

DESCRIPTION

APPROVED

By: A. Swinchart 4/3/2015
RCH

William J. Vance

2.000 acres

Part of Parcel No. 38-30-03-22-000

Situated in the State of Ohio, County of Muskingum, Township of Madison:

Being a part of Quarter Township 3, Township 3, Range 7 of the United States Military Lands and part of property owned by William J. Vance, Trustee Of The William J. Vance Revocable Trust in Official Record 2531, Page 895 of the Muskingum County Deed Records bounded and described as follows:

Commencing at a Stone Found at the northeast corner of said Quarter Township 3; thence **S 1°34'30"W** (the base of bearings for this description is state plane grid from GPS used on survey) **4972.12** feet (by previous survey) to an aluminum monument; **S 1°50'00"W** **610.39** feet (by previous survey) to an iron pin on the northeast corner of lands presently owned by William J. Vance (OR 2202, Pg. 677) ; thence along the north line of said Vance lands **N 88°57'04"W** **2657.12** feet (by previous survey) to a stone found; thence **N 88°08'55"W** along the north line of William J. Vance , Revocable Trust (OR 2531, Pg. 895) (the grantor herein) a distance of **3541.19** feet (by previous survey) to an aluminum monument found at the northwest corner of said Vance property; thence **S 15°10'44"E** along the grantors property (William J. Vance, Revocable Trust) (OR 2531, Pg. 895) and along lands of TRI-Valley Wildlife (State of Ohio) (Pg. 776 of OR 1130, Pg. 775) a distance of **1148.08** feet to an iron pin set at the true place of beginning ; thence through the lands of said Vance, the grantor herein the following 3 courses and distances:

1-N 80°58'00"E 419.83 feet to an iron pin set and passing an iron pin set at **16.57** feet and the centerline of Copeland Woods Road at **32.00** feet

2-S 15°10'44"E 208.71 feet to an iron pin set

3-S 80°58'00"W 419.83 feet to an iron pin set on the west property line of said Vance, the grantor herein and passing through a point in the center of Copeland Woods Road at **391.83** feet; thence **N 15°10'44"W** along the west line of the grantors property and the east line of said State of Ohio a distance of **208.71** feet to the true place of beginning containing **2.000** acres

Part of Auditors Parcel No. 38-30-03-22-000.

Subject to all legal right of ways and easements on record.

Iron Pins set are 5/8"x30" capped Graves No. 5792 unless otherwise indicated.

This description was written from a field survey made February 27, 2015 by Richard Max Graves Registered Surveyor No 5792.

OFFICE COPY
NOT RECORDABLE



APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

4/3/15
Date

Fee Paid

RICHARD MAX GRAVES
REGISTERED SURVEYOR

NAD 83-S. ZONE 1-22-15
Y = 773.659.024
X = 2,121.235.790
MUSK. CO. MON. #49
checked with COSH. CO. COORS STG:

STONE N.E. COR. QTR. TWP. 3
TWP. 3 RA. 7 USML MADISON
TWP.

BASE OF BEARINGS IS GRID
FROM STATE PLANE BY GPS
USED ON SURVEY

- stone found
- 1/2" Iron Pin, Set Capped Graves #5792
- Rebar found
- ⊗ Pin Set no Cap
- ⊙ Aluminum mon.

Y: 768.241.515
X: 2,114.883.524
NAD 83 S-ZONE

N. 88° 08' 55" W.
3541.19'
DEED

S. 1° 34' 30" W.
1972.12'
DEED

S. 1° 50' 00" W.
610.39'
DEED

N. 88° 57' 04" W.
2657.12'
DEED 150.47 AC.

WILLIAM J. VANCE, TRUSTEE
WILLIAM J. VANCE REVOCABLE TRUST
OR-2531 Pg. 895 38-30-03-22-000
200.34 AC.

S. 15° 10' 44" E
1148.08'

N. 80° 58' 00" E.
419.83'
DEED

S. 15° 10' 44" E.
208.71'

2.000 AC.
PART 38-30-03-22-000

N. 15° 10' 44" W.
208.71'

STATE OF OHIO
Tri Valley Wildlife Area
38-30-03-01-000
OR 1130, Pg. 775
(Pg. 776) 143.85 AC.

S. 80° 58' 00" W.
419.83'
DEED

DESCRIPTION
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MAP SHOWING SURVEY OF 2.000 AC. FOR
WILLIAM J. VANCE TR. OF THE WILLIAM J. VANCE
REVOCABLE TRUST OR 2531, Pg. 895
IN QTR. TWP. 3, TOWNSHIP 3, RANGE 7
OF THE UNITED STATES MILITARY LANDS
MADISON TWP. MUSKINGUM CO., OHIO



RICHARD MAX GRAVES
REGISTERED SURVEYOR NO 5792
2925 KENLO WOODS DR.
NASHPORT, OHIO 43830
Phone 740 454-1029

NAD 83 S-ZONE
Y: 765,422.187
X: 2,115,648.41

Approved for Transfer
No On-Lot Sewage
Zanesville-Muskingum Co.
Health Department

[Signature] 4/3/15
Date

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

DATE 2-27-15

Date

Fee Paid