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Tanco Development, Ltd.
OR 1972-17
+/- 25.800 Acres

Tract 2

Situated in the State of Ohio, County of Muskingum, Township of Falls, being part of the 3rd Quarter Township, T1, R8 and being part of the lands now owned by Tanco Development, Ltd. and more particularly described as follows.

Beginning for reference at a pipe found at the southeast corner of Lot 1, Tanner-L. Heights, Plat Book 5, Page 95, thence with the west line of said Tanco Development, Ltd.'s lands, N 02°52'09" E a distance of 1074.54 feet to an iron pin set on the west line of the lands now owned by Steven W. Jones & Vanessa J. K. Jones (OR 2277-227), the principal place of beginning, passing a pipe found at 599.66 feet, 5.87 feet left, a pipe found at 730.91 feet, 11.92 feet left, an iron pin found at 734.52 feet and an iron pin found at 867.46 feet;

Thence continuing with the east line of said Jones' lands, N 02°34'54" E a distance of 710.86 feet to an iron pin found at the most northerly corner of said Jones' lands, also being a southeasterly corner of the land now owned by Mary Anne Lewis (OR 2519-848);

Thence with said Lewis' east line, N 03°05'02" E a distance of 816.97 feet to an iron pin found on the southern line of the lands now owned by Rita M. Holbein & Rhea M. Holbein (OR 1740-505);

Thence with the south line of said Holbein's lands, S 86°05'49" E a distance of 270.00 feet to a fence post found on the southern line of the lands now owned by the United States of America (DR 329-94);

Thence with the southern line of said United States of America the following four (4) courses:

1. S 54°09'21" E a distance of 136.24 feet to an iron pin set;
2. S 35°13'10" W a distance of 150.00 feet to an iron pin set;
3. S 54°46'50" E a distance of 333.63 feet to an iron pin set;
4. S 64°36'50" E a distance of 312.16 feet to an iron pin set;

Thence leaving the southern line of said United States of America and going through said Tanco Development, Ltd.'s lands the following two (2) courses:

1. S 03°39'51" W a distance of 1020.70 feet to an iron pin set;
2. N 87°21'28" W a distance of 859.53 feet to the principal place of beginning, containing a total of 25.800 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 25.800 acre tract is based on a field survey made by McPeek Land Surveying, LLC on September 14th 2020.

Brian Kelly McPeek, PS-8517

Date

9/14/20

Parcel No.

Part of: 17-52-03-10-000 (+/-25.800 ac.)



DESCRIPTION
APPROVED

By: Re W hol/2020