

**VANCE SURVEYING**  
**15071 HYATT ROAD**  
**MOUNT VERNON, OHIO 43050**  
**PH. (740)397-6296**  
**FAX (740) 397-6032**

0.040 ACRES

Being situated in the southeast quarter of Section two (2), Range fourteen (14), Township sixteen (16), also known as Lot 16 – Hall's New Addition in the 3<sup>rd</sup> Ward (unrecorded), City of Zanesville, Muskingum County, State of Ohio. Being part of that land deeded to Terry R. Bell of record in Official Records Volume 2691 Page 924 and being all of Parcel No. 83-14-01-16-000 in the Muskingum County Recorder's Office and being more particularly described as follows;

Beginning for reference at an axle found at the northwest corner of Lot 9 – Hall's new Addition (unrecorded), and being the intersection of the east right of way of Stewart Street (50' R/W) and the south right of way of an unnamed 16.5 foot Alley; thence South 88 degrees 42 minutes 08 seconds West across Stewart Street a distance of 50.33 feet to a 5/8 inch iron pin found on the west right of way of Stewart Street, also being the southeast corner of Lot 19; thence North 06 degrees 48 minutes 38 seconds East along the west right of way of Stewart Street a distance of 123.20 feet to a point, referenced by a 1 inch iron pipe found South 83 degrees 34 minutes 17 seconds East a distance of 2.12 feet and being the true place of beginning;

Thence from the true place of beginning North 84 degrees 34 minutes 17 seconds West along the south line of Lot 16, the north line of Lot 17 – Hall's New Addition, also being the northerly boundary of Justin James Donovan (O.R. 3028 P. 791), a distance of 53.38 feet to a 5/8 inch iron pin set;

Thence North 32 degrees 13 minutes 44 seconds East along the west line of Lot 16 – Hall's New Addition, the easterly boundary of Brockway Glass Company (D.V. 548 P. 186), a distance of 48.40 feet to a 5/8 inch iron pin found;

Thence South 73 degrees 44 minutes 33 seconds East along the south line of Lot 15, the north line of Lot 16- Hall's New Addition, also being the southerly boundary of Thurman J. Armstrong (D.V. 829 P. 325), a distance of 33.04 feet to a point on the west line of Stewart Street, referenced by a 1 inch iron pipe found south 73 degrees 44 minutes 33 seconds East a distance of 0.66 feet;

Thence South 06 degrees 48 minutes 50 seconds West along the east line of Lot 16 – Hall's New Addition, the west right of way of Stewart Street, a distance of 37.00 feet to the place of beginning - containing 0.040 acres, more or less.

Subject to all legal right-of-way of previous records.

The above description was prepared by me, Samuel R. Vance, Registered Surveyor No. 7922 from actual field measurements, in accordance with Chapter 4733-37, Ohio Administrative Code in March, 2022. Bearings Basis: Ohio State Plane Coordinate System, South Zone and North American Datum of 1983 (NSRS 2007). All pins set are 5/8 inch by 30 inch rebar with plastic caps stamped "Vance 7922"

**OFFICE COPY**  
**NOT RECORDABLE**

Samuel R. Vance

Registered Surveyor No. 7922

March 22, 2022

DESCRIPTION

APPROVED

By: [Signature]

