

Mark S. Hill, PEPS
2387 High Point Dr.
Zanesville, OH 43701

WEBER FAMILY INVESTMENTS
7.53 Acres
All of Parcel 51-63-09-5 7-000

Situated in the State of Ohio, County of Muskingum, Township of Perry.

Being the lands of Weber Family Investments as recorded in Official Record Deed Book 1078, Page 434 of the Records of Muskingum County, Ohio, situated in the Northeast Quarter of Quarter Township 3, Township 1 North, Range 6 West, United States Military Lands, and further described as follows:

Beginning at an iron pin found at the southeast corner of Lot 23 of Spring Valley Subdivision Phase I, Plat Book 17, Page 26, said point being the true point of beginning,

thence; along the east line of said Lot 23, North 23 degrees 50 minutes 36 seconds West 139.23 feet to an iron pin found,

thence; along the east line of Lot 24, of Spring Valley Subdivision Phase I, North 23 degrees 50 minutes 36 seconds West 111.87 feet to an iron pin found,

thence; along the east line of the lands of D.W. and P. K. Coen, Deed Book 1504, Page 73, North 32 degrees 53 minutes 35 seconds East 179.39 feet to an axle found,

thence; along the south line of the lands of Iva L. Graham, Deed Book 877, Page 3, South 88 degrees 11 minutes 31 seconds East 544.40 feet to an iron pin found,

thence; along the south line of the lands of D. Curtis and Amy M. Collins, Deed Book 1746, Page 830, South 88 degrees 11 minutes 31 seconds East 581.89 feet to an iron pin found,

thence; along the west line of Lot 33, of Spring Valley Subdivision Phase II, Plat Book 18, Page 17, South 25 degrees 21 minutes 16 seconds West 46.26 feet to a point in a sanitary sewer manhole, said point reference by an iron pin found in the west line of said Lot 33 bearing South 25 degrees 21 minutes 16 seconds West 10.00 feet,

thence; along the north line of Lot 34, of Spring Valley Subdivision Phase II, South 74 degrees 33 minutes 16 seconds West 277.67 feet to an iron pin found,

thence; along the north line of Lot 35, of Spring Valley Subdivision Phase II, South 74 degrees 33 minutes 16 seconds West 25.22 feet to an iron pin set,

thence; continuing along the north line of Lot 35, of Spring Valley Subdivision Phase II, South 67 degrees 20 minutes 57 seconds West 131.01 feet to an iron pin found disturbed,

thence; along the north line of Lot 36, of Spring Valley Subdivision Phase II, South 67 degrees 20 minutes 57 seconds West 115.00 feet to an iron pin found,

thence; along the north line of Lot 37, of Spring Valley Subdivision Phase II, South 67 degrees 20 minutes 57 seconds West 105.00 feet to a point, said point referenced by an iron pin found in the west line of said Lot 37 bearing South 22 degrees 46 minutes 49 seconds East 9.86 feet,

thence; along the north line of Lot 38, of Spring Valley Subdivision Phase II, South 67 degrees 20 minutes 57 seconds West 105.00 feet to an iron pin found,

thence; along the north line of Lot 39, of Spring Valley Subdivision Phase II, South 67 degrees 20 minutes 57 seconds West 324.56 feet to an iron pin found,

thence; along the north line of Lot 5, of Spring Valley Subdivision Phase II, South 71 degrees 54 minutes 59 seconds West 251.48 feet to an iron pin found,

thence; along the north line of Lot 4, of Spring Valley Subdivision Phase II, South 71 degrees 54 minutes 59 seconds West 40.81 feet to an iron pin found,

thence; continuing along the north line of Lot 4, of Spring Valley Subdivision Phase II, South 46 degrees 42 minutes 39 seconds West 61.67 feet to an iron pin found disturbed,

thence; along the east line of Lot 3, of Spring Valley Subdivision Phase II, North 14 degrees 17 minutes 58 seconds West 119.61 feet to an iron pin found,

thence; along the south line of Lot 23, of Spring Valley Subdivision Phase I, North 62 degrees 40 minutes 23 seconds East 112.75 feet to a point in a sanitary sewer manhole,

thence; continuing along the south line of Lot 23, of Spring Valley Subdivision Phase I, North 74 degrees 58 minutes 00 seconds East 10.00 feet to an iron pin set,

thence; continuing along the south line of Lot 23, of Spring Valley Subdivision Phase I, North 74 degrees 58 minutes 00 seconds East 158.35 feet to an iron pin found, said point being the true place of beginning, containing 7.53 acres, more or less.

Subject to all easements, right of ways, restrictions, and reservations of record and those that may be implied.

This description prepared by Mark S. Hill, PS # 7536, from August 1, 2007 survey.



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APPROVED FOR CLOSURE

EXEMPT FROM
PLANNING COMMISSION

PLAT OF SURVEY FOR WEBER FAMILY INVESTMENTS

STATE OF OHIO, MUSKINGUM COUNTY, PERRY TOWNSHIP, PART OF THE NORTHEAST QUARTER OF QUARTER TOWNSHIP 3, TOWNSHIP 1 NORTH, RANGE 6 WEST,
UNITED STATES MILITARY LANDS

EXEMPT FROM
PLANNING COMMISSION

APPROVED FOR CLOSURE

[Signature] 8/14/27

ALL OF PARCEL NO. : 51-63-09-57-000 ± 7.53 ACRES

IVA L. GRAHAM
OR 877-3

D. CURTIS & AMY M. COLLINS
OR 1746-830

SPRING VALLEY SUB.
PHASE ONE

D.W. & P.K. COEN
OR 1504-73

LOT 25

LOT 24

LOT 23

LOT 22

LOT 3

LOT 4

LOT 5

LOT 6

WEBER FAMILY INVESTMENTS
OR 1078-434
± 7.53 ACRES

SOUTHEAST CORNER OF
LOT 23, SPRING VALLEY SUB.
PHASE ONE
(PLAT BOOK 17, PAGE 26)

STONE SERVICE ROAD

LOT 40

BASIS OF BEARING:
BEARINGS SHOWN HEREON ARE BASED ON THE EAST
LINE OF LOTS 23 AND 24 OF SPRING VALLEY SUB.
PHASE ONE (PLAT BOOK 17, PAGE 26) AND BEING
NORTH 23 DEGREES 50 MINUTES 36 SECONDS WEST
MERIDIAN AND ARE USED TO DENOTE ANGLES ONLY.

PERTINENT DOCUMENTS AND SURVEYS USED:
1. DEED REFERENCES SHOWN
2. TAX MAPS
3. SURVEY RECORDS FOUND IN THE MUSKINGUM
COUNTY ENGINEERS OFFICE, ZANESVILLE, OHIO

LEGEND

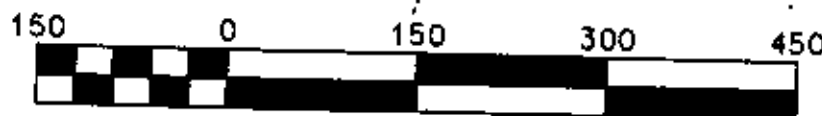
- IRON PIN SET 3/4"x30" W/ CAP MARKED IM S HILL S-7536
- IRON PIN FOUND
- AXLE FOUND
- POINT

PLANS PREPARED BY:
MARK HILL P.E., P.S.
2387 HIGH POINT DRIVE
ZANESVILLE, OH 43701
(740) 450-3490

I HEREBY CERTIFY THESE PLANS TO BE CORRECT



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DATE: 8/14/27



Scale 1" = 150'

NOTE:
THIS PARCEL IS BEING SOLD
TO AN ADJOINER (LOT 33).