



David Dailey
OR 3171-231
Part of: 85-04-01-02-000 (+/-0.070 Ac.) & Part of: 85-04-01-01-000 (+/-0.013 Ac.)
Total +/-0.083 Ac.

Situated in the State of Ohio, County of Muskingum, City of Zanesville, part of Lot 9 of Boggs Farm No. 3 (Plat Book 2, Page 143) and being part of the lands now owned by David Dailey as recorded in OR 3171-231 of the Muskingum County Recorder's Office, more fully described as follows.

Beginning at a pipe found at the southwest corner of said Lot 9, being on the easterly line of Linden Ave, thence with the east line of said Linden Avenue, N 28°08'33" E a distance of 38.00 feet to an iron pin set at the northwest corner of said Lot, being the intersection of said Linden Avenue and the south line of Van Horn Avenue; thence with the south line of said Van Horn Avenue, S 87°38'27" E a distance of 6.83 feet to an iron pin set; thence going through said Lot 9 the following three (3) courses:

1. S 61°21'46" E a distance of 63.31 feet to an iron pin set;
2. S 29°23'25" W a distance of 24.47 feet to an iron pin set;
3. S 61°49'34" E a distance of 50.99 feet to an iron pin set on the east line of said Lot 9 being on the west line of an alley (16');

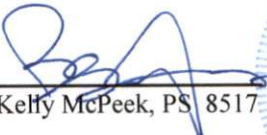
thence with the east line of said Lot 9, S 28°09'13" W a distance of 16.00 feet to an iron pin set at the southeast corner of said lot;

thence with the south line of said Lot 9, N 61°49'34" W a distance of 119.90 feet to the place of beginning, containing 0.083 acres more or less, subject to all legal highways and easements of record.

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 PS8517.

The above described 0.083 acre parcel is based on a field survey made by Brian K. McPeek, PS 8517 of McPeek Land Surveying, LLC on November 2nd, 2023.


 Brian Kelly McPeek, PS 8517 Date 11/14/23



APPROVED BY CITY PLANNING COMMISSION,
 ZANESVILLE, OHIO;
 NO PLAT REQUIRED

 11/1/24

DESCRIPTION
 APPROVED

By: D.M. Barnhard
 1-11-2024