

### DESCRIPTION FOR A 0.515 ACRE TRACT

Situated in the State of Ohio, County of Muskingum, being all of Lots 64 & 65 of the Village of Roseville (Plat Book 2, Page 3), and being a part of that 1.023 acre tract (Parcel Number 13-20-05-18-000) as conveyed to Village of Roseville as recorded in Deed Volume 2869, Page 923, all references being to those of record in the Recorder's Office, Muskingum County, Ohio, said 0.515 acre tract being more particularly bounded and described as follows:

Beginning at a 5/8-inch iron pin found with an illegible cap at the northwesterly corner of said Lot 65, also being the intersection of the easterly right of way line of Potter's Lane and the southerly right of way line of an unnamed 12-foot alley;

Thence along the northerly line of said Lot 65 and the southerly line of said alley, **South 86° 35' 25" East, 165.00 feet** to an iron pin set at the northeasterly line of said Lot 65, also being in the westerly line of a 0.357 acre tract conveyed to Village of Roseville in Deed Volume 2869, Page 923;

Thence along the easterly lines of said Lots 65 and 64, and the westerly line of said 0.357 acre tract, **South 2° 42' 35" West, 135.99 feet** to an iron pin set at the southeasterly corner of said Lot 64;

Thence along the southerly line of said Lot 64, **North 86° 35' 25" West**, passing over a 3/4-inch iron pipe found at 1.94 feet, a total distance of **165.00 feet** to an iron pin set at the southwesterly corner of said Lot 64, also being in the easterly right of way line of Potter's Lane;

Thence along the westerly lines of said Lots 64 and 65, and along the easterly right of way line of Potter's Lane, **North 2° 42' 35" East, 135.99 feet** to the Point of Beginning and containing 0.515 acres, part of Parcel Number 13-20-05-18-000, more or less, according to a survey made by Hull & Associates in January of 2020.

The bearings in the above description are based on the Ohio State Plane Coordinates System, South Zone, NAD83.

All iron pins set are 5/8-inch diameter rebar by 30-inch length with red identification caps marked "HULL, 8283".