

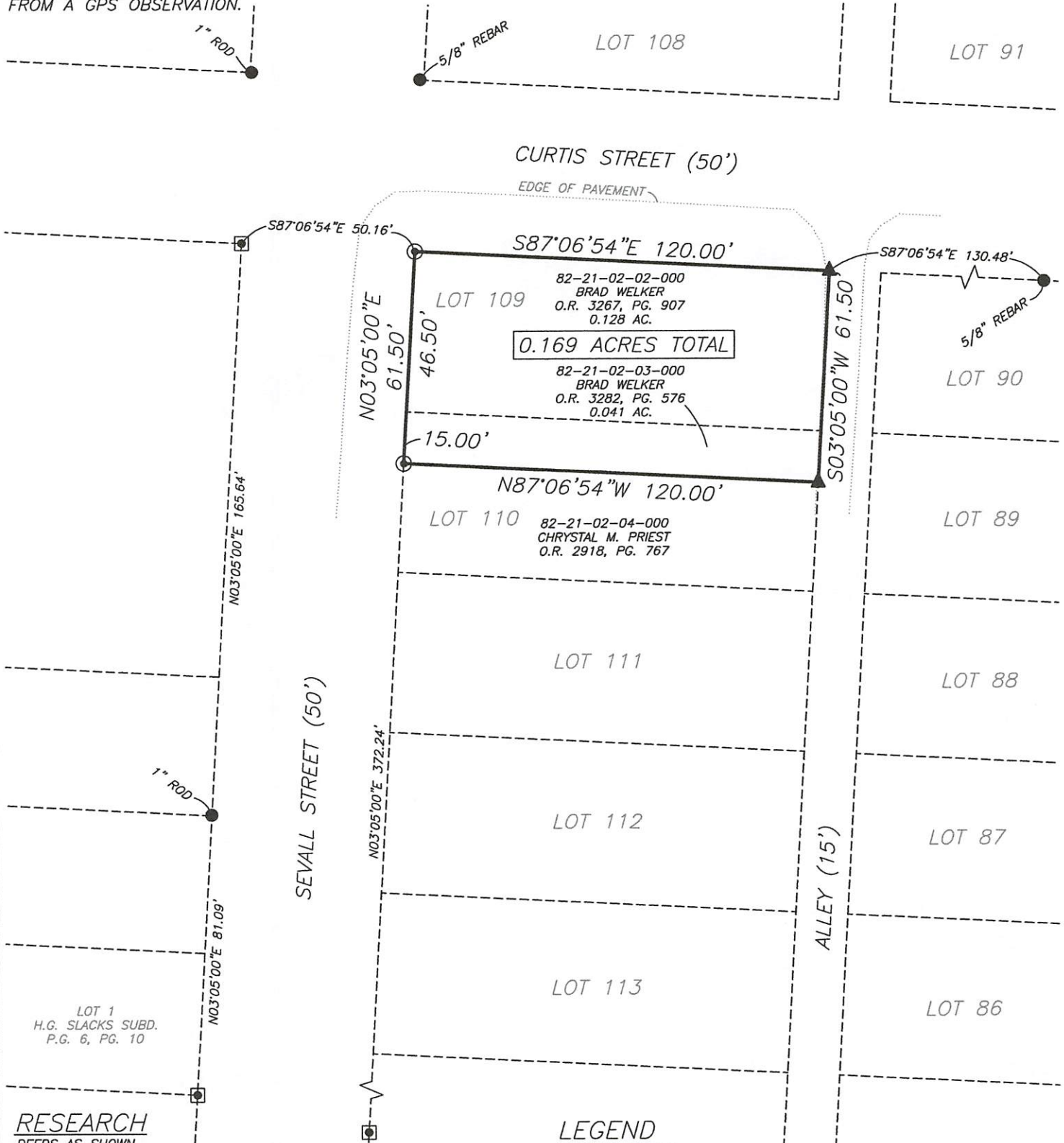
SURVEY FOR BRAD WELKER

AUDITOR'S PARCEL NUMBERS

82-21-02-02-000 (ALL) & 82-21-02-03-000 (ALL)

BEING ALL OF LOT 109 AS CONVEYED TO BRAD WELKER IN O.R. VOLUME 3267, PAGE 907 AND PART OF LOT 110 AS CONVEYED TO BRAD WELKER IN O.R. VOLUME 3282, PAGE 576 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS. SITUATED IN LEAGUES 1ST ADDITION TO THE CITY OF ZANESVILLE (PLAT BOOK 3, PAGE 106), CITY OF ZANESVILLE, 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 0.093± AC. PARCEL COMPLETED MAY 8, 1996 BY T.J. FINLEY PS7222.
PREVIOUS SURVEY OF A 0.06 AC. PARCEL COMPLETED NOV. 6, 1984 BY R.L. DANIELS PS5410.
PREVIOUS SURVEY OF A 0.017 AC. PARCEL COMPLETED NOV. 17, 2021 BY W.D. THOMAS PS7590.
PREVIOUS SURVEY OF A 15.461 AC. PARCEL COMPLETED JULY 30, 2019 BY S.W. NEWELL PS7912.
MUSKINGUM COUNTY GIS

LEGEND

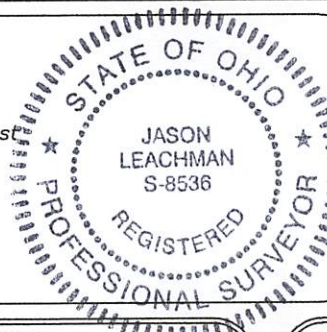
- EXISTING IRON PIN
- ⊙ IRON PIN SET (5/8" REBAR W/CAP 30" LONG)
- ANGLE POINTS
- ⊠ AXLE FOUND
- ▲ MAG NAIL SET

SCALE 1"=40'



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 11th DAY OF AUGUST, 2025 FROM A FIELD SURVEY COMPLETED THE 1st DAY OF AUGUST, 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.

3010 EAST PIKE, ZANESVILLE, OHIO 43701
phone: 740-453-4850, email: BEI@rohoio.com, www.BaselineSurveyingInc.com

DRAWN BY: JWL

DATE: 08-11-25

SCALE: 1"=40'

CHECKED BY: MDN

JOB NO: 7204

DRAWING NO:
Z:\7204\7204.dwg