28'03" W	720.99'		
46	N 87°28'03" W	5279.19'		
47	N 02°09'10" E	2662.22'		
48	N 02°09'10" E	5324.47'		



STATE OF OHIO
CHARLES R. HARKNESS
6885
REGISTERED
PROFESSIONAL SURVEYOR

This plat was prepared by C.R. Harkness Surveying & Mapping Inc. in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the parcel surveyed and does not show any apparent easements nor easements of record, unless otherwise indicated.

Charles R. Harkness

Charles R. Harkness PLS #6885

NOT RECORDABLE
OFFICE COPY

Survey For :
Ohio Franklin Realty LLC

HARKNESS SURVEYING
& MAPPING, INC.
8205 OLD TOWN ROAD
ROSEVILLE, OHIO 43777
PHONE/FAX (740) 849-0122

Member Starting 1975 — Member NSPS Since 2014

Survey Date: April 2023 Drawn: April 2023

Job# 2806 | Sheet #1 Pearl & Watson Roads

DESCRIPTION
APPROVED
By: [illegible]