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John W. Frank
OR 2671-118
+/- 2.00 Ac.

Situated in the State of Ohio, County of Muskingum, Township of Springfield, being part of the Northeast Quarter of Section 16, Township 16, Range 14, being part of the lands now owned by John W. Frank (OR 2671-118) of the Muskingum County Recorders Office and more particularly described as follows.

Beginning for reference at an iron pin found at the northeast corner of Section 16, thence S $51^{\circ}19'36''$ W a distance of 826.26 feet to a point in the center of Coopermill Road (CR-71) and the principal place of beginning;

thence with the center of said Coopermill Road the following four (4) courses:

1. on a curve to the right, having a radius of 420.67 feet, an arc distance of 254.85 feet and chord bearing S $39^{\circ}44'34''$ W a distance of 250.97 feet to a point;
2. S $61^{\circ}58'58''$ W a distance of 85.59 feet to a point;
3. S $65^{\circ}18'30''$ W a distance of 103.59 feet to a point;
4. S $65^{\circ}18'47''$ W a distance of 24.32 feet to a point;

thence leaving the center of said Coopermill Road and going through said Frank's lands the following three (3) courses:

1. N $10^{\circ}27'09''$ W a distance of 291.31 feet to an iron pin set, passing an iron pin set at 25.62 feet;
2. N $57^{\circ}49'28''$ E a distance of 135.12 feet to an iron pin set;
3. S $76^{\circ}07'21''$ E a distance of 299.45 feet to the place of beginning, passing an iron pin set at 276.62 feet, containing 2.00 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.

All iron pins set are 5/8 inch by 30 inch steel rebar with plastic identification caps marked MCPEEK PS8517.

The above described 2.00 acre parcel is based on a field survey made by Brian K. McPeek, PS 8517 of McPeek Land Surveying, LLC on May 14th, 2019.

Parcel No.

Part of: 62-43-02-02-000 (+/-2.00 Ac.)

OFFICE COPY
NOT RECORDABLE

Brian Kelly McPeek, PS 8517



5/21/19
Date

DESCRIPTION

APPROVED

By: Brian K. McPeek

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

5/21/19
Date

Fee Paid