

DESCRIPTION OF SURVEY FOR MOXIE LTD OF SOUTHEAST OHIO JOB#2316-1

Situated in the State of Ohio, County of Muskingum, Township of Newton:

Being part of the Northeast Quarter, Section 10, Township 15, Range 14, of the Congress Lands East of the Scioto River, further **being part of** the Moxie LTD of Southeast Ohio property recorded in **Official Record Volume 1861, Page 428** of said county's deed records, further being **part of** Muskingum County **Auditor's Parcel Number 47-27-04-20-003**, and more particularly described as follows;

Commencing at a concrete monument (found) at the center of Section 10

- TIE-1 THENCE South 87 degrees 01 minutes 45 seconds East 1840.07 feet** along the common line for the Northeast and Southeast Quarters of Section 10 to an unmarked common corner of said Moxie property and for the Braydan Farms, LTD property Life Estate to Edward E McConnell Official Record Volume 2584, Page 13, further being in the right of way for Moxadarla Drive;
- TIE-2 THENCE North 01 degrees 21 minutes 07 seconds East 327.67 feet** into said Northeast Quarter, leaving said road, and along the common line for said Moxie and Braydan Farms properties to an iron pin (set) at the place of beginning for the property herein intended to be described, passing the centerline of Moxadarla Drive at 9.70 feet, and iron pin (found) at 28.12 feet;
- #1- THENCE North 01 degrees 21 minutes 07 seconds East 10.00 feet** continuing along said properties to an iron pin (found) at a common corner for said properties and for the Rolling Plains Methodist Church Trustees property recorded in Official Record Volume 1852, Page 278;
- #2- THENCE THENCE North 28 degrees 07 minutes 58 seconds East 141.25 feet** along the common line for said Moxie and Church properties to an iron pin (found) on the South line of the Board of County Commissioners of Muskingum County property recorded in Official Record Volume 1658, Page 463, further being the South line of Panther Drive;
- #3- THENCE South 70 degrees 28 minutes 07 seconds East 137.01 feet** along said Moxie and County properties, and along Panther Drive to an iron pin (set);
- #4- THENCE South 22 degrees 34 minutes 00 seconds West 154.02 feet** leaving said drive and through said Moxie property to an iron pin (set);
- #5- THENCE North 68 degrees 39 minutes 39 seconds West 146.94 feet** continuing through said property to the place of beginning, **containing 0.50 acres.**

The bearings within this description are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations. Iron pins (set) are 5/8" rebar with identification caps (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed on July 19, 2016 in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe any apparent easements nor easements of record, unless otherwise indicated.

OFFICE COPY

NOT RECORDED

Charles R. Harkness PLS #6885

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

Date

Fee Paid



DESCRIPTION
APPROVED

By: *[Signature]* 7/20/16



The bearings on this plat are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS observations.

LEGEND

- PIN (SET) 5/8" REBAR CAPPED
(C R HARKNESS PLS #6885)
- PIN (FOUND)
- △ POINT (UNMARKED)
- ◎ CONCRETE MONUMENT (FOUND)

Approved for Transfer
No On-Lot Sewage
Zanesville-Muskingum Co.
Health Department



SE Qtr Sec 10 Commencing NE Qtr Sec 10
SE Qtr Sec 10 SE Qtr Sec 10

Edward E Hamler & Marlene J Hamler
OR Vol. 2515, Page 938.

Cornett Properties LLC
OR Vol. 2521, Page 816.

Rolling Plains Methodist Church Trustees
OR Vol. 1852, Page 278.

Braydan Farms, LTD
Life Estate To
Edward E McConnell
OR Vol. 2584, Page 13.

Moxie LTD of Southeast Ohio
OR Vol. 1861, Page 428.
Parcel Number 47-27-04-20-003

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Being part of the Northeast Quarter, Section 10, Township 15, Range 14, of the Congress Lands East of the Scioto River, further being part of the Moxie LTD of Southeast Ohio property recorded in **Official Record Volume 1861, Page 428** of said county's deed records, further being part of Muskingum County Auditor's Parcel Number 47-27-04-20-003:

SURVEYOR'S NOTES AND REFERENCES:
Muskingum County Tax Maps and Orthophotos of the area.
All other references are shown or listed.

DESCRIPTION
APPROVED

Curve 1 to the Right
Chord Bearing
S 61°05'21" E 104.95'
R=322.00' A=105.42'

Curve 2 to the Right
Chord Bearing
S 31°49'26" E 219.06'
R=322.00' A=223.52'

N 01°21'07" E 10.00'

N 28°07'58" E 141.25'

N 68°39'39" W 146.94'

N 01°21'07" E 327.67'

N 68°39'39" W 122.49'

N 68°39'39" W 154.02'

N 22°34'00" W 148.45'

S 38°17'25" W 150.80'

N 42°38'06" W 84.00'

N 87°01'45" W

Passing 28.12'
Passing 9.70'

Moxadarla Drive

Southeast Quarter

Northeast Quarter

Moxie LTD of
Southeast Ohio
OR Vol. 1861, Page 428.
Parcel No. 47-27-04-20-003

Edward W Russell
& Vicky Russell
DB Vol. 1079,
Page 361.

This plat was prepared by C.R. Harkness Surveying & Mapping Inc. in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the parcel surveyed and does not show any apparent easements nor easements of record, unless otherwise indicated.

OFFICE COPY
NOT RECORDED

Charles R. Harkness PLS #6885

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

7/29/16
Date Fee Paid

SURVEY FOR:

Moxie LTD of
Southeast Ohio



HARKNESS SURVEYING & MAPPING, INC.

8205 OLD TOWN ROAD
ROSEVILLE, OHIO 43777
PHONE/FAX (740) 849-0122



SURVEYED: 7/19/16 DRAWN: 7/19/16

JOB NUMBER
Job#2316

DRAWING / SHEET #
Plat #01