



Cardinal Precision Surveying, LLC

Philo, Ohio

Description of a 5.629 Acre Parcel

Situated in the City of Zanesville, County of Muskingum and State of Ohio, being part of the 4th Quarter of Township 1, Range VII, United States Military District, being part of Marple's Out Lot Nos. 8 & 9, as recorded in Deed Bk. G, Pg. 382 / Plat Bk. A-O, Pg. 68, and being all of the same parcel as conveyed to City of Zanesville in Dd. Bk. 565, Pg. 513, Muskingum County Records, and being more particularly described as follows:

BEGINNING at a 3/4" iron pipe found at the southeast corner of Cox Addition to the City of Zanesville, as shown on Plat Recorded in RP 1, Pg. 262, Muskingum County Records, the same being the intersection of the southerly right of way of a 16.5' alley and the easterly right of way of a 10' Alley as shown on said Cox Addition;

Course No. 1; Thence along the easterly right of way of said 10' Alley and the easterly line of said Cox Addition, North 02°31'15" East, a distance of 367.82 feet to an iron pin to be set in a log pile at the southeast corner of a parcel conveyed to Kevin A. Brister in OR Bk. 2541, Pg. 524 of said County Records;

Course No. 2; Thence along the southerly line of said Brister parcel, South 87°22'39" East, a distance of 249.43 feet to a 3/4" iron pipe found at the northwest corner of a parcel conveyed to El Giro, LLC in OR Bk. 2962, Pg. 368 of said County Records;

Course No. 3; Thence along the westerly line of said El Giro parcel, South 02°39'04" West, a distance of 771.56 feet to a 3/4" bent iron pipe found on the northerly right of way of Henry Street (28'), as shown on Blandy's Hill Addition, recorded in Plat Bk. 2, Pg. 18 of said County Records;

Course No. 4; Thence along the northerly right of way of said Henry Street, North 86°45'15" West, a distance of 381.97 feet to the intersection of the northerly right of way of said Henry Street, with the easterly right of way of Goddard Street (33'), as shown on said Plat Bk. 2, Pg. 18, and passing on line an iron pin set at 250.12 feet;

Course No. 5; Thence along the easterly right of way of said Goddard Street, North 02°31'15" East, a distance of 399.58 feet to an iron pin set on the southerly line of said Cox Addition, the same being the intersection of the easterly right of way of said Goddard Street with the southerly right of way of said 16.5' Alley;

Course No. 6; Thence along the southerly line of said Cox Addition and the southerly right of way of said 16.5' Alley, South 87°22'39" East, a distance of 134.27 feet to the POINT OF BEGINNING, passing on line an iron pin set at 17.00 feet, and containing 5.629 acres of land, more or less (All of P.N. 84-42-01-08-000) as surveyed by Alaina J. DeWitt, P.S. # S-8625 in August 2021, subject to any easements, restrictions, leases and/or right of ways of record.

Iron pins set are 5/8"x30" rebar with caps stamped "DEWITT S-8625". The basis of bearings is Grid North, per ODOT VRS observation, Ohio State Plane Coordinate System, South ZONE (3402), NAD83 (2011). Total Station and RTK were used to perform this survey. Distances are shown in ground.

OFFICE COPY
Alaina J. DeWitt, P.S.
Professional Surveyor No. S-8625



NOT RECORDABLE

Cardinal Precision Surveying, LLC - Philo, OH 45653-0264 - www.cardinalprecisionsurveying.com

21085 - CO2 Goddard Park - Description-08.17.2021.docx

DESCRIPTION
APPROVED
By: (Signature)