

81-04-01-13-000



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**Roger Bruce Baughman & Sherry Lynn Baughman**  
**OR 2551-824, Parcel Two**  
**+/- 0.124 Acres**

Situated in the State of Ohio, County of Muskingum, City of Zanesville, being in the part of House Lot 111, Plat of Putnam, fka the Town of Springfield (PB A-O, Pg. 2) and all of the lands now owned by Roger Bruce Baughman & Sherry Lynn Baughman as recorded in OR 2551-824, Parcel Two of the Muskingum County Recorder's Office and more fully described as follows.

Beginning at a point on the southeast corner of said House Lot 111, being the west line of Muskingum Avenue (66'), thence with the west line of said Muskingum Avenue, N 02°23'05" W a distance of 35.64 feet to an iron pin set and the principal place of beginning;

Thence leaving the west line of said Muskingum Avenue and going with the north line of the lands now owned by Pattico, LLC (OR 2902-161), S 87°52'32" W a distance of 163.28 feet to an iron pin set on the east line of Stone Alley (16.5');

Thence with the east line of said Stone Alley, N 02°09'30" W a distance of 33.00 feet to an iron pin set on the south west corner of the land now owned by Roger Bruce Baughman & Sherry Lynn Baughman (OR 2551-824, Parcel One);

Thence with the common line of said Baughman's lands (OR 2551-824, Parcel One and Two), N 87°52'32" E a distance of 163.15 feet to an iron pin set on the west line of said Muskingum Avenue;

Thence with the west line of said Muskingum Avenue, S 02°23'05" E a distance of 33.00 feet to the place of beginning, containing 0.124 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 0.124 acre parcel is based on a field survey made by Brian K. McPeck, PS 8517 of McPeck Land Surveying, LLC on December 18<sup>th</sup>, 2020



Parcel No.

All of: 81-04-01-13-000 (+/- 0.124 Ac.)

DESCRIPTION

APPROVED

By: BK McPeck