

17-39-05-04-000



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Brenda King
OR 2948-613
+/-0.575 Acres

Situated in the State of Ohio, County of Muskingum, Township of Falls, being all of Lot 6 and part of Lot 12, Upper Highland Subdivision (Plat Book 8, Page 1), also being all of the lands now owned Brenda King as recorded in OR 2948-613 of the Muskingum County Recorder's Office and more particularly described as follows.

Beginning at an iron pin found at the northwest corner of said Lot 6, thence with the north line of said Lot 6 the following two (2) courses:

1. N 88°16'31" E a distance of 66.40 feet to a point;
2. with a curve to the right having an arc distance of 80.97 feet, radius of 97.00 feet and a chord bearing S 68°01'37" E a distance of 78.64 feet to an iron pin found on the common corner of Lots 6 & 12, passing an iron pin found at 8.43 feet;

thence with the common line of said lots, also being the common line of said King's lands and the land now owned by Marcia Bretzinger, Etal (OR 2655-481), S 41°32'43" W a distance of 49.79 feet to an iron pin found;

thence leaving the lot line and continuing with said common line of King/Bretzinger, Etal's lands the following two (2) courses:

1. S 20°47'06" E a distance of 61.19 feet to an axle found;
2. N 51°58'28" E a distance of 50.01 feet to a roof bolt found on the northwesterly corner of Lot 11;

Thence with the west line of said Lot 11, also being the lands now owned by Tim L. Shepfer & Linda Shepfer (DR 1058-494), S 09°44'21" E a distance of 75.55 feet to an axle found on the northeast corner of Lot 14, also being the lands now owned by Chad M. Williams (OR 2560-17);

Thence with the north line of said Lot 14, S 80°24'11" W a distance of 140.02 feet to an iron pin found at the southwest corner of Lot 12 where it meets the northeasterly line of Lookout Drive (40');;

Thence with said line of Lookout Drive on a curve to the left having an arc of 72.24 feet, radius of 53.07 feet and a chord bearing N 49°34'19" W a distance of 66.79 feet to an iron pin set on the southeast corner of Lot 4, also being the lands now owned by Patricia K. Kennedy (OR 2120-845);

Thence with the east line of Lot 4, N 03°26'12" E a distance of 145.84 feet to the principal place of beginning, containing 0.575 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 0.575 acre parcel is based on a field survey made by Brian K. McPeck, PS 8517 of McPeck Land Surveying, LLC on November 30th, 2020.



Parcel No.

All of: 17-39-05-04-000 (+/- 0.575 ac.).

**DESCRIPTION
APPROVED**

By: *A. E. McPeck*