

44-38-01-06-010

+ - 2.15 Acre Split of Williams Management Group, Inc. In Musk. Township, Musk. Co.

Situated in the State of Ohio, County of Muskingum, Township of Muskingum, and being part of the Southeast Quarter of Section 19, Township 2, Range 8, United States Military Lands, and being part of the lands presently owned by Williams Management Group, Inc. as per Official Record 1971, Page 904, and being more particularly described as follows:

Beginning for reference at an iron pin found at the Northeast Corner of Lot 65, of the Green at Vista, Phase 1, (Pl. Bk. 17, Pg. 104);

Thence along the south lines of lands presently owned by Vista Golf LLC, (OR 2283-819) the following two courses:

- 1.) South 45 degrees 52 minutes 32 seconds East, 241.08 feet to an iron pin found;
- 2.) South 64 degrees 29 minutes 10 seconds East, 165.03 feet to an iron pin found and the principal place of beginning;

Thence continuing along the south lines of said Vista Golf LLC, the following two courses:

- 1.) South 64 degrees 31 minutes 51 seconds East, 170.80 feet to an iron pin found;
- 2.) South 34 degrees 37 minutes 57 seconds East, 73.02 feet to an iron pin found;

Thence through the lands presently owned by Williams Management Group Inc. (OR 1971-904), the following two courses:

- 1.) South 40 degrees 18 minutes 20 seconds West, 316.48 feet to an iron pin found;
- 2.) North 48 degrees 03 minutes 32 seconds West, 580.09 feet to an iron pin found on the right of way line of a cul-de-sac at the end of Arnie's Drive, (R\W 50');

Thence along said cul-de-sac, on a curve to the left, with a delta angle of 86 degrees 44 minutes 11 seconds, an arc length of 90.83, a radius of 60.00 feet, and a chord which bears North 85 degrees 13 minutes 26 seconds East, 82.40 feet to an iron pin found;

Thence leaving said cul-de-sac line, and through the lands presently owned by Williams Management Group, Inc. (OR 1971-904), the following two courses:

- 1.) South 48 degrees 03 minutes 28 seconds East, 271.16 feet to an iron pin found;
- 2.) North 44 degrees 07 minutes 42 seconds East, 225.06 feet to the principal place of beginning, containing 2.15 acres, more or less, and being part of Auditor's Parcel Number 44-38-01-06-005;

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 G.P.S. observations.

APPROVED  
MUSKINGUM COUNTY  
PLANNING COMMISSION DIRECTOR  
10/19/2020  
Date Fee Paid