



## Linn Engineering, Inc.

*Civil Engineering Consultants*

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C & L Investments, Inc.

Tract Two

1.70 Acre

Situated in the State of Ohio, County of Muskingum, City of Zanesville, bounded and described as follows:

Being a part of Lot 1 of Heritage Hills Plat 1, as designated and delineated on Muskingum County Plat Book 14, Page 36, a part of lands now or formerly known as Wyndemere Mesa Business Center, as designated and delineated on Muskingum County Plat Book 15, Page 114 and also being a part of lands now owned by C & L Investments, Inc. as recorded in Muskingum County Official Records 1830-140 and 1830-142, and being more particularly described as follows:

Beginning for reference at an iron pin set on the right of way of Cliff Hanger Way (formerly Wyndemere Way) as the same is designated and delineated in Muskingum County Plat Book 16, Page 43, said iron pin set also being on the northeast corner of lands now owned by C & L Investments (OR 1830-142);

thence along the east line of C & L Investments' land South 14 degrees 40 minutes 00 seconds East 90.50 feet to an iron pin set and the principal place of beginning;

thence continuing along said C & L Investments' east line South 14 degrees 40 minutes 00 seconds East 148.84 feet to an iron pin set;

thence through said C & L Investments' land the following two courses:

- 1) South 75 degrees 20 minutes 01 seconds West 62.39 feet to a PK nail set;
- 2) South 13 degrees 45 minutes 24 seconds West 257.60 feet to an iron pin set on the east line of lands now owned by Ray Thomas Lumbertown, Inc. (DR 930-271);

thence along Lumbertown's east line the following two courses:

- 1) North 46 degrees 39 minutes 16 seconds West 218.93 feet to a PK nail set;
- 2) North 14 degrees 30 minutes 33 seconds West 166.99 feet to an iron pipe found;
- 3) North 14 degrees 43 minutes 08 seconds West 22.44 feet to an iron pin set;

thence through said C & L Investments' land North 75 degrees 16 minutes 52 seconds East 300.54 feet to the principal place of beginning,

containing 1.70 acres, more or less, subject to all legal road right of ways and applicable easements, written or implied.

The above described tract is subject to the following ENCUMBERING AND AUGMENTING EASEMENT for the purposes of ingress and egress, and being more particularly described as follows:

Beginning for reference at an iron pin found on the right of way of Cliff Hanger Way (formerly Wyndemere Way) as the same is designated and delineated in Muskingum County Plat Book 16, Page 43, said iron pin set also being on the northeast corner of lands now