

VACATION OF PART OF ELBERON AVENUE & PART OF COURT ALLEY

Situated in the State of Ohio, County of Muskingum, City of Zanesville, and containing 0.323 acre of land, more or less, and being all of that Elberon Avenue (28.5 feet in width) lying east of North Fourth Street (66 feet in width), and west of North Fifth Street (66 feet in width), also being all of that Court Alley (23 feet in width) lying south of said Elberon Avenue, and north of Shinnick Street (66 feet in width), as shown for record on the recorded plat of Northern Addition to the City of Zanesville, of record in Plat Book 1, Page 64, (all references used in this description refer to the records of the Recorder's Office, Muskingum County, Ohio), said 0.323 acre Right of Way Vacation being more particularly described as follows:

Beginning at the southeasterly corner of Lot 53 of said Northern Addition, also being in the northerly Right of Way line of said Shinnick Street, also being in the westerly line of Court Alley;

Thence with the westerly line of said Court Alley, also with the easterly line of said Lot 53, and continuing with the easterly line of Lots 48, 41 and 36 of said Northern Addition, North $2^{\circ}43'05''$ East, a distance of 256.00 feet to the northeasterly corner of said Lot 36, also being in the southerly Right of Way line of said Elberon Avenue;

Thence with the southerly Right of Way line of said Elberon Avenue, also with the northerly line of said Lot 36, North $87^{\circ}16'55''$ West, a distance of 132.00 feet to the northwesterly corner of said Lot 36, also being in the easterly Right of Way line of said North Fourth Street;

Thence with an extension of the easterly Right of Way line of said North Fourth Street, across and through said Elberon Avenue, North $2^{\circ}43'05''$ East, a distance of 28.50 feet to the southwesterly corner of Lot 27 of said Northern Addition, also being the southeasterly corner of that part of North Fourth Street vacated by Ordinance No. 17-03, and shown for record in Deed Book 2717, Page 644, also being in the northerly Right of Way line of said Elberon Avenue;

Thence with the northerly Right of Way line of said Elberon Avenue, also with the southerly line of said Lot 27, and continuing with the southerly Limited Access Right of Way line of Interstate 70, South $87^{\circ}16'55''$ East, a distance of 287.00 feet to a point at the intersection of the northerly Right of Way line of said Elberon Avenue with the westerly Right of Way line of said North Fifth Street, also being the southeasterly corner of Lot 28 of said Northern Addition;

Thence with an extension of the westerly Right of Way line of said North Fifth Street, across and through said Elberon Avenue, South $2^{\circ}43'05''$ West, a distance of 28.50 feet to the northeasterly corner of Lot 35 of said Northern Addition, also being in the southerly Right of Way line of said Elberon Avenue;

Thence with the southerly Right of Way line of said Elberon Avenue, also with the northerly line of said Lot 35, North $87^{\circ}16'55''$ West, a distance of 132.00 feet to the northwesterly corner of said Lot 35, also being in the easterly line of said Court Alley;

Thence with the easterly line of said Court Alley, also with the westerly line of said Lot 35, and continuing with the westerly line of Lots 42, 47 and 54 of said Northern Addition, South $2^{\circ}43'05''$ West, a distance of 256.00 feet to the southwesterly corner of said Lot 54, also being in the northerly Right of Way line of said Shinnick Street;

Thence with an extension of the northerly Right of Way line of said Shinnick Street, across and through said Court Alley, North $87^{\circ}16'55''$ West, a distance of 23.00 feet to the point of beginning, and containing 0.323 acre of land, more or less.

Acreage to be added to Parcel #s: 84-24-01-07-000 $\sim \pm 0.034$ Acre; 84-24-01-06-000 $\sim \pm 0.008$ Acre; 84-24-01-05-000 $\sim \pm 0.008$ Acre; 84-24-01-04-000 $\sim \pm 0.008$ Acre; 84-24-01-03-000 $\sim \pm 0.008$ Acre; 84-24-01-12-000 $\sim \pm 0.011$ Acre; 84-24-01-11-000 $\sim \pm 0.006$ Acre; 84-24-01-10-000 $\sim \pm 0.009$ Acre; 84-24-01-09-000 $\sim \pm 0.008$ Acre; 84-24-01-08-000 $\sim \pm 0.017$ Acre; 84-61-01-09-000 $\sim \pm 0.030$ Acre; 84-24-01-15-000 $\sim \pm 0.073$ Acre; 84-24-01-14-000 $\sim \pm 0.103$ Acre.

Subject to all restrictions, easements and rights of way of previous record or otherwise legally established. - Basis of Bearings: The easterly Right of Way line of Fourth Street was assigned a bearing of North $2^{\circ}43'05''$ East as shown on 2007 survey prepared by Linn Engineering, Inc.

Right of Way Vacation prepared by:

Kevin Beechy 6/6/23
Kevin Beechy
Ohio Professional Surveyor No. 7891



DESCRIPTION
APPROVED

By: *Ray 6/7/2023*

APPROVED BY CITY PLANNING COMMISSION
ZANESVILLE, OHIO

12-5-2024