



Gary & Brittani Parker
OR 3022-396
Part of: 62-22-01-17-000
+/-1.000 Acres

Situated in the State of Ohio, County of Muskingum, Township of Springfield, being in part of the Southeast Quarter of Section 9, Township 16, Range 14 and being all of the land now owned by Gary & Brittani Parker as recorded in OR 3022-396 of the Muskingum County Recorders Office and more particularly described as follows.

Beginning for reference at an iron pin found (5/8" no cap) at the northeast corner of said southeast quarter, thence with the mid-section line, N 87°14'59" W a distance of 395.53 feet to a roof bolt found; thence N 86°48'08" W a distance of 195.39 feet to a stone found at the northwest corner of the lands now owned by Carroll G. Mahan & Mary Louise Mahan (DR 719-167), the principal place of beginning; thence with the common line of said Parker/Mahon's lands, S 15°34'32" E a distance of 428.96 feet to a point in the center of Old Coopermill Road (CR-142), passing an iron pin found (5/8" no cap) at 413.17 feet; thence with the center of said Old Coopermill Road, S 46°13'20" W a distance of 64.21 feet to a point; thence leaving the center of said Old Coopermill Road and going through said Parker's lands the following four (4) courses:

1. N 52°07'05" W a distance of 42.42 feet to an iron pin set;
2. N 26°34'13" W a distance of 93.50 feet to an iron pin set;
3. N 15°12'28" W a distance of 145.08 feet to an iron pin set;
4. N 13°23'35" W a distance of 219.37 feet to point on the mid-section line, being the south line of the lands now owned by Christopher Zane Gray (OR 2650-256);

thence with said mid-section line, S 86°44'05" E a distance of 95.51 feet to the principal place of beginning, passing an iron pin found (linn) at 25.60 feet, containing a total of 1.000 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, Grid North per GPS Observation.

All iron pins set are 5/8 inch by 30 inch steel rebar with plastic identification caps marked MCPEEK PS8517.

Appended to the above described parcel is an easement 50 feet in width for the purpose of a single access from Old Coopermill Road, at an existing gravel drive, shown on the attached plat.

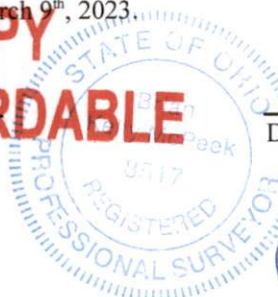
The above described 1.000 acre parcel is based on a field survey made by Brian K. McPeek of McPeek Land Surveying on July 7th, 2015 & March 9th, 2023.

OFFICE COPY
NOT RECORDABLE
Brian Kelly McPeek, PS 8517
Date 3/29/23

DESCRIPTION

APPROVED

By: BK 3/31/2023



APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date

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