

Z-Town Development Company, Ltd.
DR 1137-752
4.367 ac. Split

Situated in the State of Ohio, County of Muskingum, Township of Springfield, bounded and described as follows:

Being a part of the Northeast Quarter of Section 2, Township 15, Range 14, of the Congress Lands East of the Scioto River, and being part of the lands now owned by Z-Town Development Company, Ltd. as recorded in Muskingum County Deed Record 1137-752 and being more particularly described as follows:

Beginning at a PK nail set 105.00 feet right of US Rt. 22 centerline station 443+61.58, as designated on Muskingum County Plat Book 9, Page 4, from which an iron pin found capped Bowman #7135 bears South 72 degrees 59 minutes 15 seconds West 25.19 feet, said pin is 105.00 feet right of centerline station 443+36.39;

thence along the south right of way of US Rt. 22, North 72 degrees 59 minutes 15 seconds East 288.42 feet to an iron pin found capped Bowman #7135, passing an iron pin found capped Bowman #7135 at 25.18 feet;

thence along the west line of lands now owned by Jengh Real Estate Investments, LLC (OR 1834-147), South 22 degrees 56 minutes 07 seconds East 190.00 feet to an iron pin found capped Bowman #7135 on the southwest corner of said Jengh land;

thence through said Z-Town land, South 22 degrees 56 minutes 07 seconds East 437.77 feet to an iron pin set on the north line of lands now owned by Stor 'N Go, Ltd. (OR 2159-584), passing a disturbed iron pin found at 64.31 feet, from said iron pin set a disturbed iron pin found capped Boeshart #6512 bears South 85 degrees 55 minutes 53 seconds East 138.44 feet;

thence along the north line of said Stor 'N Go, North 85 degrees 55 minutes 53 seconds West 439.83 feet to a disturbed iron pin found on the southeast corner of lands now owned by HMCD, LLC (OR 2103-833) and the southwest of said Z-Town land, from which an iron pin found capped Boeshart #6512 bears North 85 degrees 55 minutes 53 seconds West 219.33 feet;

thence along the east line of said HMCD and lands now owned by DKVLVN, LLC (OR 2388-346), North 10 degrees 01 minutes 07 seconds West 469.71 feet to the place of beginning, containing 4.367 acres, more or less, subject to all easements and right of ways, written or implied.

Iron pins set are 5/8 inch diameter by 30 inch long rebar with plastic identification caps.

Bearings are based on Ohio State Plane Coordinate System, South Zone, NAD 83 as per GPS observations made September 24, 2021.

This description is written based on an actual field survey completed on September 24, 2021 by Timothy H. Linn, Reg. No. 7113.

OFFICE COPY

NOT RECORDABLE

Part of Parcel No.: 62-72-03-07-008 ±4.367 ac.

DESCRIPTION

APPROVED

By: *TL* 9/28/21

