

62-56-01-02-001



**Linn Engineering, Inc.**

614-452-7434

*Civil Engineering Consultants*

534 Market Street • P.O. Box 2671 • Zanesville, Ohio 43702-2671

*the principal place of Beginning*

Situated in the State of Ohio, County of Muskingum, Township of Springfield, bounded and described as follows:

Being a part of the northeast quarter of Section Thirteen, Township Sixteen North, Range Fourteen West, and more particularly described as follows:

Beginning for reference at a 5/8 inch iron pin found on the east line of Maysville Avenue and the northwest corner of Lot 18 of Maysville Avenue Addition as the same is designated and delineated on Muskingum County Plat Book 2, Page 118, thence along the north line of said Lot 18 and the south line of Arthur Street South 68 degrees 53 minutes 27 seconds East 248.76 feet to an iron pin set; thence South 24 degrees 10 minutes 00 seconds West 157.84 feet to an iron pin set; thence South 60 degrees 48 minutes 01 seconds East 341.57 feet to the toe of an existing highwall and an iron pin set; thence South 60 degrees 24 minutes 19 seconds West 575.59 feet to an iron pin set; thence North 24 degrees 10 minutes 00 seconds East 494.21 feet to the principal place of beginning, containing 1.93 acres, more or less, subject to all legal road right of ways and applicable easements, written or implied.

Iron pins set are 5/8 inch diameter by 30 inch long rebar with plastic identification caps.

Bearings are based on the centerline of the Cincinnati and Muskingum Valley Railroad (Now the Baltimore and Ohio Railroad), as given in the Second Parcel of Deed Record 698, Page 18.

This description is written based on a survey completed December 4, 1991 by Jack D. Newcome, Reg. No. 7321.

Jack D. Newcome  
Reg. No. 7321

12/04/91  
Date

**OFFICE COPY  
NOT RECORDABLE**



PARCEL NO.:

Part of Parcel No.: 62-62-56-01-<sup>02</sup>01-000 (1.66 ac.)  
62-62-56-01-<sup>02</sup>03-000 (0.27 ac.)

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY J. L. Namb  
12-11-91



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EASEMENT FOR INGRESS AND EGRESS

Situated in the State of Ohio, County of Muskingum, Township of Springfield, bounded and described as follows:

Being a part of the northeast quarter of Section Thirteen, Township Sixteen North, Range Fourteen West, and more particularly described as follows:

Beginning for reference at a 5/8 inch iron pin found on the east line of Maysville Avenue and the northwest corner of Lot 18 of Maysville Avenue Addition as the same is designated and delineated on Muskingum County Plat Book 2, Page 118, thence along the north line of said Lot 18 and the south line of Arthur Street South 68 degrees 53 minutes 27 seconds East 248.76 feet to an iron pin set and the principal place of beginning; thence continuing along said line South 68 degrees 53 minutes 27 seconds East 25.04 feet to a point on the east right of way of the former Cincinnati and Muskingum Valley Railroad (now Baltimore and Ohio Railroad); thence continuing along the east right of way of said railroad the following 3 courses: 1) North 24 degrees 10 minutes 00 seconds East 33.06 feet to a point; 2) South 69 degrees 23 minutes 00 seconds East 5.00 feet to a point; 3) North 24 degrees 10 minutes 00 seconds East 31.99 feet to a point; thence South 68 degrees 53 minutes 27 seconds East 20.03 feet to a point; thence South 24 degrees 10 minutes 00 seconds West 230.01 feet to a point; thence North 60 degrees 48 minutes 01 seconds West 50.19 feet to an iron pin set; thence North 24 degrees 10 minutes 00 seconds East 157.84 feet to the principal place of beginning, containing 0.22 acres, more or less, subject to all legal road right of ways and applicable easements, written or implied.

Iron pins set are 5/8 inch diameter by 30 inch long rebar with plastic identification caps.

Bearings are based on the centerline of the Cincinnati and Muskingum Valley Railroad (Now the Baltimore and Ohio Railroad), as given in the Second Parcel of Deed Record 698, Page 18.

NW Corner  
Lot 18 of  
Maysville Ave.  
Addition

Centerline of the Baltimore and  
Ohio Railroad, formerly the  
Cincinnati and Muskingum  
Valley Railroad.

Easement Line

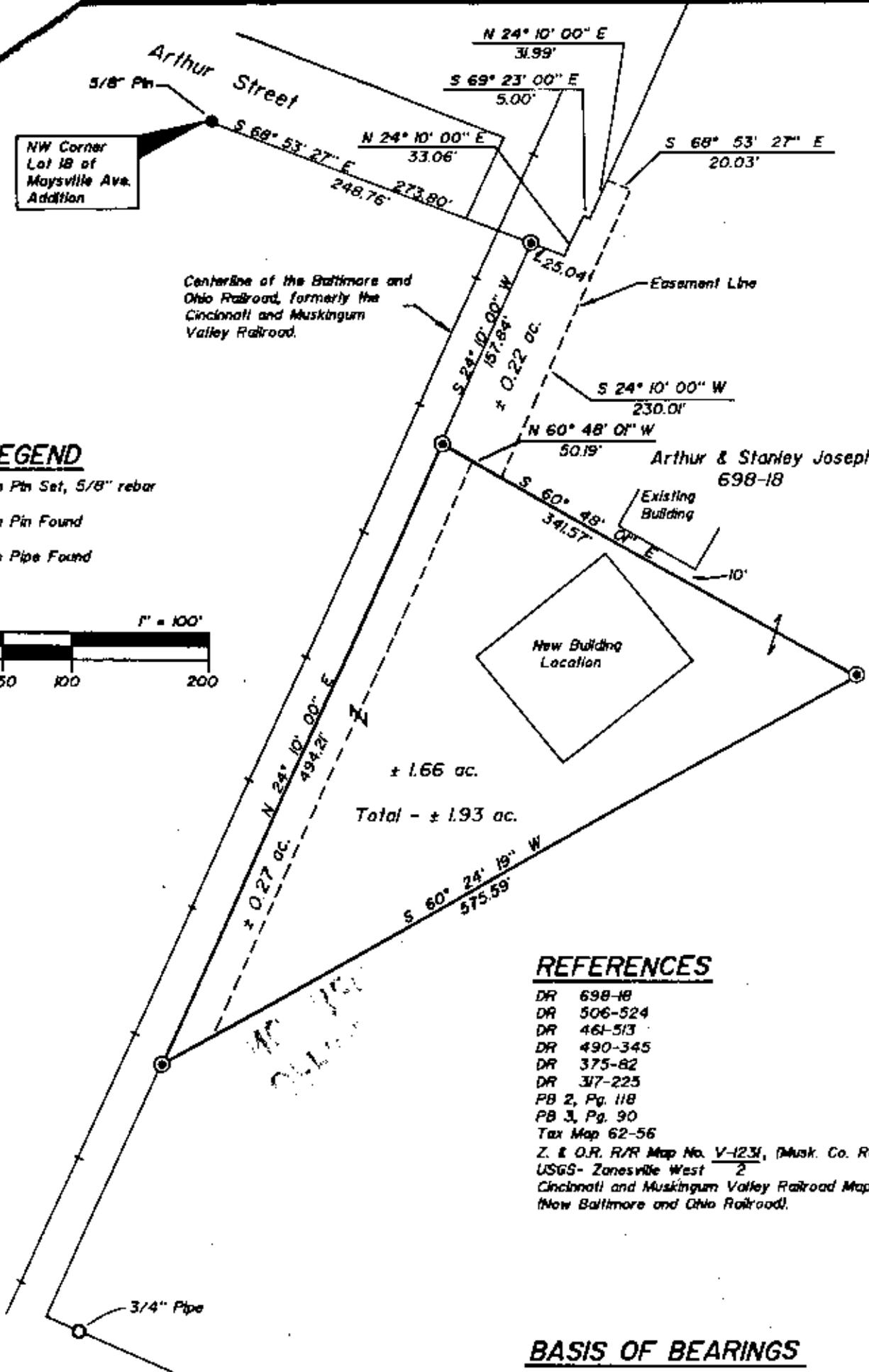
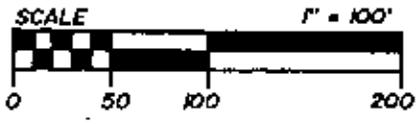
Arthur & Stanley Joseph  
698-18

Existing  
Building

New Building  
Location

**LEGEND**

- ⊙ Iron Pin Set, 5/8" rebar
- Iron Pin Found
- Iron Pipe Found



**REFERENCES**

- DR 698-18
- DR 506-524
- DR 461-513
- DR 490-345
- DR 375-82
- DR 317-225
- PB 2, Pg. 118
- PB 3, Pg. 90
- Tax Map 62-56
- Z. & O.R. R/R Map No. V-1231, (Musk. Co. Records)
- USGS- Zanesville West 2
- Cincinnati and Muskingum Valley Railroad Map  
(Now Baltimore and Ohio Railroad).

**BASIS OF BEARINGS**

Bearings based on the centerline of the Cincinnati and Muskingum Valley Railroad (Now the Baltimore and Ohio Railroad), as given in the 2nd Parcel of DR 698-18.

**SITUATED IN**

The Township of Springfield, County of Muskingum, State of Ohio and being part of the Northeast Quarter of Section 13, T-16-N, R-14-W.

**OFFICE COPY  
NOT RECORDABLE**

**PARCEL NO.**

Part of: 62-62-56-01-08-000 (± 1.66 ac.)  
Part of: 62-62-56-01-03-000 (± 0.27 ac.)



Jack D. Newcome  
Reg. Surveyor No. 7321

12/9/91  
Date

DESCRIPTION APPROVED  
FOR AUDITOR'S TRANSFER

BY J. L. Hambl  
12-11-91



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