

**LEGAL DESCRIPTION
ANNEXATION
CITY OF ZANESVILLE**

Situate in the State of Ohio, County of Muskingum, Township of Falls, and being located in Quarter Township 4, Township 1, Range 8, United States Military Lands and being all of a 2.886 acre tract of land conveyed to Sonoma Properties, LTD. by deed recorded in deed book 1618, Page 468, and being Lots 2, 3, 4 and Carmen Drive being dedicated by Adams Woodside Subdivision recorded in Plat Book 8, Page 77, being more particularly described as follows;

Beginning at the intersection of the west line of Carmen Dr. and the south line of a 15' alley dedicated by said Adams Woodside Subdivision;

Thence across said Carmen Drive and along the south line of a 15' vacated alley in Gardner's Subdivision as recorded in Plat Book 8, Page 8, the north line of said 2.886 acre tract, and a south line of a 3.041 acre tract of land conveyed to Willow Haven Holdings LLC in Deed Book 2328, Page 326, **South 89°56'29" East**, for a distance of **473.52 feet**, to the northeast corner of said 2.886 acre tract;

Thence along the east line of said 2.886 acre tract and a west line of said 3.041 acre tract, **South 10°01'00" East**, for a distance of **291.01 feet** to the southeast corner of said 2.886 acre tract, said point also being on the north line of Kathie Heights 2 Subdivision recorded in Plat Book 8, Page 67;

Thence along the south line of said 2.886 acre tract and the north line of said Kathie Heights 2 Subdivision, the north line of Kathie Heights Subdivision, Weiler Drive, and Deanne Drive, and across Carmen Drive recorded in Plat Book 8, Page 7, **South 89°24'18" West**, for a distance of **700.34 feet** to the southwest corner of said Lot 4 of Adams Woodside Subdivision, also being a southeast corner of Lot 1 of said Adams Woodside Subdivision;

Thence along the west line of said Lots 2, 3, and 4 of and an east line of Lot 1 of said Adams Woodside Subdivision, **North 01°48'42" West**, for a distance of **279.30 feet** to a point being the northwest corner of said Lot 2 of Adams Woodside Subdivision;

Thence along the north line of said Lot 2 of Adams Woodside Subdivision and a south line of said Lot 1 of Adams Woodside Subdivision, **North 89°56'54" East**, for a distance of **185.00 feet** to a point being the northeast corner of said Lot 2 of Adams Woodside Subdivision;

Thence along the east line of said Lot 2 of Adams Woodside Subdivision and said west right of way line of Carmen Drive, **North 00°00'00" East**, for a distance of **15.00 feet** to the **POINT OF BEGINNING**;

Containing a total of 4.472 acres, more or less.

Together with and subject to covenants, easements, and restrictions of record.

Being all 1.309 acres of Tax Parcel 17-75-04-31-000, all 2.886 acres of Tax Parcel 17-75-04-32-000 and 0.277 acres within the Carmen Drive.

Bearings are used for the determination of angles only and does not represent a true meridian. Bearings are based on the north line of Kathie Heights Subdivision being South 89°22'00" West, recorded in Plat Book 8, Page 7 at the Muskingum County Recorder's Office.

This description is based upon all referenced documents noted by Sands Decker CPS, LLC.

Steven W. Newell
Ohio Registered
Professional Surveyor 7212

01/04/2018
Date



DESCRIPTION

APPROVED

By: [Signature] 1/11/2018

