

File No. 21-065
May 11, 2021

LEGAL DESCRIPTION
V/L Cannelville Road
Clay Twp., Ohio

Course No. 6: thence along the center-line of said Cannelville Road on a non-tangent arc of a curve to the left, an **arc distance of 254.44 feet**, (radius of 573.69 feet, a delta angle of 25° 24' 43", a chord bearing South 84° 26' 09" East, 252.36 feet) to the northwesterly corner of a parcel of land known as Muskingum County Auditor's Parcel Number 13-40-03-021-000, now or formerly owned by Patrick J. Robarge as recorded in Volume 1112, Page 393 of Muskingum County Deed Records;

Course No. 7: Thence **South 03° 24' 32" West**, along the westerly line of said Robarge parcel, passing over an iron pin set at 20.33 feet, **1885.35 feet** to an iron pin set on the northerly line of Section 10 and the northerly line of a parcel of land known as Muskingum County Auditor's Parcel Number 13-40-10-02-000, now or formerly owned by Marcus T. & Helen M. Toth as recorded in Official Record Book 150, Page 731 of Muskingum County Deed Records;

Course No. 8: Thence **North 86° 11' 37" West**, along the northerly line of Section 10 and the northerly line of said Toth parcel, **984.06 feet** to the **PLACE OF BEGINNING**, and containing **42.1495 acres** of land, more or less, of which 20.3293 acres exist in Muskingum County Parcel Number 13-40-03-19-000 (all), 21.8202 acres exist in Muskingum County Auditor's Parcel Number 13-40-03-20-000 (all), and 0.1174 acres exist in the present right-of-way of said Cannelville Road, and being subject to all legal highways, covenants, and easements of legal record, as surveyed in May 2021, by Kyle R. Danals, Registered Professional Land Surveyor No. 8704 on behalf of **McSteen Land Surveyors**, under Project No. 21-065.

Bearing are based on the Ohio State Plane Coordinates System, South Zone (3402), NAD83 (2011), 2010.0 Epoch, as derived from GNSS Observations per the ODOT CORS/VRS Real Time Network. Distances are given in feet and decimal parts thereof. All iron pins shown as set are 30" long 5/8" rebar with an identification cap stamped "McSTEEN CA 02236".

OFFICE COPY
NOT RECORDABLE
6-3-2021
Kyle R. Danals
Registered Professional Land Surveyor No. 8704

DESCRIPTION
APPROVED
By: M. G. P. H. W.

