

Legal Description of +- 0.12 Acre Lot Split to Adjoiner

Situated in the State of Ohio, County of Muskingum, Township of Hopewell, and being part of Outlot 3, of the "Plat of Mount Sterling", Plat Book A-O, Page 162, and being part of the lands presently owned by Connie S. and Steven R. Parr Sr., as per Official Record 1132, Page 941, and being more particularly described as follows:

Beginning for reference at the southwest corner of Lot 47, of the "Plat of Mount Sterling", as per Plat Book A-O, Page 162:

Thence along the east line of Cross Street and the west line of lands presently owned by Steven M. and Cathy Tusing, (OR 2091-373), South 02 degrees 36 minutes 56 seconds East, 30.00 feet to an iron pin found on the northwest corner of lands presently owned by Connie S. and Steven R. Parr Sr., (OR 1132-941), and the principal place of beginning;

Thence along the south line of said Tusing lands, North 87 degrees 23 minutes 04 seconds East, 112.30 feet to an iron pin found;

Thence leaving said line and through the said Parr lands the following two courses:

- 1.) South 02 degrees 33 minutes 58 seconds East, 49.29 feet to an iron pin found;
- 2.) North 86 degrees 58 minutes 57 seconds West, 118.61 feet to an iron pin set on the west line of said Parr lands;

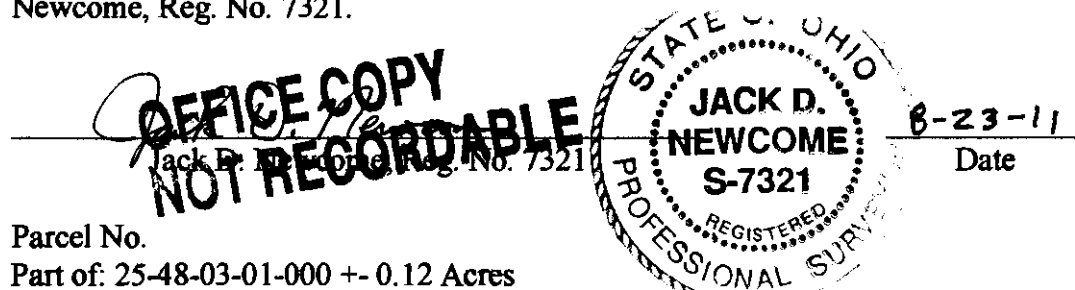
Thence along the west line of said Parr lands, North 06 degrees 06 minutes 41 seconds East, 38.09 feet to the principal place of beginning, containing 0.12 acres more or less.

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 north line of the Parr lands, being North 87 degrees 23 minutes 04 seconds East, as per OR 1132-941.

This description is written based on a field survey completed, on August 18, 2011 by Jack D. Newcome, Reg. No. 7321.



Parcel No.

Part of: 25-48-03-01-000 +- 0.12 Acres

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.
parcel to be combined to 25-48-03-03-000 +- 0.12 Acres

DESCRIPTION

APPROVED

By: [Signature]

APPROVED
MINOR LOT SPLIT ONLY
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date

Fee Paid

Southwest Corner of Lot 47, of the Plat of Mt. Sterling, Plat Book A-0, Page 162.

Lot 47

Lot 48

Cross Street

66' R\W

APPROVED
MINOR LOT SPLIT ONLY
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date 9/2/11

Fee Paid

Approved For Transfer
No On-Lot Sewage
Date 9/2/11

Zanesville - Muskingum Co.
Health Department

PARCEL NO.

Part of: 25-48-03-01-000 +- 0.12 Acres

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. Parcel to be combined to 25-48-03-03-000 +- 0.12 Acres.



Steven M. and Cathy Tusing
OR 2091-273

N 87°23'04"E 112.30'

Connie S. and
Steven R. Parr Sr.
OR 1132-941
+- 0.12 Acres

N 86°58'57"W 118.61'

C. S. and S. R.
Parr Sr.
OR 1132-941

SITUATED IN:

State of Ohio, County of Muskingum, Township of Hopewell, and being a part of Outlot 3, of the "Plat of Mount Sterling", as per Plat Book A-0, Page 162.

BASIS OF BEARINGS

Bearings are based on the north line of the Parr lands, being North 87 degrees 23 minutes 04 seconds East, as per OR 1132-941.

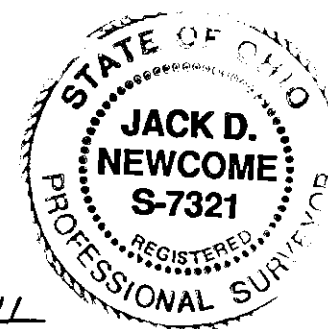
REFERENCES

OR 1132-941
OR 2091-273
PL Bk. A-0, Pg. 162

LEGEND

- △ Railroad Spike Set
- Iron Pin Found
- ⊞ Stone Found
- Axle Found
- Iron Pipe Found
- ▲ Railroad Spike Found
- ⊙ Iron Pin Set, 5/8" rebar
- ⊞ Monument Found

OFFICE COPY
NOT RECORDABLE
Jack D. Newcome 8-23-11
Reg. Surveyor No. 7321



Newcome Surveying Company
6515 Ballard Road
Nashport, Ohio
740-452-5796