

Re-Survey of 0.24 Acre Tract of Carl L. Mitzel(deceased)

Situated in the State of Ohio, County of Muskingum, City of Zanesville, 6th Ward, and being all of the lands owned by Carl L. Mitzel(deceased), as per OR 1935-449, and being more particularly described as follows:

Beginning for reference at a point on the southwest corner of Muskingum and Woodlawn Avenue's;

Thence across Muskingum Avenue(by deed), North 07 degrees 53 minutes 13 seconds West, 109.22 feet to an iron pipe found on the north line of said avenue;

Thence along said north line, North 45 degrees 26 minutes 09 seconds West, 61.04 feet to a point being the principal place of beginning, from which an iron pin found bears South 45 minutes 36 minutes 16 seconds West, 0.15 feet;

Thence continuing along said north line, North 45 degrees 26 minutes 09 seconds West, 63.00 feet to an existing building corner, and the southeast corner of lands presently owned by D. P. Mitzel(OR 2064-790);

Thence along the building line and D. P. Mitzels east line, North 45 degrees 04 minutes 14 seconds East, 164.38 feet to a point on the low water mark of the Muskingum River, passing the corner of a building at 80.51 feet, a point at 106.36 feet,(from which an iron pin bears South 44 degrees 23 minutes 29 seconds East, 1.05 feet), and the top of bank at 108.68 feet;

Thence along said low water mark, South 49 degrees 53 minutes 06 seconds East, 64.82 feet to a point on the northwest corner of lands presently owned by Z-Right Bank Limited(OR 1664-99);

Thence leaving said river and along the west line of said Z-Right lands, South 45 degrees 36 minutes 16 seconds West, 169.43 feet to the principal place of beginning, passing an iron pin found at 64.22 feet, containing 0.24 acres more or less.

The above described tract is subject to a twenty feet wide right of way for ingress and egress, and being more particularly described as follows;

Beginning for reference at a point on the southwest corner of Muskingum and Woodlawn Avenue's;

Thence across Muskingum Avenue(by deed), North 07 degrees 53 minutes 13 seconds West, 109.22 feet to an iron pipe found on the north line of said avenue;

Thence along said north line, North 45 degrees 26 minutes 09 seconds West, 61.04 feet to a point, from which an iron pin found bears South 45 minutes 36 minutes 16 seconds West, 0.15 feet;

Thence along the east line of the above described tract, North 45 degrees 36 minutes 16 seconds East, 85.21 feet to a point and the principal place of beginning;

Thence through said tract, North 44 degrees 23 minutes 29 seconds West, 63.80 feet to a point of the west line of said tract;

Thence along said west line, North 45 degrees 04 minutes 14 seconds East, 20.00 feet to a point;

Thence through said tract, South 44 degrees 23 minutes 29 seconds East, 63.99 feet to an iron pin found on the east line of said tract, and passing an iron pin found at 1.05 feet;

Thence along said east line South 45 degrees 36 minutes 16 seconds West, 20.00 feet to the principal place of beginning, containing 0.04 acres more or less.

Subject to all recorded legal easements and right of ways.

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

Bearings are based on the north line of Muskingum Avenue, being North 45 degrees 26 minutes 09 seconds West as per OR 1935-449.

This description is written based on a field survey completed on September 25, 2007 by Jack D. Newcome, Reg. No. 7321.

OFFICE COPY
NOT RECORDABLE

Jack D. Newcome, Reg. No. 7321

9-25-07
Date

PARCEL NO.

All of: 80-81-20-01-03-001 +-0.24 Acres



APPROVED FOR CLOSURE

A. H. B. 9/27/2007

EXEMPT FROM
PLANNING COMMISSION

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ALL 9/27/07

EXEMPT FROM
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ALL 9/27/07

D. P. Mitzel
OR 2084-790

Carl L. Mitzel
(deceased)
OR 1835-449
+- 0.84 Acres

Top of River Bank

House

Z-Right Bank Limited
OR 1864-89

Muskingum River

Muskingum Avenue
R/W 66'



Southwest Corner of
Muskingum Avenue and
Woodlawn Avenue

N 07°53'13"W
108.22'



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NOT RECORDABLE
Reg. Surveyor No. 7321

SITUATED IN:

State of Ohio, County of Muskingum, City of
Zanesville, 6th Ward, and being all the
lands owned by Carl L. Mitzel (deceased), as
per Official Record 1835-449.

BASIS OF BEARINGS

Bearings are based on the north line of
Muskingum Avenue, being North 40
degrees 25 minutes 09 seconds West, as
per OR 1835-449.

LEGEND

- △ Railroad Spike Set
- Iron Pin Found
- ⊞ Stone Found
- Stake Found
- Iron Pipe Found
- ▲ Railroad Spike Found
- Iron Pin Set, 1/2" rebar
- ⊞ Monument Found

REFERENCES

OR 1835-449
OR 1864-100
OR 2084-790

PARCEL NO.

All of: 80-81-80-01-03-001 +- 0.84 Acres

Newcome Surveying Company
6515 Ballard Road
Newport, Ohio
740-452-8798