



**MCPEEK  
LAND  
SURVEYING**  
mcpeeklandsurveying.com  
423 Smithfield Ave., Zanesville, Ohio 43701  
740.704.6073

**Bruce R. Kinkade**  
**OR 2334-129**  
**+/-0.405 Ac.**

Situated in the State of Ohio, County of Muskingum, City of Zanesville and being part of Lot 11 of Mt. Auburn Addition, Plat Book 1, Page 74 & 75 and being all of the lands now owned by Bruce R. Kinkade (OR 2334-129) of the Muskingum County Recorder more fully described as follows.

Beginning at a point at the southwest corner of Lot 11, Mt. Auburn Addition, Plat Book 1, Pages 74-75 and going with the south line of said Lot 11 and the north line of Roosevelt Avenue, South 55 degrees 11 minutes 29 seconds East, 137.00 feet to an iron pin found and the principal place of beginning, passing an iron pin found at 62.00';

thence with leaving said north line of Roosevelt Avenue and going with the east line of the lands now owned by Sally A. Tompkins (OR 2350-850), North 27 degrees 14 minutes 34 seconds East, 112.90 feet to an axle found on the southwest corner of the lands now owned by Ella R. Croston (OR 2356-809), said axle is referenced by an axle found which bears, North 27 degrees 14 minutes 34 seconds East, 67.16 feet;

thence with the south line of said Croston's lands, South 59 degrees 42 minutes 33 seconds East, 120.05 feet to an iron pin set inside and existing 2 inch pipe on the southeast corner of said Croston's lands and the west line of Blue Avenue;

thence with the west line of said Blue Avenue, South 03 degrees 15 minutes 03 seconds West, 142.44 feet to an iron pin set at the common corner of said Blue Avenue's west line and the north line of said Roosevelt Avenue;

thence with the north line of said Roosevelt Avenue, North 55 degrees 11 minutes 29 seconds West, 179.36 feet to the point of beginning, containing a total of 0.405 acres more or less, subject to all legal highways and easements of record.

Attached to the above described tract of land is an inseparable appurtenance easement for right-of-way purposes that was previously conveyed in OR 2334-129, First and Second Parcels and a more particular description recorded in DR 110-532.

All bearings described herein are based on the Ohio State Plane Grid Coordinates, NAD83, Ohio South per GPS Observation.

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

The above described 0.405 acre parcel is based on a field survey made by McPeek Land Surveying on April 23rd, 2013.

**OFFICE COPY  
NOT RECORDABLE**



4/30/13  
Date

**Parcel No.**  
All of: 84-13-04-18-000 (+/- 0.405 ac.)

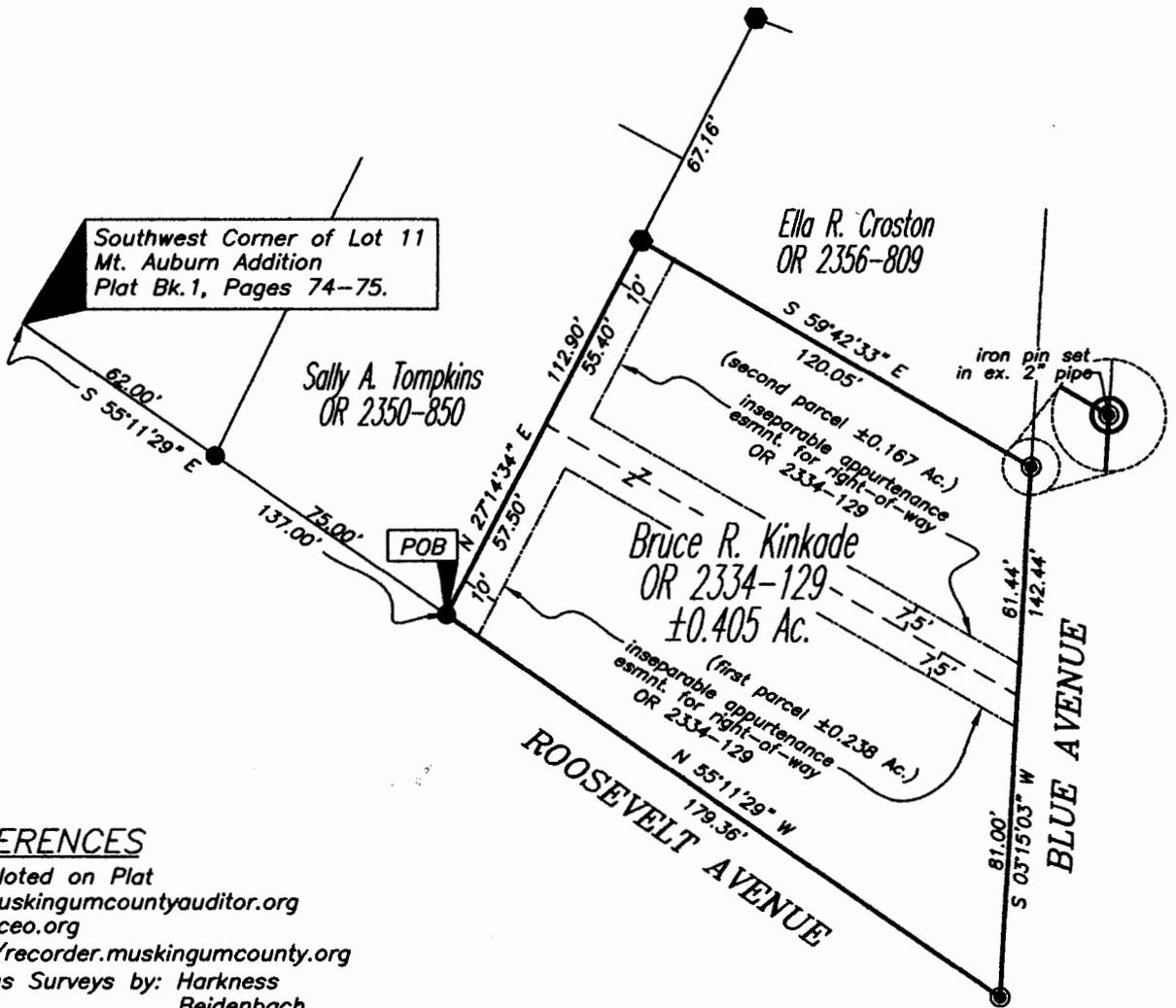
DESCRIPTION  
APPROVED  
BY: *[Signature]* 5/11/13

SITUATED IN

The State of Ohio, County of Muskingum  
City of Zanesville and being part of Lot 11  
of Mt. Auburn Addition, PB 1, Pgs. 74-75.

BASIS OF BEARING

Bearings are based on State Plane Grid Coordinates,  
NAD83, Ohio South, per GPS Observation.



REFERENCES

\* As Noted on Plat  
[www.muskingumcountyauditor.org](http://www.muskingumcountyauditor.org)  
[www.mceo.org](http://www.mceo.org)  
<http://recorder.muskingumcounty.org>  
Previous Surveys by: Harkness  
Beidenbach  
Finley

DESCRIPTION  
APPROVED

By: *[Signature]*

LEGEND

- Iron Pin Set, 5/8" rebar
- Iron Pin Found
- Axle Found
- Z— Property Hook



**OFFICE COPY**  
**NOT RECORDABLE**  
Date: 4/30/13  
Reg. Surveyor No. 8517

PARCEL NO.

All of: 84-13-04-18-000(0.405 Ac.)

GRAPHIC SCALE



( IN FEET )  
1 inch = 50 ft.

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