

SURVEY FOR JIM MICHEL

AUDITOR'S PARCEL NUMBER
70-15-08-08-000 (PART - 13.898 AC.)

BEING A PART OF PARCEL TWO AS
CONVEYED TO 2330 CULBERTSON LLC IN
O.R. VOLUME 2920, PAGE 400 OF THE
MUSKINGUM COUNTY OFFICIAL RECORDS.
SITUATED IN THE NORTHEAST QUARTER OF
SECTION 8, TOWNSHIP 1, RANGE 7, OF THE
UNITED STATES MILITARY LANDS,
WASHINGTON TOWNSHIP, MUSKINGUM
COUNTY, OHIO.

BEARINGS ARE BASED ON OHIO STATE
PLANE COORDINATE SYSTEM 1983(2011),
OHIO SOUTH ZONE, GRID, DERIVED FROM A
GPS OBSERVATION.

70-11-01-08-000
2330 CULBERTSON LLC
O.R. VOL. 2920, PG. 400
PARCEL ONE

70-15-08-08-000 (PART)
2330 CULBERTSON LLC
O.R. VOL. 2920, PG. 400
PARCEL TWO
13.898 ACRES

LEGEND

- EXISTING IRON PIN
- ⊙ IRON PIN SET
(5/8" REBAR W/CAP)
- ANGLE POINTS
- ▲ STONE FOUND
- ▲ MAG NAIL SET
- AXLE FOUND

LOT 8
UNDERWOOD'S
SUBDIVISION
(P.B. A-0, PG. 55)

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

DATE

SCALE 1"=200'

0 100 200 400

RESEARCH

DEEDS AS SHOWN
PREVIOUS SURVEY OF A 27.037± AC. & A 25.5242 AC.
PARCEL COMPLETED NOV. 1988 BY E.R. DONAKER PS7142.
PREVIOUS SURVEY OF A 118.73 AC. PARCEL COMPLETED
JAN. 12, 2000 BY J.D. NEWCOME PS7321.
PREVIOUS SURVEY OF A 0.75 AC. PARCEL COMPLETED
APRIL 20, 2006 BY C.R. HARKNESS PS6885.
PREVIOUS SURVEY OF A 1.007.22± AC. PARCEL
COMPLETED FEB. 17, 1998 BY T.H. LINN PS7113.
PREVIOUS SURVEY OF A 0.380 AC. PARCEL COMPLETED
JULY 30, 1985 BY W.J. BIEDENBACH PS5718.
PREVIOUS SURVEY OF A 0.26± AC. PARCEL COMPLETED
SEPT. 2007 BY D.P. SWIERZ PS8062.
PREVIOUS SURVEY OF A 169.000 AC. PARCEL COMPLETED
DEC. 19, 2011 BY D.P. SWIERZ PS8062.
PREVIOUS SURVEY OF A 69.858 AC. PARCEL COMPLETED
OCT. 1986 BY P.C. FORSHEY PS6999.
PREVIOUS SURVEY OF A 1.00 AC. PARCEL COMPLETED FEB.
27, 2001 BY L.P. DINAN PS5451.
PREVIOUS SURVEY OF A 0.25 AC. PARCEL COMPLETED AUG.
14, 2001 BY L.P. DINAN PS5451.
PREVIOUS SURVEY OF A 0.75 AC. PARCEL COMPLETED FEB.
27, 2001 BY L.P. DINAN PS5451.
PREVIOUS SURVEY OF A 1.00± AC. PARCEL COMPLETED
SEPT. 12, 1990 BY T.H. LINN PS7113.
PREVIOUS SURVEY OF A 0.873 AC. PARCEL COMPLETED
MAY 20, 2005 BY T.E. SNYDER PS6651.
MUSKINGUM COUNTY GIS

LOT 7
UNDERWOOD'S
SUBDIVISION
(P.B. A-0, PG. 55)

70-13-02-01-000
JON MICHAEL HITTLE
O.R. VOL. 2005, PG. 45

70-15-08-08-000
2330 CULBERTSON LLC
O.R. VOL. 2920, PG. 400
PARCEL TWO

70-15-08-09-000
2330 CULBERTSON LLC
O.R. VOL. 2920, PG. 400
PARCEL FIVE

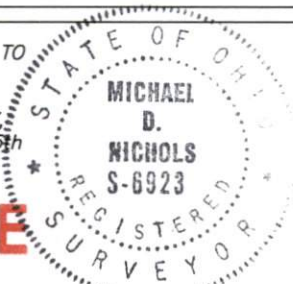
70-15-08-10-000
2330 CULBERTSON LLC
O.R. VOL. 2920, PG. 400
PARCEL THREE

DESCRIPTION
APPROVED

By: Michael D. Nichols

I, MICHAEL D. NICHOLS, HEREBY CERTIFY TO
THE BEST OF MY KNOWLEDGE AND BELIEF THE
ABOVE PLAT AND SURVEY TO BE CORRECT AS
PREPARED BY ME, THIS 12th DAY OF FEBRUARY,
2024, FROM A FIELD SURVEY COMPLETED THE 5th
DAY OF FEBRUARY, 2024.

MICHAEL D. NICHOLS
PROFESSIONAL SURVEYOR #6923



THIS PROPERTY IS SUBJECT TO ALL APPLICABLE
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, email: BEI@rohoio.com, www.BaselineSurveyingInc.com

DRAWN BY: JWL

DATE: 02-12-24

SCALE: 1"=200'

CHECKED BY: MDN

JOB NO: 6909

DRAWING NO:

Z: 6909\6909.dwg