

02-50-1818-003

**Ohio Franklin Realty, LLC
Official Record 2568-616
Exhibit A-1
Tract 34, Parcel Two
(OPC Parcel ID 159-100)**

**2018 Auction: Tract 5
+/- 94.358 ac.**

Situated in the State of Ohio, County of Muskingum, Township of Adams, and being a part of the Southeast Quarter of Section 18, Township 3, Range 6, United States Military Lands, and being a part of lands now owned by Ohio Franklin Realty, LLC as described in Muskingum County Official Record 2568, Page 616, Exhibit A-1, Tract 34, Parcel Two, and being more particularly described as follows:

Beginning for reference at the southeast corner of Section 18;

thence along the east line of Section 18, North 02 degrees 25 minutes 02 seconds East 781.84 feet to an iron pin set and the principal place of beginning, passing an iron pin found at 30.00 feet;

thence through said Ohio Franklin Realty lands, North 87 degrees 48 minutes 52 seconds West 866.50 feet to an iron pin set, passing an iron pin set at 433.25 feet;

thence continuing through said Ohio Franklin Realty lands, North 87 degrees 48 minutes 52 seconds West 703.52 feet to the centerline of Symmes Creek Road, passing iron pins set at 357.71 feet and 678.52 feet;

thence along the centerline of Symmes Creek Road the following sixteen courses:

- 1) North 01 degrees 39 minutes 04 seconds East 39.36 feet;
- 2) North 07 degrees 07 minutes 47 seconds West 101.61 feet;
- 3) North 20 degrees 06 minutes 09 seconds West 104.62 feet;
- 4) North 28 degrees 33 minutes 26 seconds West 98.84 feet;
- 5) North 35 degrees 05 minutes 27 seconds West 55.95 feet;
- 6) North 37 degrees 37 minutes 40 seconds West 240.46 feet;
- 7) North 36 degrees 33 minutes 14 seconds West 222.48 feet;
- 8) North 32 degrees 17 minutes 21 seconds West 135.45 feet;
- 9) North 37 degrees 36 minutes 28 seconds West 103.97 feet;
- 10) North 43 degrees 56 minutes 15 seconds West 97.80 feet;
- 11) North 52 degrees 01 minutes 16 seconds West 99.25 feet;
- 12) North 70 degrees 49 minutes 29 seconds West 113.53 feet;
- 13) North 81 degrees 51 minutes 16 seconds West 102.43 feet;
- 14) North 77 degrees 24 minutes 46 seconds West 65.29 feet;
- 15) North 70 degrees 56 minutes 31 seconds West 65.77 feet;
- 16) North 65 degrees 05 minutes 06 seconds West 42.01 feet;

thence leaving said centerline and along the east line of lands now owned by Jason and Mary Griffin (DR 1127-449), North 02 degrees 09 minutes 52 seconds East 718.93 feet to an iron pin found on the north line of the Southeast Quarter of Section 18 and the south line of lands now owned by Carl R. and Linda Louise Vernon (DR 835-322), passing an iron pin found at 30.00 feet, and from which an iron pin found on the northwest corner of said Griffin bears North 88 degrees 08 minutes 04 seconds West a distance of 197.70 feet;

thence along the north line of said Southeast Quarter, South 88 degrees 08 minutes 04 seconds

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East 1335.10 feet to an iron pin found on the southeast corner of said Carl R. and Linda Louise Vernon's land, passing iron pins found at 496.65 feet and 940.41 feet;

thence continuing along the north line of said Southeast Quarter and the south line of lands now owned by Robert B. and Bobbi J. Vernon (OR 2325-459), South 88 degrees 08 minutes 04 seconds East 650.00 feet to an iron pin found;

thence continuing along the north line of said Southeast Quarter and along the south line of lands now owned by Robert B. and Bobbi J. Vernon (OR 2093-153), South 88 degrees 08 minutes 04 seconds East 697.43 feet to the northeast corner of said Southeast Quarter of Section 18, passing an iron pin set at 672.43 feet;

thence along the east line of Section 18, South 02 degrees 25 minutes 02 seconds West 1866.38 feet to the principal place of beginning, passing an iron pin set at 25.00 feet, containing 94.358 acres more or less, subject to all easements and right of ways, written or implied.

Iron pins set are 5/8 inch rebar, 30 inches long, with plastic identification caps.

Bearings are based on the Ohio State Plane Coordinate System, NAD 83, South Zone, Grid South as per GPS observations made on November 7, 2017.

This description is written based on a field survey completed October 3, 2018 by Timothy H. Linn, PS, Reg. No. 7113.

~~OFFICE COPY~~
Timothy H. Linn, PS
Reg. No. 7113



10/9/18
Date

Parcel Number:

Part of: 02-50-18-18-000 +/- 94.358 acres

DESCRIPTION

APPROVED

By: M. L. Linn

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR

10/17/18
Date

Fee Paid

Reduced copy, not to scale, Larger copy available in the Muskingum County Engineer's Map Dept.

