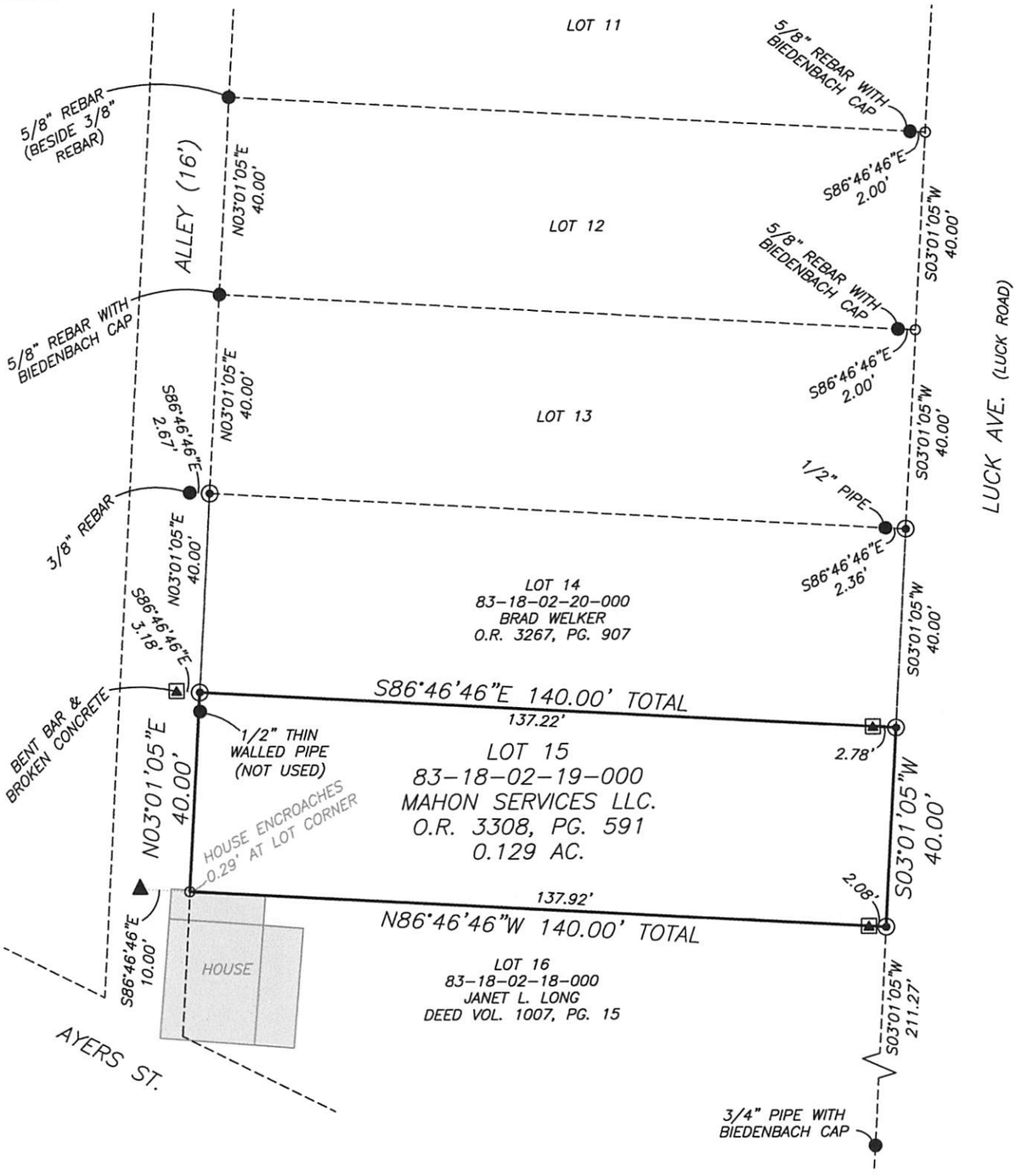
SURVEY FOR MAHON SERVICES LLC.

AUDITORS PARCEL NUMBER
83-18-02-19-000 (ALL)

BEING LOT 15 OF SPANGLERS ADDITION TO THE CITY OF ZANESVILLE, SITUATED IN THE SEVENTH WARD OF THE 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 0.129± AC. PARCEL COMPLETED FEB. 2, 1996 BY W.J. BIEDENBACH PS5718.
PREVIOUS SURVEY OF A 0.220± AC. PARCEL COMPLETED APRIL 14, 2016 BY B.K. MCPEEK PS8517.
PREVIOUS SURVEY OF A 0.045± AC. PARCEL COMPLETED FEB. 27, 1952 BY W.J. BIEDENBACH PS5718.
PREVIOUS SURVEY OF A 0.129 AC. PARCEL COMPLETED JULY 22, 2025 BY J. LEACHMAN PS8536.
MUSKINGUM COUNTY GIS

LEGEND

- EXISTING IRON PIN
- IRON PIN SET OR PREVIOUSLY SET (5/8" REBAR W/CAP 30" LONG)
- ANGLE POINTS
- CONCRETE MONUMENT WITH IRON BAR
- MAG NAIL SET

SCALE 1"=30'
0 15 30 60

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 4th DAY OF DECEMBER, 2025, FROM A FIELD SURVEY COMPLETED THE 4th DAY OF DECEMBER, 2025.

OFFICE COPY
NOT RECORDABLE

JASON LEACHMAN
PROFESSIONAL SURVEYOR #8536

STATE OF OHIO
JASON LEACHMAN
S-8536
REGISTERED
PROFESSIONAL SURVEYOR

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.

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

DRAWN BY: JWL	DATE: 12-04-25	SCALE: 1"=30'
CHECKED BY: MDN	JOB NO: 7262	DRAWING NO: Z:\7262\7262.dwg