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Cindy Mount
OR 2596-716
Tract 2, Parcel 1
+/- 0.123 Ac.

Situated in the State of Ohio, County of Muskingum, Township of Clay, Village of Roseville, T14, R14 and being Lot 15 in Brown's Addition to Roseville (Plat Book 2, Page 102).

Beginning at the north west corner of Lot 15 and going with the north line of said Lot, **South 86 degrees 06 minutes 39 seconds East, 86.27 feet** to an iron pin set at the northwest corner of Washington Street, passing an iron pin found at 46.20 feet;

thence with the west line of said Washington Street, being the east line of said Lot 15, **South 04 degrees 04 minutes 31 seconds West, 56.00 feet** to a point on the southeast corner of said Lot also being the northeast corner of Lot 14, passing an iron pin set at 36.00 feet;

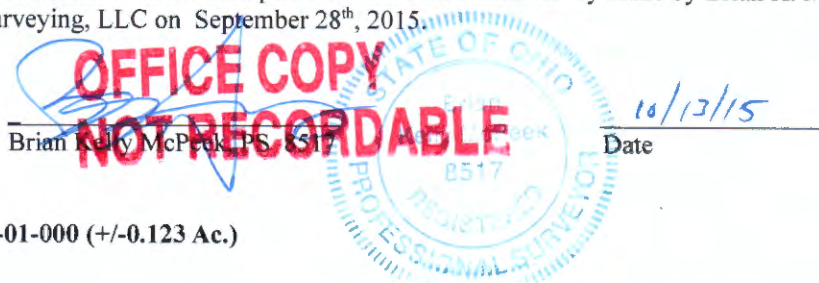
thence with the common line of said Lots 14 & 15, **North 85 degrees 55 minutes 29 seconds West, 104.93 feet** to an iron pin set on the east line of the lands now owned by Thomas Allen & Debra Allen (DR 1090-209);

thence with the common line of Allen's lands and said Lot 15, **North 22 degrees 35 minutes 43 seconds East, 58.76 feet** to the **place of beginning**, containing a **total of 0.123 acres** more or less, subject to all legal highways and easements of record.

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 0.123 acre parcel is based on a field survey made by Brian K. McPeck, PS 8517 of McPeck Land Surveying, LLC on September 28th, 2015.



Parcel No.

All of: 13-10-03-01-000 (+/-0.123 Ac.)

DESCRIPTION
APPROVED
By:  **10/14/2015**

SITUATED IN

The State of Ohio, County of Muskingum
Township of Clay, Village of Roseville,
T14, R14 and being Lot 15 of Brown's
Addition to Roseville, Plat Book 2, Page 102.

DESCRIPTION
APPROVED
By:

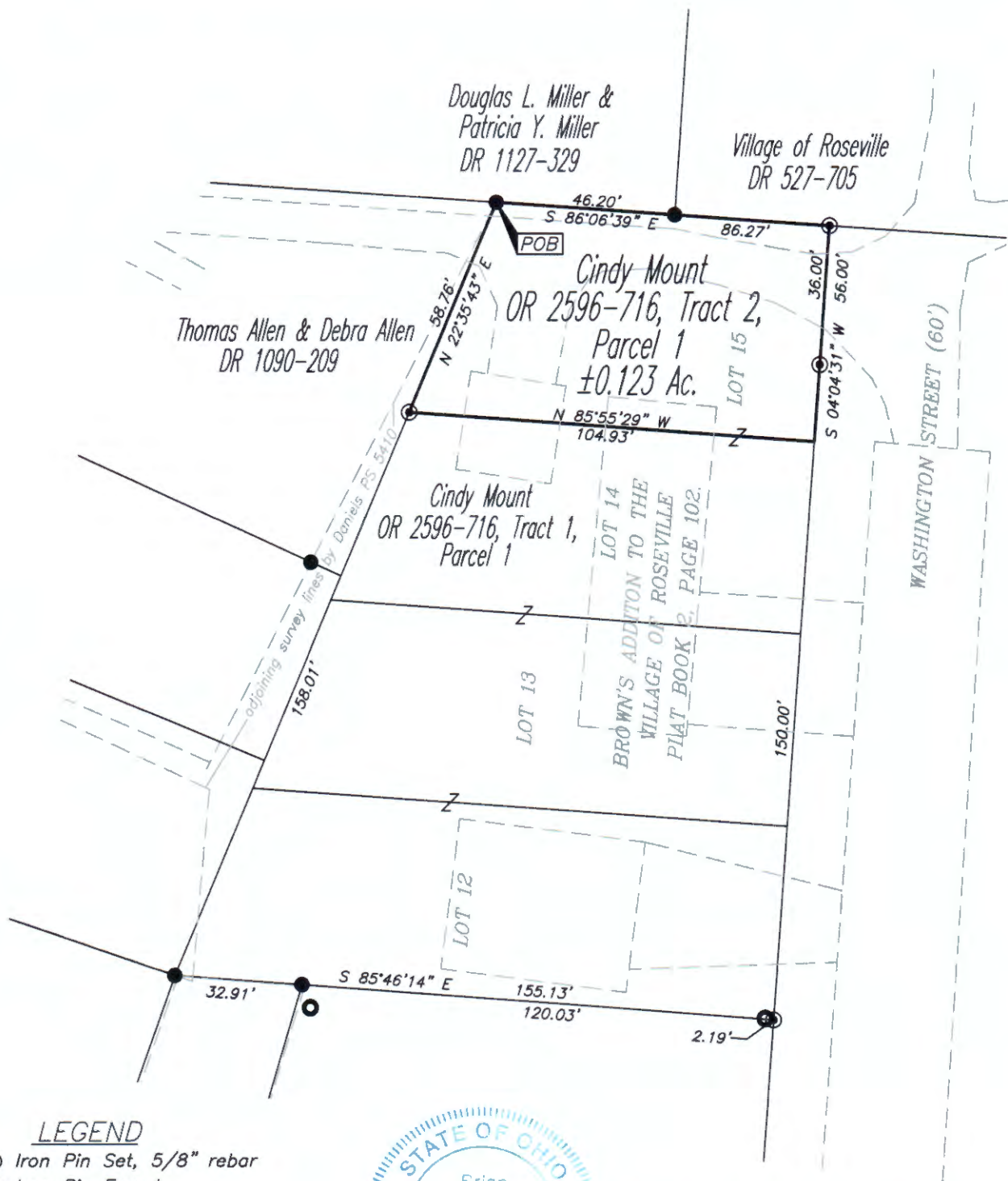
[Signature] 10/17/15

REFERENCES

* As Noted on Plat
www.muskingumcountyauditor.org
www.mceo.org
<http://recorder.muskingumcounty.org>

BASIS OF BEARING

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



LEGEND

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

PARCEL NO.

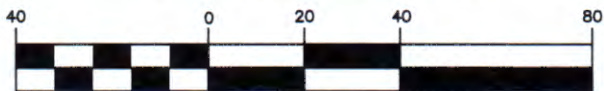
All of: 13-10-03-01-000(±0.123ac.)



**OFFICE COPY
NOT RECORDABLE** 11/13/15

Brian Kelly McPeck
Reg. Surveyor No. 8517

GRAPHIC SCALE



(IN FEET)
1 inch = 40 ft.



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