

51-30-03-71-001

Baseline Surveying, Inc.

Land Surveying and Construction Layout

3010 East Pike
Zanesville, OH 43701

Email: bei@rohoio.com

Telephone (740) 453-4850
Fax (740) 450-1000

KIM I. AND MARGARET E. MUDGETT
AUDITORS PARCEL NUMBER 51-51-30-03-71-000 (PART)

BEING A PART OF THE 7.241 ACRE TRACT CONVEYED TO KIM I. AND MARGARET E. MUDGETT BY DEED RECORDED IN VOLUME 1114, PAGE 574 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 14;

THENCE WITH THE SOUTH LINE OF SECTION 14 (NORTH LINE OF QUARTER TOWNSHIP 3), NORTH 88 DEGREES 40 MINUTES 00 SECONDS WEST 509.14 FEET (DEED) TO A POINT;

THENCE LEAVING THE SAID SECTION LINE, SOUTH 16 DEGREES 44 MINUTES 00 SECONDS WEST 1855.13 FEET (DEED) TO AN EXISTING IRON PIN (5/8 INCH REBAR IN CONCRETE) ON THE SOUTH RIGHT OF WAY LINE OF INTERSTATE 70;

THENCE WITH THE SAID RIGHT OF WAY LINE, SOUTH 86 DEGREES 03 MINUTES 16 SECONDS WEST 188.83 FEET TO AN IRON PIN SET, SAID IRON PIN BEING THE PLACE OF BEGINNING OF THE TRACT HEREIN INTENDED TO BE DESCRIBED;

THENCE LEAVING THE SAID RIGHT OF WAY LINE, SOUTH 06 DEGREES 05 MINUTES 22 SECONDS WEST 259.59 FEET TO AN IRON PIN SET ON THE NORTH LINE OF A TRACT CONVEYED TO CECIL M. BROWNFIELD BY DEED RECORDED IN OFFICIAL RECORD VOLUME 2133, PAGE 722 OF THE MUSKINGUM COUNTY DEED RECORDS;

THENCE WITH THE SAID NORTH LINE, NORTH 72 DEGREES 38 MINUTES 11 SECONDS WEST 245.53 FEET TO AN IRON PIN SET AT THE NORTHWEST CORNER OF THE SAID BROWNFIELD TRACT;

THENCE LEAVING THE SAID BROWNFIELD TRACT AND WITH THE NORTH LINE OF A 1.32 ACRE TRACT CONVEYED TO KIM I. AND MARGARET E. MUDGETT (DEED VOLUME 1114, PAGE 574, NORTH 74 DEGREES 01 MINUTES 48 SECONDS WEST 259.75 FEET TO AN IRON PIN SET AT THE NORTHWEST CORNER OF THE SAID 1.32 ACRE TRACT;

THENCE LEAVING THE SAID 1.32 ACRE TRACT AND TRAVERSING THROUGH THE ABOVE SAID 7.241 ACRE TRACT (KIM I. AND MARGARET MUDGETT), NORTH 06 DEGREES 35 MINUTES 20 SECONDS EAST 64.77 FEET TO AN IRON PIN SET ON THE ABOVE SAID SOUTH RIGHT OF WAY LINE OF INTERSTATE 70;

THENCE WITH THE SAID RIGHT OF WAY LINE, NORTH 81 DEGREES 16 MINUTES 25 SECONDS EAST 170.83 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR IN CONCRETE);

THENCE CONTINUING WITH THE SAID RIGHT OF WAY LINE, NORTH 86 DEGREES 03 MINUTES 16 SECONDS EAST 336.12 FEET TO THE PLACE OF BEGINNING.

CONTAINING 1.885 ACRES, SUBJECT TO ALL APPLICABLE EASEMENTS.

SUBJECT TO THE FOLLOWING 50 FOOT WIDE INGRESS AND EGRESS AND UTILITY EASEMENT

BEING A PART OF THE 7.241 ACRE TRACT CONVEYED TO KIM I. AND MARGARET E. MUDGETT BY DEED RECORDED IN VOLUME 1114, PAGE 574 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 14;

THENCE WITH THE SOUTH LINE OF SECTION 14 (NORTH LINE OF QUARTER TOWNSHIP 3), NORTH 88 DEGREES 40 MINUTES 00 SECONDS WEST 509.14 FEET (DEED) TO A POINT;

5638 MUDGETT

Baseline Surveying, Inc.

Land Surveying and Construction Layout

3010 East Pike
Zanesville, OH 43701

Email: bei@rohio.com

Telephone (740) 453-4850
Fax (740) 450-1000

THENCE LEAVING THE SAID SECTION LINE, SOUTH 16 DEGREES 44 MINUTES 00 SECONDS WEST 1855.13 FEET (DEED) TO AN EXISTING IRON PIN (5/8 INCH REBAR IN CONCRETE) ON THE SOUTH RIGHT OF WAY LINE OF INTERSTATE 70;

THENCE WITH THE SAID RIGHT OF WAY LINE, SOUTH 86 DEGREES 03 MINUTES 16 SECONDS WEST 188.83 FEET TO AN IRON PIN SET;

THENCE LEAVING THE SAID RIGHT OF WAY LINE, SOUTH 06 DEGREES 05 MINUTES 22 SECONDS WEST 208.61 FEET TO A POINT, SAID POINT BEING THE **PLACE OF BEGINNING** OF THE EASEMENT HEREIN INTENDED TO BE DESCRIBED;

THENCE CONTINUING SOUTH 06 DEGREES 05 MINUTES 22 SECONDS WEST 50.98 FEET TO AN IRON PIN SET ON THE NORTH LINE OF A TRACT CONVEYED TO CECIL M. BROWNFIELD BY DEED RECORDED IN OFFICIAL RECORD VOLUME 2133, PAGE 722 OF THE MUSKINGUM COUNTY DEED RECORDS;

THENCE WITH THE SAID NORTH LINE, NORTH 72 DEGREES 38 MINUTES 11 SECONDS WEST 245.53 FEET TO AN IRON PIN SET AT THE NORTHWEST CORNER OF THE SAID BROWNFIELD TRACT;

THENCE LEAVING THE SAID BROWNFIELD TRACT AND WITH THE NORTH LINE OF A 1.32 ACRE TRACT CONVEYED TO KIM I. AND MARGARET E. MUDGETT (DEED VOLUME 1114, PAGE 574, NORTH 74 DEGREES 01 MINUTES 48 SECONDS WEST 150.35 FEET TO A POINT;

THENCE LEAVING THE SAID 1.32 ACRE TRACT AND TRAVERSING INTO THE ABOVE SAID 7.241 ACRE TRACT (KIM I. AND MARGARET MUDGETT), NORTH 73 DEGREES 23 MINUTES 15 SECONDS EAST 92.85 FEET TO A POINT;

THENCE SOUTH 74 DEGREES 01 MINUTES 49 SECONDS EAST 72.73 FEET TO A POINT;

THENCE SOUTH 72 DEGREES 38 MINUTES 18 SECONDS EAST 236.17 FEET TO THE **PLACE OF BEGINNING**.

ALSO THE FOLLOWING 50 FOOT WIDE INGRESS AND EGRESS, UTILITY, AND SIGN EASEMENT

BEING A PART OF THE 0.71 ACRE AND THE 1.32 ACRE TRACTS CONVEYED TO KIM I. AND MARGARET E. MUDGETT BY DEED RECORDED IN VOLUME 1114, PAGE 574 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 14;

THENCE WITH THE SOUTH LINE OF SECTION 14 (NORTH LINE OF QUARTER TOWNSHIP 3), NORTH 88 DEGREES 40 MINUTES 00 SECONDS WEST 509.14 FEET (DEED) TO A POINT;

THENCE LEAVING THE SAID SECTION LINE, SOUTH 16 DEGREES 44 MINUTES 00 SECONDS WEST 1855.13 FEET (DEED) TO AN EXISTING IRON PIN (5/8 INCH REBAR IN CONCRETE) ON THE SOUTH RIGHT OF WAY LINE OF INTERSTATE 70;

THENCE WITH THE SAID RIGHT OF WAY LINE, SOUTH 86 DEGREES 03 MINUTES 16 SECONDS WEST 188.83 FEET TO AN IRON PIN SET;

THENCE LEAVING THE SAID RIGHT OF WAY LINE, SOUTH 06 DEGREES 05 MINUTES 22 SECONDS WEST 259.59 FEET TO AN IRON PIN SET ON THE NORTH LINE OF A TRACT CONVEYED TO CECIL M. BROWNFIELD BY DEED RECORDED IN OFFICIAL RECORD VOLUME 2133, PAGE 722 OF THE MUSKINGUM COUNTY DEED RECORDS;

THENCE WITH THE SAID NORTH LINE, NORTH 72 DEGREES 38 MINUTES 11 SECONDS WEST 245.53 FEET TO AN IRON PIN SET AT THE NORTHWEST CORNER OF THE SAID BROWNFIELD TRACT;

THENCE LEAVING THE SAID BROWNFIELD TRACT AND WITH THE NORTH LINE OF A 1.32 ACRE TRACT CONVEYED TO KIM I. AND MARGARET E. MUDGETT (DEED VOLUME 1114, PAGE 574, NORTH 74 DEGREES 01 MINUTES 48 SECONDS WEST 37.65 FEET TO A POINT, SAID POINT BEING THE **PLACE OF BEGINNING** OF THIS EASEMENT;
5638 MUDGETT

51-30-03-71-001 B

Baseline Surveying, Inc.

Land Surveying and Construction Layout

3010 East Pike
Zanesville, OH 43701

Email: bei@rohio.com

Telephone (740) 453-4850
Fax (740) 450-1000

THENCE LEAVING THE SAID NORTH LINE AND TRAVERSING INTO THE ABOVE SAID 0.71 ACRE TRACT AND THE 1.32 ACRE TRACT (KIM I. AND MARGARET MUDGETT), SOUTH 83 DEGREES 24 MINUTES 12 SECONDS WEST 60.16 FEET TO A POINT;

THENCE WITH A CURVE TO THE LEFT HAVING A RADIUS OF 96.18 FEET, A DELTA ANGLE OF 52 DEGREES 03 MINUTES 47 SECONDS, A CHORD BEARING OF SOUTH 57 DEGREES 22 MINUTES 19 SECONDS WEST 84.42 FEET, AN ARC DISTANCE OF 87.39 FEET TO A POINT;

THENCE SOUTH 31 DEGREES 20 MINUTES 26 SECONDS WEST 43.62 FEET TO A POINT;

THENCE WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 98.42 FEET, A DELTA ANGLE OF 27 DEGREES 57 MINUTES 01 SECONDS, A CHORD BEARING OF SOUTH 45 DEGREES 18 MINUTES 56 SECONDS WEST 47.54 FEET, AN ARC DISTANCE OF 48.01 FEET TO A POINT;

THENCE SOUTH 59 DEGREES 17 MINUTES 26 SECONDS WEST 59.20 FEET TO A POINT ON THE NORTH LINE OF US ROUTE 40 (SOUTH LINE OF THE 1.32 ACRE TRACT);

THENCE WITH THE SAID US ROUTE 40 RIGHT OF WAY WITH A CURVE TO THE LEFT HAVING A RADIUS OF 2009.85 FEET, A DELTA ANGLE OF 1 DEGREES 42 MINUTES 15 SECONDS, A CHORD BEARING OF NORTH 70 DEGREES 30 MINUTES 40 SECONDS WEST 59.78 FEET, AN ARC DISTANCE OF 59.78 FEET TO A POINT;

THENCE LEAVING THE SAID RIGHT OF WAY LINE, NORTH 42 DEGREES 45 MINUTES 16 SECONDS EAST 14.31 FEET TO A POINT;

THENCE NORTH 59 DEGREES 17 MINUTES 26 SECONDS EAST 83.75 FEET TO A POINT;

THENCE WITH A CURVE TO THE LEFT HAVING A RADIUS OF 48.42 FEET, A DELTA ANGLE OF 27 DEGREES 57 MINUTES 01 SECONDS, A CHORD BEARING OF NORTH 45 DEGREES 18 MINUTES 56 SECONDS EAST 23.39 FEET, AN ARC DISTANCE OF 23.62 FEET TO A POINT;

THENCE NORTH 31 DEGREES 20 MINUTES 26 SECONDS EAST 43.62 FEET TO A POINT;

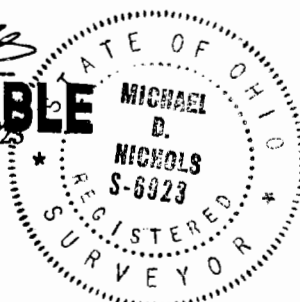
THENCE WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 146.18 FEET, A DELTA ANGLE OF 34 DEGREES 34 MINUTES 54 SECONDS, A CHORD BEARING OF NORTH 48 DEGREES 37 MINUTES 53 SECONDS EAST 86.89 FEET, AN ARC DISTANCE OF 88.23 FEET TO A POINT ON THE NORTH LINE OF THE SAID 1.32 ACRE TRACT (KIM I. AND MARGARET E. MUDGETT);

THENCE WITH THE SAID NORTH LINE, SOUTH 74 DEGREES 01 MINUTES 48 SECONDS EAST 112.70 FEET TO THE PLACE OF BEGINNING.

BEARINGS ARE BASED ON THE NORTH LINE OF THE PREVIOUS SURVEY OF 7.241 ACRES COMPLETED JANUARY 29, 1977 BY R. M. GRAVES PS 5792.

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 26TH DAY OF APRIL, 2013 FROM A FIELD SURVEY COMPLETED BY ME ON THE 22ND DAY OF APRIL, 2013.

OFFICE COPY
NOT RECORDABLE
MICHAEL D. NICHOLS
REGISTERED SURVEYOR 6923



DESCRIPTION
APPROVED
By: [Signature] 5/17/2013

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

5/17/13
Date

Fee Paid

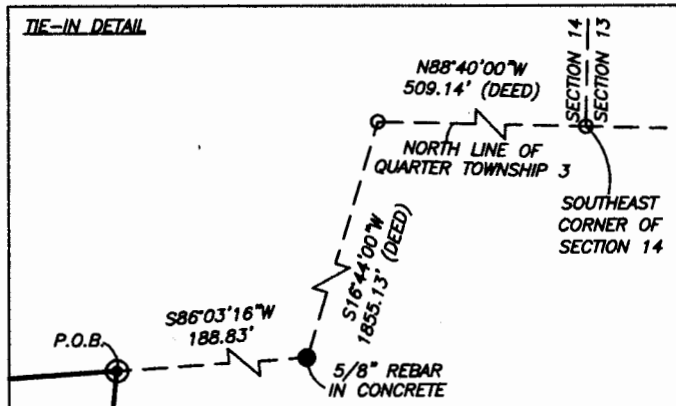
5638 MUDGETT

SURVEY FOR KIM MUDGETT

AUDITORS PARCEL NUMBER
51-51-30-03-71-000 (PART)

BEING A PART OF TRACTS CONVEYED TO KIM I. AND MARGARET E. MUDGETT IN DEED VOLUME 1114, PAGE 574 OF THE MUSKINGUM COUNTY DEED RECORDS, SITUATED IN QUARTER TOWNSHIP 3, TOWNSHIP 1, RANGE 6, OF THE UNITED STATES MILITARY LANDS, PERRY TOWNSHIP, MUSKINGUM COUNTY, OHIO.

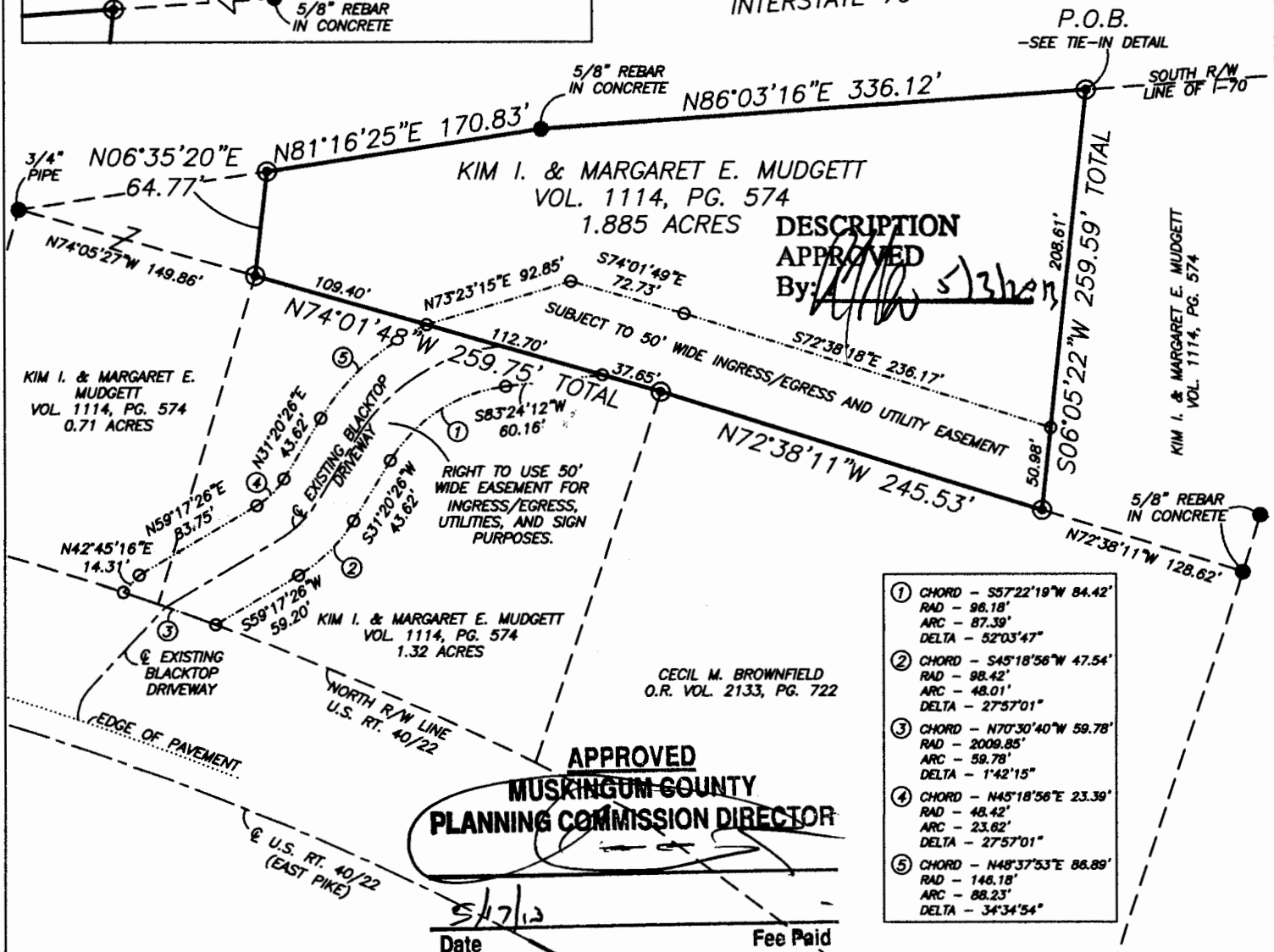
BEARINGS ARE BASED ON THE NORTH LINE OF A PREVIOUS SURVEY OF A 7.241 ACRES TRACT COMPLETED JAN. 29, 1977 BY R.M. GRAVES PS5792.

Approved For Transfer
On-Lot Sewage O.K.

Date 5/16/13

Zanesville-Muskingum Co.
Health Department

INTERSTATE 70



RESEARCH

DEEDS AS SHOWN
PREVIOUS SURVEY OF A 7.241 AC. TRACT
COMPLETED JAN. 29, 1977 BY R.M. GRAVES PS5792
PREVIOUS SURVEY OF A 0.431 AC. TRACT
COMPLETED DEC. 9, 2009 BY M.D. NICHOLS PS6923
PREVIOUS SURVEY OF A 0.492± AC. TRACT
COMPLETED AUG. 10, 2005 BY M.D. NICHOLS PS6923

LEGEND

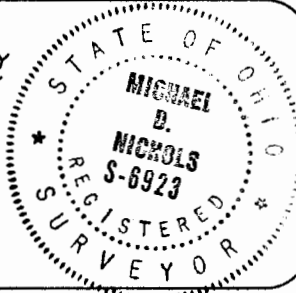
- EXISTING IRON PIN
- ⊙ IRON PIN SET (5/8" REBAR W/CAP)
- ANGLE POINTS

SCALE 1"=100'

0 50 100 200

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE ABOVE PLAT AND SURVEY TO BE CORRECT AS PREPARED BY ME, THIS 26th DAY OF APRIL, 2013, FROM A FIELD SURVEY COMPLETED THE 22nd DAY OF APRIL, 2013.

OFFICE COPY
NOT RECORDABLE
REGISTERED SURVEYOR #6923



THIS PROPERTY IS SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS, OR RESTRICTIONS, WHETHER RECORDED OR IMPLIED. THIS PLAT, PREPARED IN ACCORDANCE WITH CHAPTER 4733-37 OF THE ADMINISTRATIVE CODE, IS INTENDED FOR THE LEGAL TRANSFER OF THE PROPERTY SHOWN AND DOES NOT INTEND TO SHOW ANY OR ALL OF THE EASEMENTS, RIGHT OF WAYS, RESTRICTIONS OR ENCROACHMENTS UNLESS OTHERWISE INDICATED.

BASELINE SURVEYING, INC.

3010 EAST PIKE, ZANESVILLE, OHIO 43701

phone: 740-453-4850, fax: 740-450-1000, email: BE@rrhio.com

DRAWN BY: JWJ

DATE: 04-26-13

SCALE: 1"=100'

CHECKED BY: MDN

JOB NO: 5638

DRAWING NO: Z:\5638\5638.dwg