

SURVEY FOR ALAINA DEWITT

AUDITORS PARCEL NUMBER
08-40-23-33-000 (PART - 0.077 ACRES)
TO BE COMBINED WITH 08-40-23-11-000

BEING A PART OF THE PARCEL CONVEYED TO ALAINA DEWITT IN O.R. VOLUME 3107, PAGE 67 OF THE MUSKINGUM COUNTY OFFICIAL RECORDS. SITUATED IN THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 11, RANGE 13, OF THE CONGRESS LANDS EAST OF THE SCIOTO RIVER, BRUSH CREEK TOWNSHIP, MUSKINGUM COUNTY, OHIO.

BEARINGS ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM 1983(2011), OHIO SOUTH ZONE, GRID, DERIVED FROM A GPS OBSERVATION.

DESCRIPTION
APPROVED

By: MDN 11-29-2023

08-40-23-11-000
EARNEST WATTS, JR.
O.R. VOL. 2603, PG. 375

08-40-23-33-000 (PART)
ALAINA DEWITT
O.R. VOL. 3107, PG. 67
0.077 ACRES

08-40-24-31-000
RONALD L. & ERIN E. WELCH
O.R. VOL. 1813, PG. 700

08-40-24-31-000
RONALD L. & ERIN E. WELCH
O.R. VOL. 1813, PG. 700

NORTHWEST CORNER OF
THE SOUTHWEST QUARTER
OF SECTION 23

08-40-23-12-000
DENNIS M. & SHARON K. ADAMS
DEED VOL. 809, PG. 345

08-40-23-33-000 (PART)
ALAINA DEWITT
O.R. VOL. 3107, PG. 67

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

NOTE 1: THE QUARTER SECTION LINE AS SURVEYED BY L.P. DINAN JUNE 18, 2015, DOES NOT AGREE WITH THE QUARTER SECTION LINE AS CALLED FOR IN PREVIOUS DEEDS. THE QUARTER SECTION LINE FROM THE PREVIOUS DEEDS (BASED ON THE EXISTING IRON PINS) WAS USED FOR THIS SURVEY. SUBJECT PROPERTY, ADJOINING PROPERTY OR PREVIOUS OWNERS MAY HAVE CLAIM TO PART OR ALL OF THIS SURVEY GAP.

RESEARCH

DEEDS AS SHOWN
PREVIOUS SURVEY OF A 21.89 AC. PARCEL COMPLETED
JUNE 18, 2015 BY L.P. DINAN PS5451.
MUSKINGUM COUNTY GIS

LEGEND

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

SCALE 1"=60'

0 30 60 120

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 21st DAY OF NOVEMBER, 2023, FROM A FIELD SURVEY COMPLETED THE 14th DAY OF NOVEMBER, 2023.

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.

BASELINE SURVEYING, INC.

3010 EAST PIKE, ZANESVILLE, OHIO 43701

phone: 740-453-4850, email: BEI@rohio.com, www.BaselineSurveyingInc.com

DRAWN BY: JWL

DATE: 11-21-23

SCALE: 1"=60'

CHECKED BY: MDN

JOB NO: 6873

DRAWING NO:

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