## SITUATED IN The State of Ohio, County of Muskingum, Township of Hopewell SE Qtr. of Sec. 23, T1, R9, U.S.M.L. BASIS OF BEARING Bearings are based on State Plane Grid Coordinates, NAD83, Ohio South, per GPS Observation. REFERENCES \* As Noted on Plat www.muskingumcountyauditor.org www.mceo.org http://recorder.muskingumcounty.org ADJOINER STATEMENT Not to be used as a separate building site or transferred as an independent parcel in the future without planning commission approval in accordance with applicable subdivision regulations. $\widehat{(A)}$ to be transferred to 25-40-23-38-000

(B) to be transferred to 25-40-23-38-000

(C) to be transferred to 25-40-23-27-001

(D) to be transferred to 25-40-23-27-001

This plat was prepared by McPeek Land Surveying, LLC in accordance with Chapter 4733–37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe all or any easements of record, nor encroachments unless otherwise intended.

Part of: 25-40-23-27-000 GLADYS M. HARTMAN & ASHLEY N. PENNYBAKER OR 2578-152 ±1.000 Ac. CHARLES R. JR., & LISA R. ELSON Kelly McPeel Part of: 25-40-23-27-001 GEORGE H. & MELISSA GLASS

> Part of: 25-40-23-27-000 GLADYS M. HARTMAN & ASHLEY N. PENNYBAKER OR 2578-152 ±0.020 Ac.

( IN FEET ) 1 inch = 75 ft.

GRAPHIC SCALE

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 28'46'03" W	26.07
L2	N 44'53'14" W	37.69
L3	N 45'06'46" E	26.88
L4	S 41'21'52" E	30.41
L5	N 41'21'52" W	30.41
L6	N 45°06'46" E	101.53
L7	S 28'45'08" W	107.76
L8	N 35'26'08" E	111.38
L9	S 45'50'57" E	31.65
L10	S 51'47'46" W	111.08'

**LEGEND** 

- Iron Pin Set ("McPeek" 8517)
- Iron Pin Found
- O Pipe Found w/cap
- 7 Property Hook
- · Point Not Marked

Axle Found



**MCPEEK** 

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DATE

Part of: 25-40-23-38-000

CHARLES R. JR., &

LISA R. ELSON

OR 2400-17

±0.040 Ac.

ANNING COMMISSION DIRECT

25-40-23-38-000

OR 2400-17

DR 1145-929 ±0.035 Ac.