

25-80-09-13-000  
25-65-04-14-000  
25-80-09-15-003



www.mcpeeklandsurveying.com  
email: brian@mcpeeklandsurveying.com  
340 Robin Hood Ln., \* Zanesville, Oh 43701 \* 740.704.6073

Kevin Jones  
OR 2223-843  
Kevin N. & Ashley R. Jones  
OR 2376-113  
+/- 6.480 Ac.

Situated in the State of Ohio, County of Muskingum, Township of Hopewell, part of the north half of Section 9 and the southeast quarter of Section 4, Township 18, Range 15, also being part of the lands now owned by Kevin Jones (OR 2223-843) and all of the lands now owned by Kevin N. & Ashley R. Jones (OR 2376-113) as recorded in the Muskingum County Recorders Office and more fully described as follows.

Beginning for reference at the southwest corner of the northeast quarter of Section 9, thence N 03°49'01" E, 1647.14 to a stone found on the mid-section line;

thence continuing with said mid-section line, N 02°26'21" E a distance of 678.90 feet to a pipe found (2" over 1" pinch) on the most westerly point of said Kevin N. & Ashley R. Jones lands and the principal place of beginning;

thence with the southern line of the lands now owned by Samantha K. Dodson (OR 2874-43) the following four (4):

1. N 26°29'02" E a distance of 73.74 feet to an iron pin found (5/8" baseline);
2. N 30°34'38" E a distance of 288.33 feet to an iron pin found (5/8");
3. S 55°38'33" E a distance of 78.11 feet to an iron pin found (5/8");
4. N 38°30'27" E a distance of 417.51 feet to a point in the center of Palmer Road (T-285), passing an iron pin set at 397.90 feet;

thence with the center of said Palmer Road, S 87°47'20" E a distance of 42.04 feet to a point at the northwest corner of the lands now owned by Richard & Elizabeth Mellon (OR 2166-584);

thence leaving the center of said Palmer Road and going with the perimeter of said Mellon's lands the following two (2) courses:

1. S 39°58'27" W a distance of 228.38 feet to an iron pin found (5/8"), passing an iron pin found (5/8") at 30.55 feet;
2. S 58°55'54" E a distance of 195.12 feet to an iron pin found (5/8") on the west line of said Kevin Jones lands;

thence with the west line of said Kevin Jones lands, S 01°03'09" W a distance of 167.05 feet to an iron pin set;

thence going through said Kevin Jones lands the following six (6) courses:

1. S 13°36'40" W a distance of 150.62 feet to an iron pin set;
2. S 20°34'34" E a distance of 124.66 feet to an iron pin set;
3. S 14°38'46" E a distance of 92.70 feet to an iron pin set;
4. S 30°32'55" W a distance of 86.35 feet to an iron pin set;
5. S 72°14'01" W a distance of 150.86 feet to an iron pin set, passing an iron pin set at 64.02 feet;
6. N 52°05'02" W a distance of 270.48 feet to an iron pin found (5/8" baseline) on the southern line of said Kevin N. & Ashley R. Jones lands;

thence with the common line of said Jones/Jones lands, N 51°30'11" W a distance of 248.13 feet to the place of beginning, containing 6.480 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 6.480 acre parcel is based on a field survey made by McPeek Land Surveying on March 14<sup>th</sup>, 2014 & November 8<sup>th</sup>, 2019.



Brian Kelly McPeek, PS 8517

Date

11/12/19

APPROVED  
MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR

11/20/19

Date

Fee Paid

**Parcel No.**

All of: 25-80-09-13-000 (+/- 4.761 ac.)

Part of: 25-80-09-15-000 (+/- 1.719 ac.)

**Total** +/-6.480 Ac. (+/-0.163 ac in Section 4, +/-6.317 ac in Section 9)

DESCRIPTION

APPROVED

By: BK 11/20/19