

44-52-01-04-006

EXHIBIT A

DESCRIPTION  
0.893 AC PARCEL

Situated in the Southwest Quarter of Section 21, Township 2, Range 8, United States Military Lands, City of Zanesville, Muskingum County, State of Ohio, and being all of the E J Zanesville Partners, LLC, 0.893 Acre Parcel, (PN 44-52-01-04-006) as recorded in Volume 2353, Page 227 of the Official Records of Muskingum County, all references are the Records of the Muskingum County Recorder, said parcel being further described as follows:

Beginning at an iron pin found at the northwest corner of the Southwest Quarter of Section 21, said point in Richvale Road;

Thence, South 87° 36' 15" East, 630.76 feet, along Richvale Road and north line of said Southwest Quarter, to a point;

Thence, South 02° 22' 03" West, 21.00 feet, to a point, said point being at the northwest corner of the Village of Wellington Place Condominiums Phase I, as recorded in Plat Book 19, Page 144;

Thence, South 87° 36' 15" East, 24.06 feet, along said Condominium, to a point, said point being on the west line of the aforementioned E J Zanesville Partners, LLC 0.893 acre parcel, said point also being the **True Point of Beginning** for the parcel herein described;

Thence, South 87° 52' 50" East, 207.64 feet, across said E J Zanesville Partners, to a point, said point being on the west line of the E J Zanesville Partners, LLC, 4.142 acre parcel as recorded in Volume 2400, Page 571 of the Official Records;

Thence, South 17° 24' 00" West, 222.98 feet, along said E J Zanesville Partners, 4.142 acre parcel, west line, to a point, said point being at the corner of the aforementioned Condominium parcel;

Thence, North 87° 36' 15" West, 171.41 feet, along said Condominium, to a point;

Thence, North 25° 46' 23" East, 55.54 feet, along said Condominium, to a point;

Thence, North 02° 12' 31" East, 163.40 feet, along said Condominium, to the **True Point of Beginning**.

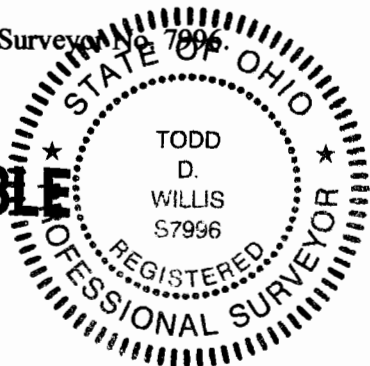
Containing 0.893 acres, more or less, subject to all legal highways, all limitations of public access to highways, leases, zoning regulations, easements of record and restrictive covenants.

Bearings are based on South 87° 36' 15" East, as given for the northerly line of that 26.90 acre tract conveyed in Volume 2123, Page 900 of the Official Records.

This Description is based on a survey made by Todd D. Willis in June, 2013, Reg. Surveyor No. 78996. Phone No. 740-739-4030, Willis Engineering & Surveying.

DESCRIPTION  
APPROVED  
By: *[Signature]* 9/23/2013

**OFFICE COPY  
NOT RECORDABLE**



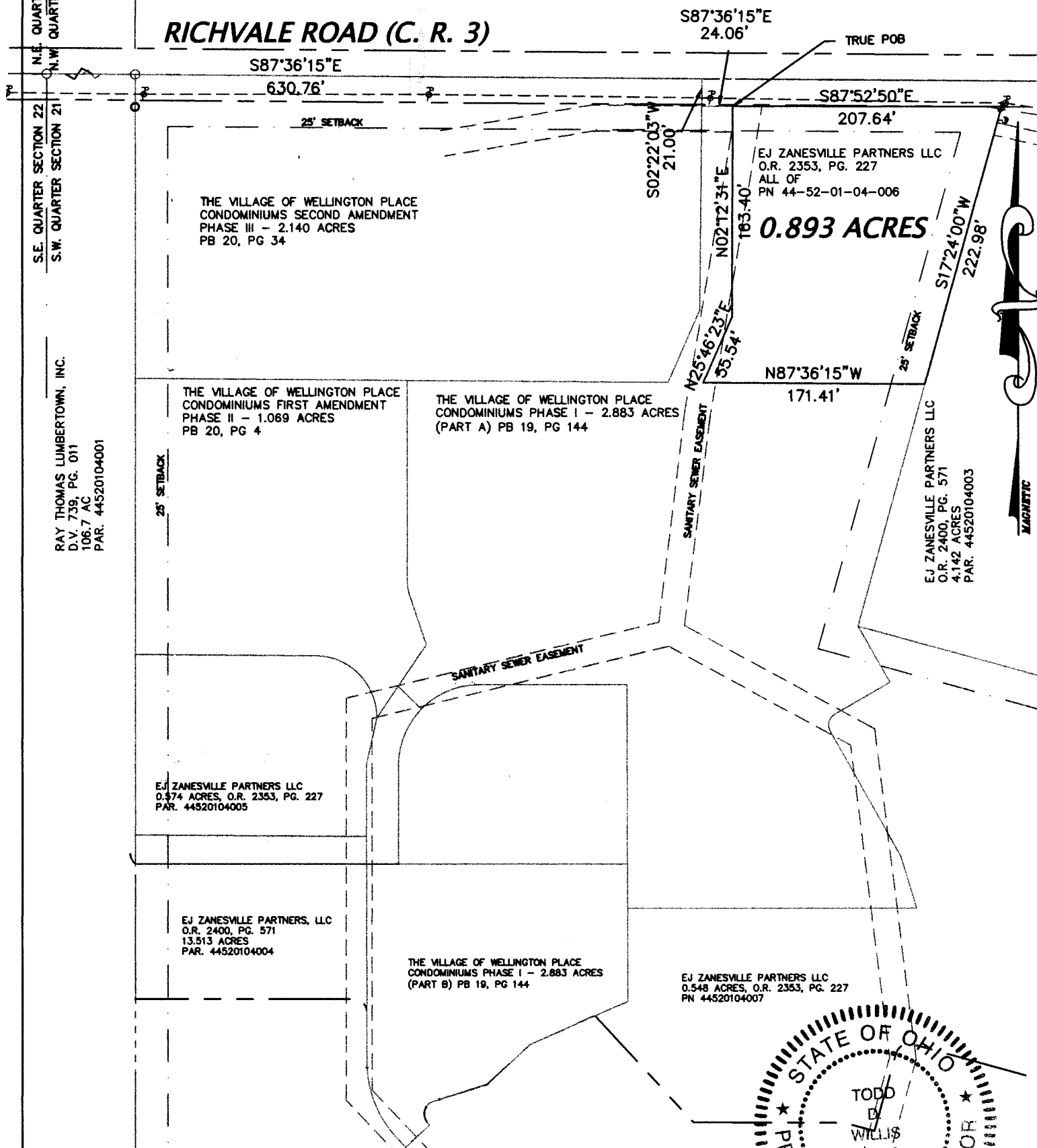
44-52-01-04-006 A

# PLAT OF SURVEY

## EJ ZANESVILLE PARTNERS, LLC

SITUATED IN THE CITY OF ZANESVILLE, COUNTY OF MUSKINGHAM, STATE OF OHIO  
BEING PART OF SECTION 21, TOWNSHIP 2, RANGE 8  
UNITED STATES MILITARY LANDS

### RICHVALE ROAD (C. R. 3)



#### DESCRIPTION

APPROVED

By: *[Signature]*

#### LEGEND

- 3/4" Iron Pin Found
- 5/8" Iron Pin Found

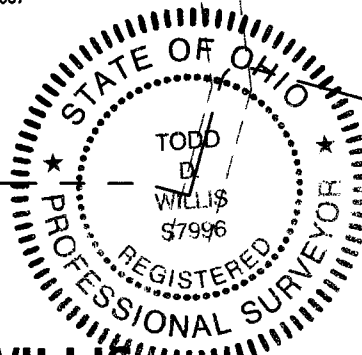
#### GRAPHIC SCALE



( IN FEET )  
1 inch = 100 ft.

#### BASIS OF BEARING:

Bearings are based on S 87° 36' 15" E as given for the northerly line of that 26.90 acre tract conveyed in O.R. 2123, Page 900, Recorder's Office, Muskingum County, Ohio



**WILLIS**

**ENGINEERING & SURVEYING**

51 N Third Street, Suite 504A  
Newark, OH 43055  
740.345.1367

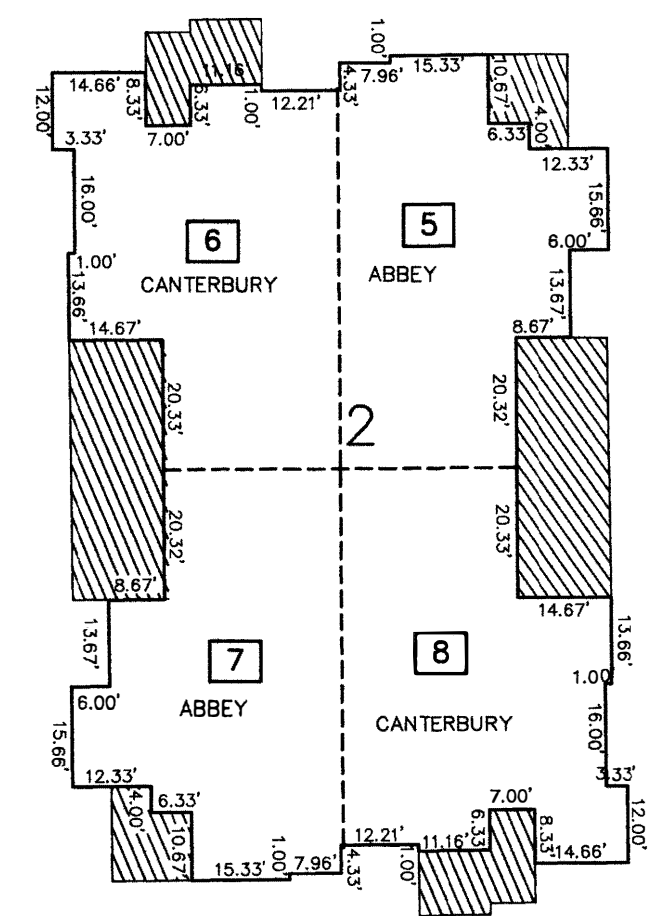
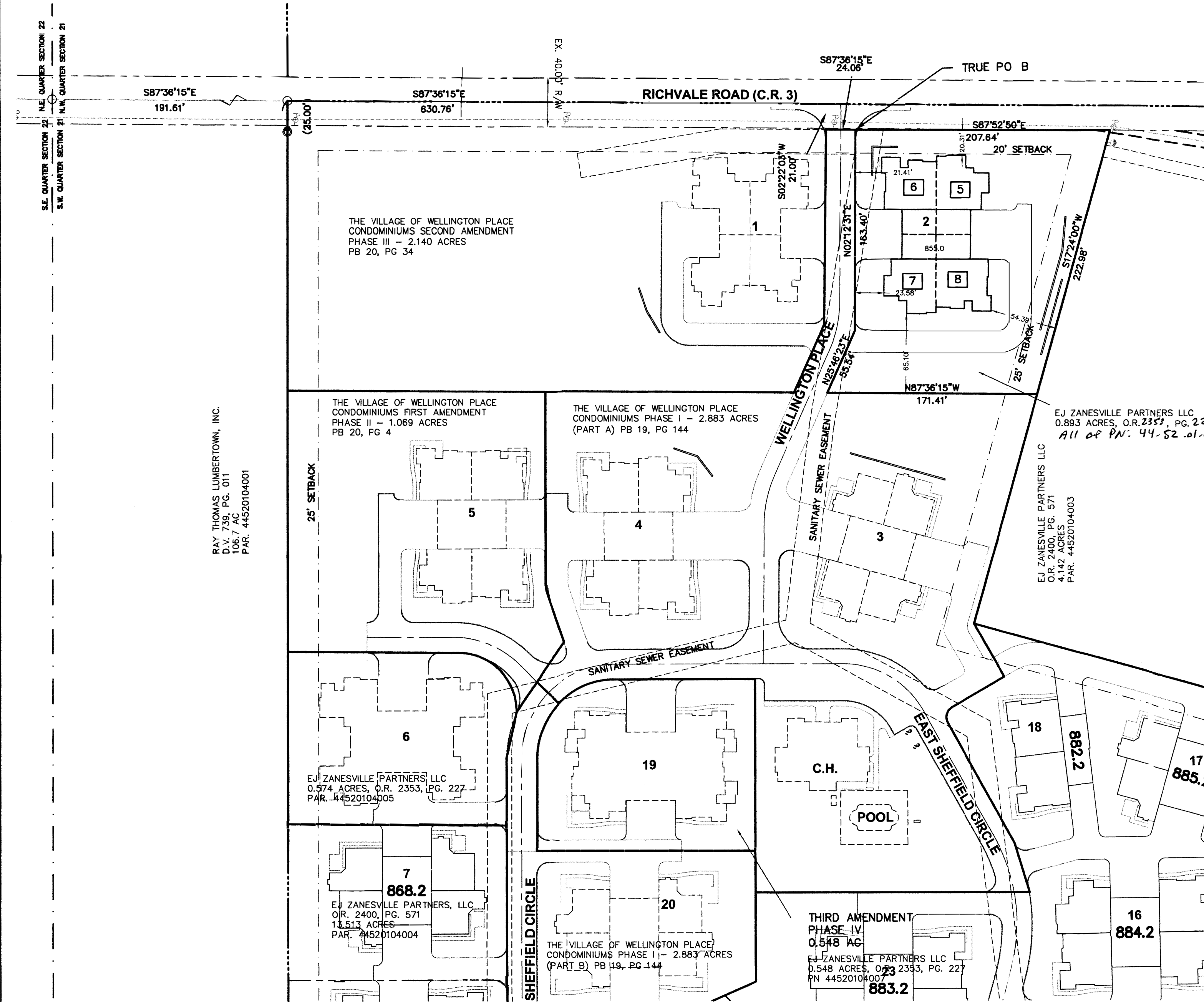
I hereby certify that this plat represents a true and accurate survey of the parcel herein shown and all measurements were made in accordance with Chapter 4733-37 of the Ohio Administrative Code.

**OFFICE COPY - NOT RECORDABLE**

Todd D. Willis, P.E.  
Reg. No. S-7996  
Willis Engineering & Surveying  
740-739-4030

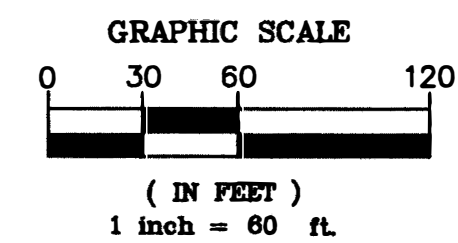
THE VILLAGE OF WELLINGTON PLACE  
CONDOMINIUM DOCUMENT  
FOURTH ADMENDMENT, PHASE V

SITUATED IN THE CITY OF ZANESVILLE, COUNTY OF MUSKINGHAM, STATE OF OHIO  
BEING PART OF SECTION 21, TOWNSHIP 2, RANGE 8  
UNITED STATES MILITARY LANDS



BUILDING DETAILS  
SCALE 1"=30'

- UNIT 5- 5386 WELLINGTON PLACE  
UNIT 6- 5388 WELLINGTON PLACE  
UNIT 7- 5384 WELLINGTON PLACE  
UNIT 8- 5382 WELLINGTON PLACE

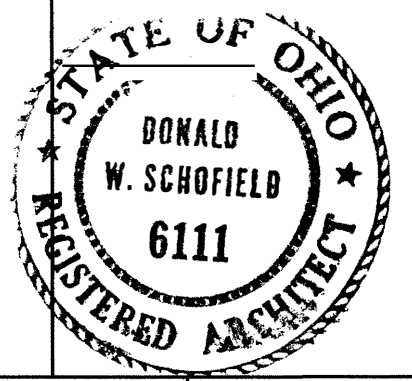


**BASIS OF BEARING:**  
Bearings are based on S 87° 36' 15" E as given for the  
northerly line of that 28.90 acre tract conveyed in O.R.  
2123, Page 900, Recorder's Office, Muskingum County, Ohio

- LEGEND**  
○ 3/4" Iron Pin Found  
● 5/8" Iron Pin Found

Architects Seal

Surveyors Seal



**Architects Certification**

I do hereby certify that these drawings consisting of 3 sheets,  
accurately reflects the location of improvements and recorded  
easements of the 4th Amendment to the drawings for the Village  
of Wellington Place, Phase V-Condominium with respect to the  
property shown on the drawing for the sole purpose of complying  
with 5311.07 of the Ohio Revised Code.

*Donald W. Schofield* 9-9-13  
Donald Schofield

**Surveyors Certification**

I do hereby certify that these drawings consisting of 3 sheets,  
accurately reflects the location of improvements and recorded  
easements of the 4th Amendment to the drawings for the Village  
of Wellington Place, Phase V-Condominium with respect to the  
property shown on the drawing for the sole purpose of complying  
with 5311.07 of the Ohio Revised Code.

*Todd D. Willis* 9/3/13  
Todd D. Willis, PS  
Reg. No. S-7996

**WILLIS**  
**ENGINEERING & SURVEYING**  
51 N Third Street, Suite 504A  
Newark, OH 43055  
740.345.1367