

23-50-07-16-000 B

23-50-08-11-001 B

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THENCE WITH THE WEST AND SOUTH LINES OF THE SAID BROWN PARCEL THE FOLLOWING TWO COURSES AND DISTANCES:

1. SOUTH 02 DEGREES 10 MINUTES 58 SECONDS WEST 232.65 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR WITH "BASELINE" CAP), PASSING AN EXISTING IRON PIN (5/8 INCH REBAR WITH "BASELINE" CAP) AT 21.05;
2. NORTH 78 DEGREES 10 MINUTES 40 SECONDS EAST 438.42 FEET TO AN EXISTING IRON PIN (5/8 INCH REBAR WITH "BASELINE" CAP) ON THE WEST LINE OF A PARCEL CONVEYED TO JAMES BOTSON IN DEED VOLUME 948, PAGE 188 (1/2 INTEREST) AND IN DEED VOLUME 694, PAGE 138;

THENCE WITH THE WEST LINE OF THE SAID BOTSON PARCEL, SOUTH 36 DEGREES 01 MINUTES 41 SECONDS EAST 724.04 FEET TO AN IRON PIN SET;

THENCE TRAVERSING THROUGH THE ABOVE SAID CSEPEGI PARCELS (O.R. VOLUME 2401, PAGE 434 AND O.R. VOLUME 2514, PAGE 680) THE FOLLOWING TWO COURSES AND DISTANCES:

1. SOUTH 82 DEGREES 17 MINUTES 18 SECONDS WEST 1020.12 FEET TO AN IRON PIN SET;
2. SOUTH 17 DEGREES 59 MINUTES 15 SECONDS WEST 1532.30 FEET TO AN IRON PIN SET ON THE NORTH LINE OF A PARCEL CONVEYED TO JACK P. AND CAROL A. ARENA IN O.R. VOLUME 2024, PAGE 530, SAID IRON PIN SET BEING NORTH 87 DEGREES 51 MINUTES 34 SECONDS WEST 224.90 FEET FROM AN IRON PIN SET AND ALSO BEING NORTH 87 DEGREES 51 MINUTES 34 SECONDS WEST 407.30 FEET FROM AN EXISTING IRON PIN (5/8 INCH REBAR WITH "SALING" CAP) AT THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 7;

THENCE WITH THE SAID ARENA NORTH LINE, NORTH 87 DEGREES 51 MINUTES 34 SECONDS WEST, PASSING EXISTING IRON PINS (5/8 INCH REBAR WITH "BASELINE" CAPS) AT 342.81 FEET AND 1228.25 FEET, A TOTAL DISTANCE OF 2205.95 FEET TO THE **PLACE OF BEGINNING**.

CONTAINING 107.575 ACRES TOTAL, WITH 95.315 ACRES IN SECTION 7 AND 12.260 ACRES IN SECTION 8. SUBJECT TO ALL LEGAL ROAD RIGHT OF WAYS OF TOWNSHIP ROAD 435 (CRAWFORD LANE) AND ALL OTHER APPLICABLE EASEMENTS.

ALL IRON PINS SET ARE 5/8 INCH X 30 INCH REBAR WITH PLASTIC IDENTIFICATION CAPS (BASELINE PS6923-PS8536).

BEARINGS ARE BASED ON OHIO STATE PLANE COORDINATE SYSTEM 1983 (2011), OHIO SOUTH ZONE, GRID, DERIVED FROM A GPS OBSERVATION.

I, MICHAEL D. NICHOLS, PS 6923, HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF THE SURVEY AND DESCRIPTION TO BE CORRECT AS PREPARED BY ME, THIS 22ND DAY OF JANUARY 2021, FROM A FIELD SURVEY COMPLETED BY ME ON THE 19TH DAY OF JANUARY 2021.

OFFICE COPY

MICHAEL D. NICHOLS
PROFESSIONAL SURVEYOR 6923



DESCRIPTION

APPROVED

By: Michael D. Nichols