

Survey Remainder of Kart Warz LLC Lands, South of West Main Street, Tract 5

Situated in the State of Ohio, County of Muskingum, City of Zanesville, and being all of Lot 103, and part of Vacated Albion Alley, of Charles C. Russell's Subdivision, as per Plat Book 2, Page 1, and being part of lands presently owned by Kart Warz LLC, as per Official Record 3058, Page 60, and being more particularly described as follows:

Beginning for reference and the principal place of beginning at an iron pin set at the Southeast corner of Lot 103, of Charles C. Russell's Subdivision, (Pl. Bk. 2, Pg.1);

Thence along the north line of lands presently owned by ADF, LLC, (OR 3051-540), and along the north lines of Lots 102, and 101, North 51 degrees 56 minutes 58 seconds West, 217.90 feet to an iron pin found, on the east line of Augusta Street, passing an iron pin found at 163.85 feet;

Thence along the east line of Augusta Street, North 39 degrees 10 minutes 39 seconds East, 100.55 feet to a point in the centerline of a vacated alley, from which an iron pin found bears North 24 degrees 14 minutes 03 seconds West, 0.28 feet;

Thence along the centerline of said vacated alley, and the south line of lands presently owned by Michele Bryan Wilson, and George E. Bryan, (DR 974-108), South 51 degrees 59 minutes 03 seconds East, 217.77 feet to a point on an extension of the east line of Lot 103, passing a point at 30.00 feet, from which an iron pin found bears South 82 degrees 32 minutes 20 seconds East, 0.29 feet;

Thence along the extension of said alley, and the east line of said Lot 103, South 39 degrees 05 minutes 52 seconds West, 100.67 feet to the principal place of beginning, passing an iron pin found at 8.25 feet, containing 0.50 acres, more or less, and being part of Auditor's Parcel Number, 83-26-02-09-000.

Subject to all legal recorded easements and right of ways.

Iron pins set are 5/8 inch rebars , 30 inches long, with plastic identification caps.

Bearings are based on the Ohio State Plane Coordinate System, NAD 83(2011), South Zone, Grid North, as per GPS observations.

This description is written based on a field survey completed December 23, 2021, by Jack D. Newcome, Reg. No. 7321.

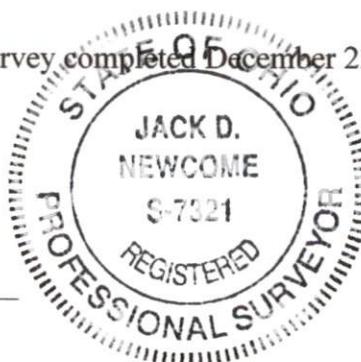
OFFICE COPY

NOT RECORDABLE

DESCRIPTION

APPROVED

By: Mrs. J. H. Hartz



4-25-22

Date

APPROVED BY CITY PLANNING COMMISSION,
ZANESVILLE, OHIO,
NO PLAT REQUIRED

[Signature] 6-22-22