

13-10-09-13-000



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**Jimmie L. Wilson & Grace Anne Wilson**  
**OR 1660-890, Parcel Two, Tract Two & Parcel Three**  
**Total +/- 0.439 Ac.**

**All of: 13-10-09-13-000 (+/-0.261 Ac.) & All of: 13-10-09-14-000 (+/-0.178 Ac.)**

Situated in the State of Ohio, County of Muskingum, Village of Roseville and being all of the lands now owned by Jimmie L. Wilson & Grace Ann Wilson as recorded in OR 1660-890, Parcel Two, Tract Two & Parcel Three of the Muskingum County Recorder's Office and more particularly described as follows.

Beginning for reference at an iron pin found (linn) at the southeast corner of Lot 569, Gordon's 3<sup>rd</sup> Addition (Plat Book 4, Page 91), thence S 02°10'59" E a distance of 876.50 feet to an iron pin found (daniels), the principal place of beginning;

Thence with the south line of the lands now owned by Ricky Jay Dement (DR 1112-631), S 83°22'29" E a distance of 86.40 feet to an axle found on the southwest corner of the lands now owned by 32, Inc. (DR 1136-349);

Thence with the south line of said 32, Inc.'s lands, S 75°44'19" E a distance of 44.86 feet to an iron pin found (5/8") on the westerly line of said Dement's lands;

Thence with the west line of said Dement's lands, S 10°02'30" E a distance of 129.67 feet to an axle found on the north line of Elm Street;

Thence with the north line of said Elm Street the following two courses:

1. N 82°58'48" W a distance of 78.91 feet to a monument found;
2. N 83°40'29" W a distance of 88.67 feet to an iron pin found (daniels);

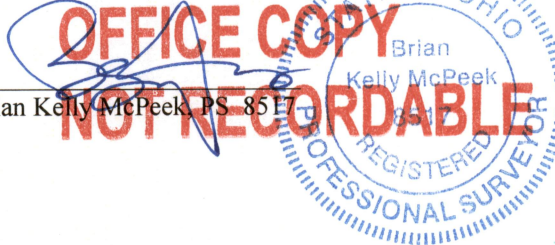
Thence leaving the north line of said Elm Street and going with the common line of Wilson's Parcel Two, Tract Four and Parcel Three, N 06°25'10" E a distance of 130.10 feet to the place of beginning, containing a total of 0.439 acres more or less, passing an iron pin set at 1.69 feet, subject to all 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 0.439 acre parcel is based on a field survey made by Brian K. McPeek, PS 8517 of McPeek Land Surveying, LLC on February 25<sup>th</sup>, 2021.

Brian Kelly McPeek, PS 8517



Date

3/25/21

DESCRIPTION

APPROVED

By: AK 4/6/2021