

25-8009-15-004



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Kevin Jones
OR 2223-843
+/- 10.899 Ac.

Situated in the State of Ohio, County of Muskingum, Township of Hopewell, part of the north half of Section 9, Township 18, Range 15, also being part of the lands now owned by Kevin Jones (OR 2223-843) 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, being the northeast corner of the lands now owned by Ralph E. Taggart & Cora Lee Taggart (OR 1567-242) and the principal place of beginning;
thence with the north line of said Taggart's lands, N 85°52'31" W a distance of 416.02 feet to an iron pin found (5/8") on the southeast corner of the lands now owned by Terry L. Herman, Tr (OR 2847-480);
thence with the east line of said Herman, Tr's lands, N 03°41'47" E a distance of 671.74 feet to a pipe found (1" spun) on the southwest corner of the lands now owned by Thomas D. Davis & Jenny L. Davis (DR 1143-794);
thence with the south line of said Davis' lands, S 86°51'34" E a distance of 401.13 feet to a pipe found (2" over 1" pinch) on the most westerly point of the lands now owned by Kevin N. & Ashley R. Jones (OR 2376-113);
thence with the common line of said Jones/Jones lands, S 51°30'11" E a distance of 248.13 feet to an iron pin found (5/8" baseline);
thence going through said Kevin Jones lands the following three (3) courses:
1. S 52°05'02" E a distance of 270.48 feet to an iron pin set;
2. N 72°14'01" E a distance of 86.84 feet to an iron pin set;
3. S 23°02'38" E a distance of 150.81 feet to an iron pin set on the common line of said Jones lands and the lands now owned by Roger F. Taggart & Leslie L. Taggart (OR 2527-384);
thence with the common line of said Jones/Taggart, S 67°00'32" W a distance of 628.10 feet to the place of beginning, containing 10.899 acres more or less, subject to all legal highways and easements of record.

Not to be used as a separate building site or transferred as an independent parcel in the future without a planning commission approval in accordance with applicable subdivision regulations.

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 10.899 acre parcel is based on a field survey made by McPeek Land Surveying on March 14th, 2014 & November 8th, 2019.

OFFICE COPY
NOT RECORDABLE
Brian Kelly McPeek, PS 8517
Date 11/12/19

Parcel No.

Part of: 25-80-09-15-000 (+/- 10.899 ac.)

DESCRIPTION
APPROVED
By: [Signature]

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR
Date 11/12/19 Fee Paid -