



Cardinal Precision Surveying, LLC

Philo, Ohio

### **Description of a 1.822 Acre Parcel – Survey Parcel B**

Situated in the City of Zanesville, County of Muskingum and State of Ohio, being part of the Seventh Ward (formerly Fifth Ward) in the City of Zanesville, and being a resurvey of all of the same parcel as conveyed to MCCF, III, LLC (ALL of PN 83-29-01-20-000) in OR Bk. 2452, Pg. 486, Muskingum County Ohio Records, and being more particularly described as follows:

COMMENCING at a mag nail set at the northwest corner of Lot 1, as shown on plat, Hook Bros. & Aston's Mill Property, as recorded in Plat Bk. 2, Pg. 134 of said County Records, the same being the easterly right of way of North Pine Street (33' per Plat Bk. 2, Pg. 134); Thence along the easterly line of said North Pine Street, North 02°00'00" West, a distance of 164.69 feet to a point in Chap's Creek and an angle point in said North Pine Street; Thence continuing along the easterly right of way of said North Pine Street, North 42°31'37" West, a distance of 20.00 feet to the POINT OF BEGINNING of the parcel herein described;

Course No. 1; Thence through said North Pine Street right of way, South 44°24'23" West, a distance of 30.04 feet to an iron pin set at the northeast corner of a parcel conveyed to City of Zanesville in OR Bk. 2920, Pg. 823 of said County Records;

Course No. 2; Thence along the northerly line of said City of Zanesville parcel, South 74°26'42" West, a distance of 117.68 feet to an iron pin set;

Course No. 3; Thence continuing along the northerly line of said City of Zanesville parcel, South 78°30'38" West, a distance of 186.68 feet to an iron pin set;

Course No. 4; Thence continuing along the northerly line of said City of Zanesville parcel, North 68°16'37" West, a distance of 10.50 feet to an iron pin set;

Course No. 5; Thence continuing along the northerly line of said City of Zanesville parcel, and the easterly line of a parcel conveyed to Robert L. Presson and Catherine M. Presson in OR Bk. 2384, Pg. 816 of said County Records, North 21°46'37" East, a distance of 101.75 feet to a 5/8" rebar found on the southerly line of Pataskala Street [30', Plat Bk. 1, Pg. 32 (RP 1, Pg. 26), formerly Zane Street, Parsons Avenue, Gray Street];

Course No. 6; Thence along the southerly right of way of said Pataskala Street, South 68°20'41" East, a distance of 12.35 feet to an iron pin set at the end of said Pataskala Street right of way, the same being the southerly right of way of said North Pine Street;

Course No. 7; Thence along the southerly right of way of said North Pine Street, North 72°54'19" East, a distance of 156.44 feet to an iron pin set;

Course No. 8; Thence through said North Pine Street right of way, North 04°41'21" East, a distance of 32.31 feet to an iron pin set at the southeast corner of a parcel conveyed to GLS LeaseCo, Inc. in Dd. Bk. 967, Pg. 11 of said County Records;