



S.A. ENGLAND SURVEYING

Professional Land Surveying
P.O. Box 1770
Buckeye Lake, Ohio 43008



E-mail: www.surveyohio.com

Phone: 740-323-0644

Fax: 740-323-0272

Ohio Phone: 1-800-551-5844

Legal Description

Tract 12: 6.026 Acres

Part Countrytyme Land Specialists, Ltd. Parcel: O.R. Book 2439, Page 798

Situated in the Township of Meigs, County of Muskingum, State of Ohio, and being a part of Section 16 & Section 17, Township 12N, Range 11W, of the Congress Lands East of the Scioto River, and being more particularly described as follows;

Being a Survey of a part of an 84.89 Acre parcel conveyed to Countrytyme Land Specialists, Ltd., as recorded in O.R. Book 2834, Page 124, in the Muskingum County Deed Records, also being part of Auditor's P.P.N. 40-50-16-01-001 & part P.P.N. 40-40-17-01-001, and further described as follows;

Commencing for reference at a 5/8" o.d. iron pin found marking the Southeast corner of Section 17, the same being the Southwest corner of Section 16, and being common corners to Section 20 & Section 21, being on the South line of said 84.89 Acre parcel conveyed to Countrytyme Land Specialists, Ltd., of which this description is a part, also being on the North line of a parcel conveyed to David & Theresa Mell Erickson, as recorded in O.R. Book 2439, Page 798, being the Northwest corner of a parcel conveyed to Matt & Andrea Carpenter, as recorded in O.R. Book 2788, Page 313, and being the **PRINCIPAL PLACE OF BEGINNING** of the **6.026 Acre parcel** herein to be described;

Thence, **N 87°05'21" W 418.40 feet** with the South line of Section 17 and said 84.89 Acre parcel of which this description is a part, the same being the North line of Section 20 and said parcel conveyed to Erickson, to an iron pin set;

Thence with a line across said 84.89 Acre parcel of which this description is a part, with the following two (2) courses and distances:

- 1) **N 00°56'38" E 317.26 feet** to an iron pin set;
- 2) **S 88°27'22" E 854.53 feet** to the East line thereof in the centerline of High Hill Road (CR 59), passing over the line between Section 17 & Section 16 at 425.25 feet, and passing over an iron pin set at 824.52 feet;

Thence with the centerline of High Hill Road, the same being the East line of said 84.89 Acre parcel of which this description is a part, with the following four (4) courses and distances:

- 1) With a curve to the right (Radius = 188.75 feet, arc length 90.93 feet, Delta Angle 27°36'10") with a chord Bearing **S 16°50'56" W 90.06 feet** to an angle point: a 5/8" iron pin capped "CR Harkness #6885" found Bears **S 60°43'59" E 23.03 feet**;
- 2) **S 30°39'03" W 30.86 feet** to a point of curvature
- 3) With a curve to the left (Radius = 292.60 feet, arc length 190.27 feet, Delta Angle 37°15'32") with a chord Bearing **S 12°01'19" W 186.94 feet** to an angle point;
- 4) **S 06°36'25" E 37.27 feet** to the South line of Section 16 and said 84.89 Acre parcel of which this description is a part, and being on the North line of Section 20 and said parcel conveyed to Carpenter;