SHEET 1 OF 1

SURVEY OF ACREAGE

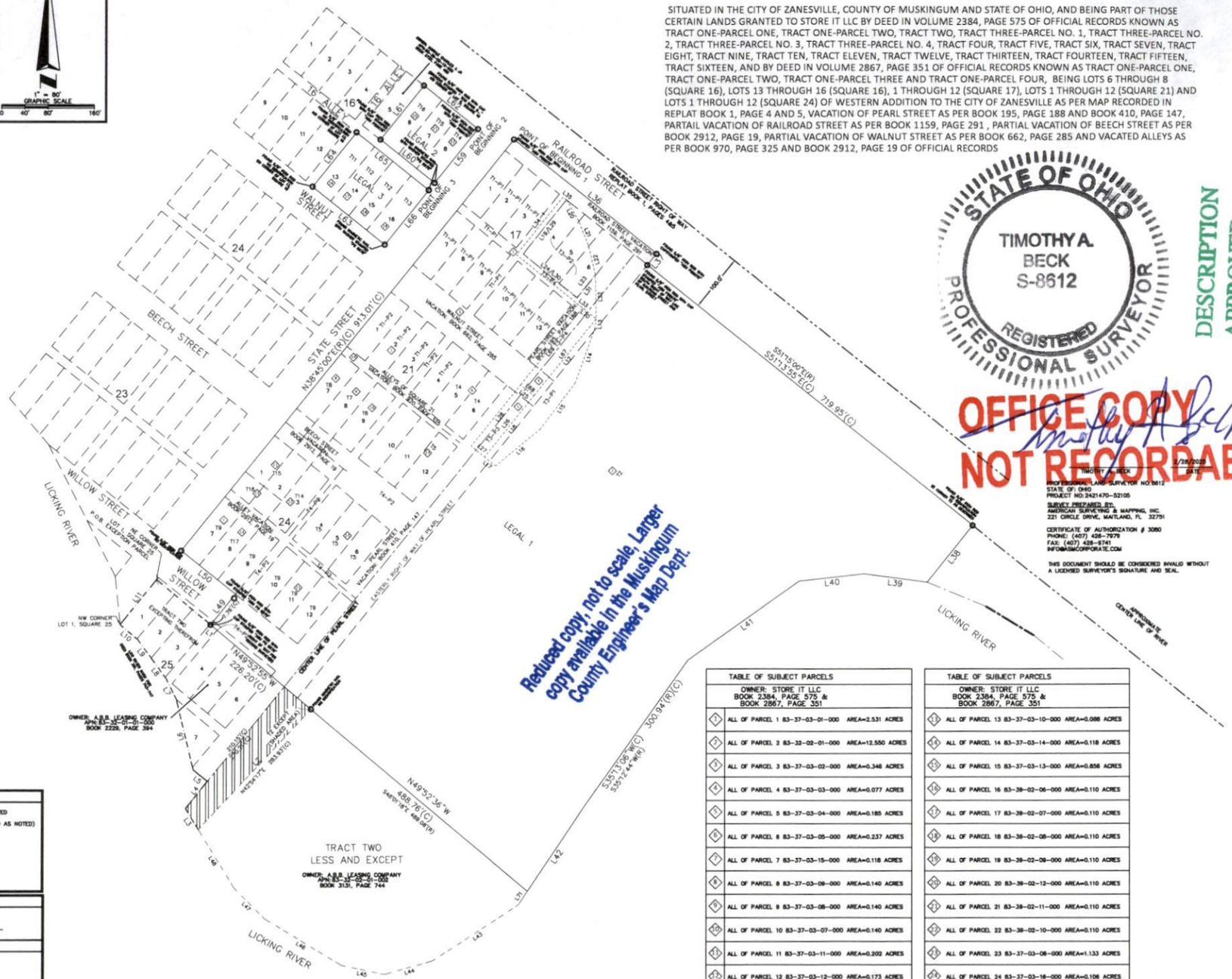
SITUATED IN THE CITY OF ZANESVILLE, COUNTY OF MUSKINGUM AND STATE OF OHIO, AND BEING PART OF THOSE CERTAIN LANDS GRANTED TO STORE IT LLC BY DEED IN VOLUME 2384, PAGE 575 OF OFFICIAL RECORDS KNOWN AS TRACT ONE-PARCEL ONE, TRACT ONE-PARCEL TWO, TRACT TWO, TRACT THREE-PARCEL NO. 1, TRACT THREE-PARCEL NO. 2, TRACT THREE-PARCEL NO. 3, TRACT THREE-PARCEL NO. 4, TRACT FOUR, TRACT FIVE, TRACT SIX, TRACT SEVEN, TRACT EIGHT, TRACT NINE, TRACT TEN, TRACT ELEVEN, TRACT TWELVE, TRACT THIRTEEN, TRACT FOURTEEN, TRACT FIFTEEN, TRACT SIXTEEN, AND BY DEED IN VOLUME 2867, PAGE 351 OF OFFICIAL RECORDS KNOWN AS TRACT ONE-PARCEL ONE, TRACT ONE-PARCEL TWO, TRACT ONE-PARCEL THREE AND TRACT ONE-PARCEL FOUR, BEING LOTS 6 THROUGH 8 (SQUARE 16), LOTS 13 THROUGH 16 (SQUARE 16), 1 THROUGH 12 (SQUARE 17), LOTS 1 THROUGH 12 (SQUARE 21) AND LOTS 1 THROUGH 12 (SQUARE 24) OF WESTERN ADDITION TO THE CITY OF ZANESVILLE AS PER MAP RECORDED IN REPLAT BOOK 1, PAGE 4 AND 5, VACATION OF PEARL STREET AS PER BOOK 195, PAGE 188 AND BOOK 410, PAGE 147, PARTAIL VACATION OF RAILROAD STREET AS PER BOOK 1159, PAGE 291 , PARTIAL VACATION OF BEECH STREET AS PER BOOK 2912, PAGE 19, PARTIAL VACATION OF WALNUT STREET AS PER BOOK 662, PAGE 285 AND VACATED ALLEYS AS PER BOOK 970, PAGE 325 AND BOOK 2912, PAGE 19 OF OFFICIAL RECORDS

LINE TABLE(R)(C)		
LINE #	DIRECTION	LENGTH
L1(R)	S49°55'07"E	346.93'
(C)	S49°54'51"E	
L2	S42°54'50"W	283.88'
(C)	S42°55'06"W	
L3	N31°20'40"W	41.66'
(C)	N31°20'24"W	
L4	N38°41'53"E	60.06'
(C)	N38°42'09"E	
L5	N51°15'00"W	31.07'
(C)	N51°14'44"W	
L6	N13°31'46"W	126.39'
(C)	N13°31'32"W	
L7	N26°12'11"W	39.69'
(C)	N26°11'55"W	
L8	N35°57'50"W	41.47'
(C)	N35°57'34"W	
L9	N35°57'50"W	41.47'
(C)	N35°57'34"W	
L10	N49°52'48"W	40.01'
(C)	N49°52'32"W	
L11	N38°45'00"E	100.00'
(C)	N38°45'16"E	
L12	N38°45'00"E	171.03'
L13	S07°55'00"W	17.29'
L14	S19°33'00"W	100.00'
L15	S37°06'00"W	100.00'
L16	S50°29'00"W	100.00'
L17	N51°15'00"W	24.52'
L18	N38°45'00"E	136.00'
L19	N38°45'00"E	120.00'
L20	S29°40'00"E	43.01'
L21	S21°46'00"E	45.95'
L22	S13°08'00"E	50.84'
L23	S38°45'00"W	50.17'
L24	N51°15'00"W	120.00'
L25	S51°15'00"E	30.00'
L26	S38°45'00"W	136.00'
L27	N51°15'00"W	30.00'
L28	N38°45'00"E	136.00'
L29	S38°45'00"W	120.00'
L30	S51°15'00"E	120.00'
L31	N38°45'00"E	50.17'
L32	S01°22'00"E	76.10'
L33	N51°15'00"W	177.04'
L34	N38°45'00"E	128.00'
L35	S51°15'00"E	8.00'

LINE TABLE(R)(C)		
LINE #	DIRECTION	LENGTH
L36	S51°18'22"E(C)	316.00'(C)
L37	S38°45'00"W(C)	25.00'(C)
L38	S38°45'22"W(C) S38°45'00"W(R)	126.41' (R)(C)
L39	N82°22'45"W(C) N82°22'07"W(R)	109.07' (R)(C)
L40	S83°36'02"W(C) S83°35'40"W(R)	112.91 (R)(C)
L41	S54°24'28"W(C) S54°24'06"W(R)	234.74' (R)(C)
L42	S33°35'22"W(C) S33°35'00"W(R)	185.03' (C)
L43	S56°57'22"W(C) S56°57'00"W(R)	176.41' (R)(C)
L44	S73°56'28"W(C) S73°56'06"W(R)	85.98' (R)(C)
L45	N77°58'51"W(C) N77°59'13"W(R)	75.41' (R)(C)
L46	N56°50'03"W(C) N56°50'25"W(R)	155.43' (R)(C)
L47	N44°39'57"W(C) N44°40'19"W(R)	73.67' (R)(C)
L48	N31°17'11"W(C)	119.70'(C)
L49	N38°45'00"E(C)	88.10'(C) 60.00'(R)
L50	N51°12'10"W(C)	120.00'(C)
L59	S38°45'00"W(R)	119.66'(C)
L60	N51°12'13"W(C)	120.00'(C)
L61	N38°45'00"E(C)	119.66'(C)
L62	S51°12'13"E(C)	120.00'(C)
L63	N51°12'13"W(C)	160.00'(C)
L64	N38°42'35"E(C)	120.93'(C)
L65	S51°12'13"E(C)	160.09'(C)
L66	S38°45'00"W(R)	120.93'(C)
L67	S38°45'00"W(R)	171.03'(C)
L68	N51°15'00"W(C)	30.00'(C)
L69	N38°45'00"E(R)	188.00'(C)
L70	S51°15'00"E(C)	19.00'(C)
L71	S33°35'22"W(C) S33°35'00"W(R)	28.64' (C)

NORTH ARROW & SCALE

1" = 80'
GRAPHIC SCALE
0 40' 80' 160'



STATE OF OHIO
TIMOTHY A. BECK
S-8612
REGISTERED
PROFESSIONAL SURVEYOR

DESCRIPTION APPROVED
By: D.M. Barnhard
3-6-2025

OFFICE COPY
NOT RECORDABLE

TIMOTHY A. BECK 3/26/2025
PROFESSIONAL LAND SURVEYOR NO.8612 DATE
STATE OF: OHIO
PROJECT NO: 2421470-52105

SURVEY PREPARED BY:
AMERICAN SURVEYING & MAPPING, INC.
221 CIRCLE DRIVE, MAITLAND, FL 32751

CERTIFICATE OF AUTHORIZATION # 3080
PHONE: (407) 426-7979
FAX: (407) 428-9741
INFO@ASMCORPORATE.COM

THIS DOCUMENT SHOULD BE CONSIDERED INVALID WITHOUT A LICENSED SURVEYOR'S SIGNATURE AND SEAL.

TABLE OF SUBJECT PARCELS	
OWNER: STORE IT LLC BOOK 2384, PAGE 575 & BOOK 2867, PAGE 351	
1	ALL OF PARCEL 1 B3-37-03-01-000 AREA=2.531 ACRES
2	ALL OF PARCEL 2 B3-32-02-01-000 AREA=12.550 ACRES
3	ALL OF PARCEL 3 B3-37-03-02-000 AREA=0.346 ACRES
4	ALL OF PARCEL 4 B3-37-03-03-000 AREA=0.077 ACRES
5	ALL OF PARCEL 5 B3-37-03-04-000 AREA=0.185 ACRES
6	ALL OF PARCEL 6 B3-37-03-05-000 AREA=0.237 ACRES
7	ALL OF PARCEL 7 B3-37-03-15-000 AREA=0.118 ACRES
8	ALL OF PARCEL 8 B3-37-03-09-000 AREA=0.140 ACRES
9	ALL OF PARCEL 9 B3-37-03-08-000 AREA=0.140 ACRES
10	ALL OF PARCEL 10 B3-37-03-07-000 AREA=0.140 ACRES
11	ALL OF PARCEL 11 B3-37-03-11-000 AREA=0.202 ACRES
12	ALL OF PARCEL 12 B3-37-03-12-000 AREA=0.173 ACRES

TABLE OF SUBJECT PARCELS	
OWNER: STORE IT LLC BOOK 2384, PAGE 575 & BOOK 2867, PAGE 351	
13	ALL OF PARCEL 13 B3-37-03-10-000 AREA=0.088 ACRES
14	ALL OF PARCEL 14 B3-37-03-14-000 AREA=0.118 ACRES
15	ALL OF PARCEL 15 B3-37-03-13-000 AREA=0.858 ACRES
16	ALL OF PARCEL 16 B3-39-02-06-000 AREA=0.110 ACRES
17	ALL OF PARCEL 17 B3-39-02-07-000 AREA=0.110 ACRES
18	ALL OF PARCEL 18 B3-39-02-08-000 AREA=0.110 ACRES
19	ALL OF PARCEL 19 B3-39-02-09-000 AREA=0.110 ACRES
20	ALL OF PARCEL 20 B3-39-02-12-000 AREA=0.110 ACRES
21	ALL OF PARCEL 21 B3-39-02-11-000 AREA=0.110 ACRES
22	ALL OF PARCEL 22 B3-39-02-10-000 AREA=0.110 ACRES
23	ALL OF PARCEL 23 B3-37-03-06-000 AREA=1.133 ACRES
24	ALL OF PARCEL 24 B3-37-03-16-000 AREA=0.106 ACRES

LEGEND AND ABBREVIATIONS

(C) CALCULATED DATA
(D) BOOK 3131, PAGES 743-747
(M) FIELD MEASURED DATA
NO. NUMBER
POB POINT OF BEGINNING
POC POINT OF COMMENCEMENT
(R) RECORD DESCRIPTION
Tø VESTING DEED TRACT NUMBER

O RECOVERED MONUMENT AS NOTED
PLATTED CENTERLINE (VACATED AS NOTED)
PLATTED LOT LINE
PLATTED RIGHT OF WAY LINE
ADJOINING PARCEL LINE
BOUNDARY LINE

LAND AREA

SOUTHEAST PARCEL	(LEGAL 1):	833,740± SQUARE FEET	19.140± ACRES
NORTHWEST PARCEL A	(LEGAL 2):	14,360± SQUARE FEET	0.330± ACRES
NORTHWEST PARCEL B	(LEGAL 3):	19,354± SQUARE FEET	0.440± ACRES
TOTAL AREA:		893,828± SQUARE FEET	19.910± ACRES

BEARING BASIS

BEARINGS SHOWN HEREON ARE BASED ON SOUTHEASTERLY RIGHT OF WAY LINE OF STATE STREET, WHICH BEARS NORTH 38°45'00" EAST, PER REPLAT OF WESTERN ADDITION BOOK 1, PAGES 4 AND 5.

SURVEY OF ACREAGE
120 STATE STREET
MUSKINGUM COUNTY ZANESVILLE, OHIO

AMERICAN SURVEYING & MAPPING, INC.
NDDS NATIONWIDE DOT CERTIFICATE SERVICES
221 Circle Drive Maitland, FL 32751 Phone (407) 426-7979 info@asmcorporate.com