

17-73-03-01-006

DEED DESCRIPTION
2.15 ACRES {split}
KENNETH P. and LISA M. NUTTER PROPERTY {part}
AUDITOR'S PARCEL #17-73-03-01-001 {part}

BEING A PART OF QUARTER TOWNSHIP 4, TOWNSHIP 1 NORTH, RANGE 8 WEST, FALLS TOWNSHIP, MUSKINGUM COUNTY, OHIO [ALSO BEING A PART OF A 8.33 ACRES +/- TRACT OF THE PROPERTY OF KENNETH P. and LISA M. NUTTER OF OFFICIAL RECORD BOOK 2809, PAGE 636 OF THE MUSKINGUM COUNTY RECORDER] AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING, FOR REFERENCE, AT AN EXISTING, SQUARE, CONCRETE POST (5 INCH BY 5 INCH, 4 FEET TALL) MARKING THE NORTHEAST CORNER OF LOT 11 OF FIVE OAKS SUBDIVISION OF PLAT BOOK 4, PAGE 84;

THENCE S 80° 20' 42" E 309.99 FEET TO AN EXISTING IRON PIN IN THE SOUTHEAST CORNER OF THE PROPERTY OF JOHN D. and SHARON L. ZIGO, TRUST OF OFFICIAL RECORD BOOK 1662, PAGE 578;

THENCE S 73° 20' 51" E 36.75 FEET TO AN EXISTING, SQUARE, CONCRETE POST (5 INCH BY 5 INCH, 4 FEET TALL);

THENCE S 84° 29' 57" E 206.34 FEET TO AN EXISTING, 1.5 INCH DIAMETER, AXLE;

THENCE N 5° 05' 00" E 475.87 FEET TO AN IRON PIN SET IN THE WEST BOUNDARY OF THE PROPERTY OF STEVEN E. and KATHERINE L. ERVIN OF OFFICIAL RECORD BOOK 2700, PAGE 223 AND THE **PRINCIPAL PLACE OF BEGINNING** OF THIS, SUBJECT, "2.15 ACRES PARCEL" TO BE DESCRIBED, PASSING AN IRON PIN SET AT 383.52 FEET;

THENCE, LEAVING SAID "ERVIN" PROPERTY, N 72° 11' 08" W 415.01 FEET TO A POINT IN THE EAST BOUNDARY OF THE PROPERTY OF WILLIAM E. and SHERRY LEE ROGERS OF OFFICIAL RECORD BOOK 1832, PAGE 773 AND IN, ASPHALT SURFACED, MUSSELMAN DRIVE [A.K.A. TOWNSHIP ROAD 473], PASSING IRON PINS SET AT 163.66 FEET AND 380.93 FEET;

THENCE N 22° 40' 28" E 182.08 FEET, ALONG "MUSSELMAN DRIVE", TO A POINT {THE NORTHEAST CORNER OF SAID "WILLIAM E. and SHERRY LEE ROGERS" PROPERTY} { SAID "POINT" ALSO BEING THE SOUTHEAST CORNER OF THE PROPERTY OF JOHN C. ANTONETZ OF OFFICIAL RECORD BOOK 2176, PAGE 808 };

THENCE N 24° 42' 03" E 29.57 FEET, ALONG "MUSSELMAN DRIVE" AND IN SAID "ANTONETZ" BOUNDARY, TO A POINT;