

**Helen Schmelzer 7.000ac. O.R. 1567, Pg. 214
Part of Parcel 66-80-17-17-009
To be sold to ad-joiner, Marsha L. Hatfield
And combined with Parcel 66-80-17-17-018**

Situated in the State of Ohio, County of Muskingum, Township of Union:

Being a part of the Southeast Quarter of Section 17, Township 1- North ,Range 5-West of The United States Military Lands in Union Township and part of property owned by Helen Schmelzer and Recorded in Official Record Book 1567, Page 214 and Part of Auditors Parcel No. 66-80-17-17-009 in said Muskingum county bounded and described as follows:

Commencing at a $\frac{3}{4}$ " iron pipe found on the north line of said southeast quarter of section 17, said pin bears **S 87°48'53"E 888.44** feet from a point in the center of a creek at the northwest corner of said southeast quarter of section 17; thence **S14°54'59"E** (The base of bearings is Grid from NAD 83-South Ohio State Plane Coordinate System) along the center of South Cove Lane a distance of **769.29** feet to a point at the northeast corner of the grantors , Helen Schmelzer Property; thence **S 76°16'00"W** along the grantors north line **404.50** feet to an iron pin set at **True Place of Beginning** and passing through $\frac{3}{4}$ " pipe found at **30.00** feet; thence **S 14°54'20"E** and through said grantors property **375.66** feet to an iron pin set on the south line of said property ;thence **S 76°16'44"W** along the south Line of said grantor and the north line of Property owned by Charles V. Jr. and Christi Beckett (O.R. 1099, Pg. 528) a distance of **870.03** feet to an $\frac{3}{4}$ " pipe found; thence **N 2°21'39"E** along the grantors west line and the east line of property of David and Patricia Evans (Vol. 775, Pg. 54) and Jane A. Evans property (Vol. 1104, Pg. 598) A distance of **390.72** feet to a $\frac{3}{4}$ " pipe found; thence **N 76°16'00"E** along the grantors property and the south line of property owned by Marsha L. Hatfield (O.R. 2171, Pg. 683) a distance of **754.03** feet to **True Place of Beginning** containing **7.000** acres more or less.

Subject to all legal right of ways and easements on record.

Part of Auditors Parcel **66-80-17-17-009.**

To be Sold to an ad-joiner, Marsha L. Hatfield (O.R. 2171,Pg. 683) and combined with Parcel **66-80-17-17-018.**

Base of bearings is Grid from NAD 83- Ohio South using Muskingum Monument 23-101A.

Iron Pins set are $\frac{5}{8}$ " rebar capped Graves No. 5792.

This description was written December 20,2021 from a field survey by Richard Max Graves registered Surveyor No. 5792.

Note:

Not to be used as a Separate Building Site Nor Transferred as an Independent Parcel in the Future Without Planning Commission Approval.

OFFICE COPY

NOT RECORDABLE



DESCRIPTION

APPROVED

By: 12/16/2022

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date

Fee Paid