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Jeffery B. Holdren & Kimberly J. Holdren
OR 2368-774
+/-1.016Ac.

Situated in the State of Ohio, County of Muskingum, Township of Newton, Southeast Quarter of Section 10, Township 15, Range 14, Congress Lands East of the Scioto River and being part of the lands now owned by Jeffery B. Holdren & Kimberly J. Holdren as recorded in OR 2368-774 of the Muskingum County Records Office more particularly described as follows.

Beginning for reference at a concrete monument found at the center of Section 10, thence with the common line of the southwest and southeast quarters of Section 10, S 03°11'13" W a distance of 1516.58 feet to a railroad spike set in the road bed of Moxahala Place (T-84) and the principal place of beginning;

thence with the center of said Moxahala Place the following four (4) courses:

1. S 24°40'40" E a distance of 94.14 feet to a point;
2. S 55°23'40" E a distance of 73.23 feet to a point;
3. S 78°12'57" E a distance of 35.88 feet to a railroad spike found;
4. N 83°16'30" E a distance of 99.44 feet to a railroad spike found where said Moxahala Place intersects an old abandoned and vacated portion of said road (County Commissioners, Oct 19, 1987 (ORD 999-29));

thence leaving the center of said Moxahala Place and going with the center of said old abandoned and vacated portion the following eight (8) courses:

1. S 71°46'16" E a distance of 49.78 feet to an iron pin set;
2. S 33°05'16" E a distance of 25.47 feet to an iron pin set;
3. S 05°18'59" W a distance of 25.44 feet to an iron pin set;
4. S 25°14'47" W a distance of 42.70 feet to a point;
5. S 56°10'49" W a distance of 76.94 feet to an iron pin set;
6. S 76°51'45" W a distance of 39.56 feet to an iron pin set;
7. S 86°24'20" W a distance of 35.01 feet to an iron pin set;
8. S 54°37'10" W a distance of 45.17 feet to a point at the low water mark on the north side of Jonathan Creek;

thence with said low water mark of said Jonathan Creek, N 49°15'11" W a distance of 147.09 feet to a point on the common line of said southwest and southeast quarters of Section 10;

thence leaving the low water mark and going with said common line, N 03°11'13" E a distance of 208.15 feet to the place of beginning, passing a pipe found at 71.97 feet and an iron pin set at 168.31 feet, containing a total of 1.016 acres more or less, subject to all legal highways and easements of record.

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

The above described 1.016 acre parcel is based on a field survey made by McPeek Land Surveying on January 8th, 2019



1/8/19
Date

Parcel No.

All of: 47-29-03-55-000 (+/-0.939 Ac.) & All of: 47-29-03-61-000 (+/-0.077 Ac.) **Total of +/-1.016 Ac.**

DESCRIPTION

APPROVED

By: Brian Kelly McPeek



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SITUATED IN

The State of Ohio, County of Muskingum,
Township of Newton, and being part of the SE Quarter of
Section 10, T15, R14, Congress Lands East of the Scioto River.

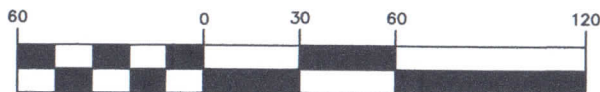
BASIS OF BEARING

Bearings are based on State Plane Grid Coordinates,
NAD83, Ohio South, per GPS Observation.

REFERENCES

* As Noted on Plat
www.muskingumcountyauditor.org
www.mceo.org
http://recorder.muskingumcounty.org

GRAPHIC SCALE



(IN FEET)

1 inch = 60 ft.

Brian Kelly McPeek
Reg. Surveyor No. 8517

Date

1/8/19



This plat was prepared by McPeek Land Surveying, LLC
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 all or any easements of
record, nor encroachments unless otherwise intended.

