

(1") at 137.63 feet;
thence with said mid-section line, N 01°46'34" E a distance of 40.42 feet to the principal place of beginning, containing 27.081 acres more or less, subject to all legal highways and easements of record.
The above described parcel has an easement for the purpose of ingress/egress appended to it as recorded in OR 1598-529 and is also subject to an easement for an existing private lane located in the northwest corner of said tract.

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

All bearings described herein are based on the Ohio State Plane Grid Coordinates, NAD83, Ohio South per GPS Observation on.

All iron pins set are 5/8 inch by 30 inch steel rebar with plastic identification caps marked MCPEEK PS8517.

The above described 27.081 acre parcel is based on a field survey made by Brian K. McPeck, PS 8517 of McPeck Land Surveying, LLC on 02/15/2024.

OFFICE COPY
NOT RECORDABLE
Brian Kelly McPeck, PS 8517
Date 2/15/24

DESCRIPTION

APPROVED

By: [Signature]

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

2/25/24
DATE