

60-90-26-09-001



www.mcpeeklandsurveying.com
email: brian@mcpeeklandsurveying.com
340 Robin Hood Ln., * Zanesville, Oh 43701 * 740.704.6073

**Sydney J Properties LLC
OR 2895-893
+/- 8.758 Ac.**

Situated in the State of Ohio, County of Muskingum, Township of Salt Creek, Section 26, T13, R12 and being part of the lands now owned by Sydney J Properties LLC (OR 2895-893) of the Muskingum County Recorder more fully described as follows.

Beginning at a stone found at the southeast corner of the northwest quarter of said Section 26, thence N 04°27'57" W a distance 678.98 feet to an iron pin set on the common line of said Sydney J Properties LLC's lands and the land now owned by Ronald D. Kelso & Mallory K. Kelso (OR 2634-761) and the principal place of beginning, thence leaving said common line and going through said Sydney J Properties LLC's lands, S 27°33'23" W a distance of 331.09 feet to a point in the center of an existing driveway, passing an iron pin set at 309.33 feet;

thence with the center of said driveway the following seven (7) courses:

1. with a curve turning to the left with an arc length of 46.08 feet, with a radius of 66.62 feet, with a chord bearing of N 69°03'49" W, with a chord length of 45.16 feet to a point;
2. N 86°53'12" W a distance of 135.97 feet to a point;
3. with a curve turning to the left with an arc length of 120.74 feet, with a radius of 277.38 feet, with a chord bearing of S 76°29'25" W, with a chord length of 119.79 feet to a point;
4. with a reverse curve turning to the right with an arc length of 203.27 feet, with a radius of 472.90 feet, with a chord bearing of S 71°42'55" W, with a chord length of 201.71 feet to a point;
5. with a compound curve turning to the right with an arc length of 62.62 feet, with a radius of 69.61 feet, with a chord bearing of N 67°53'47" W, with a chord length of 60.53 feet to a point;
6. N 44°42'43" W a distance of 170.54 feet to a point;
7. with a curve turning to the left with an arc length of 88.70 feet, with a radius of 193.04 feet, with a chord bearing of N 57°45'35" W, with a chord length of 87.92 feet to a point at the intersection of said driveway and the center of McDonald Road (T451);

thence with the center of said McDonald Road the following three (3) courses:

1. N 12°37'47" E a distance of 152.10 feet to a point;
2. N 17°52'45" E a distance of 161.21 feet to a point;
3. N 15°19'51" E a distance of 228.61 feet to a point on the southern line of said Kelso's lands;

thence with the south line of said Kelso's lands, S 64°45'19" E a distance of 825.15 feet to the place of beginning, containing a total of 8.758 acres more or less, subject to all legal highways and easements of record.

Appended to the above described parcel is an easement for the purpose of ingress/egress, fifty feet in width (50') and the centerline of said easement seven (7) courses are described as follows :

1. ***Beginning at a point that is N 26°52'31" W a distance of 460.53 feet from the southeast corner of the northwest quarter of said Section 26, with a curve turning to the left with an arc length of 46.08 feet, with a radius of 66.62 feet, with a chord bearing of N 69°03'49" W, with a chord length of 45.16 feet to a point;***
2. ***N 86°53'12" W a distance of 135.97 feet to a point;***
3. ***with a curve turning to the left with an arc length of 120.74 feet, with a radius of 277.38 feet, with a chord bearing of S 76°29'25" W, with a chord length of 119.79 feet to a point;***
4. ***with a reverse curve turning to the right with an arc length of 203.27 feet, with a radius of 472.90 feet, with a chord bearing of S 71°42'55" W, with a chord length of 201.71 feet to a point;***
5. ***with a compound curve turning to the right with an arc length of 62.62 feet, with a radius of 69.61 feet, with a chord bearing of N 67°53'47" W, with a chord length of 60.53 feet to a point;***
6. ***N 44°42'43" W a distance of 170.54 feet to a point;***
7. ***with a curve turning to the left with an arc length of 88.70 feet, with a radius of 193.04 feet, with a chord bearing of N 57°45'35" W, with a chord length of 87.92 feet to a point at the intersection of said driveway and the center of McDonald Road (T451) and the terminus of said easement for ingress/egress.***

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