

**DESCRIPTION OF SURVEY FOR OHIO FRANKLIN REALTY, LLC  
JOB#2800 Meigs Township Section 4 ODNR**

- #29- **THENCE with a curve to the left having, a chord bearing South 37 degrees 33 minutes 30 seconds East 93.05 feet, a radius of 380.00 feet, and arc length of 93.28 feet continuing along said road and through said property to the unmarked intersection with Surgargrove Road (County Road 97), further being a corner of said Clawson property;**
- #30- **THENCE South 51 degrees 08 minutes 18 seconds West 158.75 feet along Surgargrove Road and Clawson property to an unmarked point;**
- #31- **THENCE South 52 degrees 32 minutes 51 seconds West 170.39 feet continuing along said road and property to an unmarked corner of the David H Clawson property recorded in Official Record Volume 2899, Page 692, from which an iron pin (found capped McPeek) on the common line for said Clawson properties bears for reference South 39 degrees 34 minutes 23 seconds West 18.47 feet;**
- #32- **THENCE South 50 degrees 44 minutes 45 seconds West 355.19 feet continuing along said road and second referenced Clawson property to an unmarked point on the common line for Sections 4 and 9;**
- #33- **THENCE North 86 degrees 52 minutes 13 seconds West 116.73 feet leaving said road, along said Section line, and through said Ohio Franklin Realty, LLC property to the place of beginning, containing 219.47 acres, of which 4.28 acres are within the right of ways for Rural Dale Road (County Road 31), State Route 284 (Big Muskie Drive), and State Route 340 (Cumberland Road), excepting 0.27 acres being the Gray Television Group, Inc. and the Benedeck Broadcasting Corporation property recorded in Deed Book Volume 824, Page 273 and Official Record Volume 2450, Page 706 more particularly described below.**

**EXCEPTING THE FOLLOWING PARCEL**

Commencing at an iron pin (found capped McPeek) at common corner for Sections 4, 5, 8, and 9 of said Meigs Township, and said Township and Range of said Congress Lands;

- TIE-1 THENCE North 02 degrees 17 minutes 58 seconds East 2364.87 feet along the common line for Sections 4 and 5 to an iron pin (found) on the South line of Bruner-Gallogy Subdivision recorded in Plat Book 17, Page 149;**
- TIE-2 THENCE South 38 degrees 06 minutes 25 seconds East 1888.58 feet into Section 4 crossing the above described 219.47 acre parcel to an iron pin (found capped Linn) at a corner of said exception and place of beginning for the property herein intended to be described;**
- #1- THENCE North 36 degrees 07 minutes 37 seconds East 242.86 feet along said exception and within the roadbed of Tower Road (Township Road 61) to an iron pin (found capped Linn) at a corner of said exception, passing the termination point of said road at 154 feet;**
- #2- THENCE South 37 degrees 18 minutes 39 seconds East 99.29 feet continuing along said exception to an iron pin (set);**
- #3- THENCE South 60 degrees 02 minutes 52 seconds West 234.71 feet continuing along said exception to the place of beginning, passing an iron pin (found 1" rebar) at 205.36 feet, containing 0.27 acres.**

The bearings and distances within this description are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations. See Plat for META Data.

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed in March 2022 in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe any apparent easements nor easements of record, unless otherwise indicated.



**OFFICE COPY**  
**NOT RECORDABLE**  
Charles R. Harkness PLS #6885

DESCRIPTION  
APPROVED

By: *[Signature]*