

Survey Adjoiner Split of Evelyn C. Packard-Smith Lands in Falls Township, Muskingum County

Situated in the State of Ohio, County of Muskingum, Township of Falls, and being part of the Southwest Quarter of Quarter Township 4, Township 1, Range 8, United States Military Lands, and being part of the lands presently owned by Evelyn C. Packard-Smith, as per Official Record 3008, Page 621, and being more particularly described as follows:

Beginning for reference at an iron pin found at the Northwest Corner of Lot 8-A, of Mack Ingrams's Subdivision, (Pl. Bk. 11, Page 3-A);

Thence along the west line of said Lot 8-A, and being the west line of lands presently owned by Keith Alan Miller, (OR 2457-624), South 50 degrees 21 minutes 51 seconds East, 242.18 feet to a point on the south line of Knox Road, (Twp. Rd. 1030), passing an iron pin set at 202.11 feet on the right of way of a Perpetual Easement for Highway Purposes, presently owned by the State of Ohio, (Common Pleas Court Record No. 41971), and an iron pin found at 239.64 feet;

Thence along the east line of said Packard-Smith lands, South 47 degrees 52 minutes 13 seconds West, 77.37 feet to an iron pipe found;

Thence through said Packard-Smith lands, North 53 degrees 14 minutes 03 seconds West, 245.17 feet to an iron pin found, on the southeast corner of lands presently owned by the West Muskingum Athletic Boosters of Muskingum County, (OR 2795-819);

Thence along the east line of said Boosters lands, North 48 degrees 26 minutes 25 seconds East, 89.91 feet to the principal place of beginning, containing 0.46 acres, more or less, and being part of Auditor's Parcel Number 17-98-01-19-000.

Subject to all legal recorded easements and right of ways.

Iron pins set are 5\8 inch rebars , 30 inches long, with plastic identification caps.

Bearings are based on the Ohio State Plane Coordinate System, NAD 83, South Zone, Grid North, as per GPS observations.

This description is written based on a field survey completed on March 23, 2023, by Jack D. Newcome, Reg. No. 7321.

Not to be used as a separate building site or transferred as an independent parcel in the future without planning commission approval in accordance with applicable subdivision regulations.

OFFICE COPY

NOT RECORDABLE

DESCRIPTION

APPROVED

By: Jack D. Newcome



3-31-23
Date

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

4/12/23
Date

Fee Paid