

Description of Tract 2-24.571 Acres

Situated in the State of Ohio, County of Muskingum, Township of Hopewell and being 18.037 acres in the Northeast quarter of Section 19, 6.487 acres in the Northwest quarter of Section 20, and 0.047 of an acre in the Southwest quarter of Section 11, Township 1 North, Range 9 West and being described as follows:

Commencing at an iron pin found at the Northeast corner of said Section 19, also being the Northwest corner of said Section 20; thence along the line between said Sections 19 and 20, South 03 degrees 06' 50" West, 205.61 feet to the true place of beginning for the parcel herein described; thence along property now or formerly owned by Jeffrey A. Murrey as described in Volume 951, Page 299 of the Deed Records of Muskingum County, Ohio, North 64 degrees 28' 50" East, 525.80 feet to the center of County Road 92 (Sand Hill Road), having passed through iron pins found at 1.05 feet and 506.80 feet, respectively; thence along the center of said County Road 92 the following 5 courses:

- 1) South 00 degrees 44' 30" East, 145.33 feet;
- 2) South 20 degrees 55' 10" West, 293.91 feet;
- 3) South 25 degrees 14' 40" West, 119.93 feet;
- 4) South 29 degrees 52' 30" West, 369.06 feet;
- 5) South 23 degrees 37' 30" West, 275.58 feet;

thence leaving said County Road 92 and going along property now or formerly owned by Galen D. and Nancy A. Peck as described in Volume 2817, Page 1 of the Deed Records of Muskingum County, Ohio, South 70 degrees 08' 10" West, 989.90 feet to an iron pin set, having passed through an iron pin found at 27.78 feet; thence along a new dividing line, North 60 degrees 33' 32" West, 573.47 feet to an iron pin found; thence along property now or formerly owned by Jeffrey A. Murrey as described in Volume 749, Page 107 of the Deed Records of Muskingum County, Ohio the following 3 courses:

- 1) North 68 degrees 00' 50" East, 462.00 feet to an iron pin found;
- 2) North 47 degrees 04' 20" East, 990.00 feet to an iron pin found;
- 3) North 72 degrees 00' 26" East, 264.01 feet to the place of beginning,

containing 24.571 acres, more or less, but being subject to all legal right-of-ways, easements, and restrictions of record and being part of the property described in Volume 1766, Page 285 of the Deed Records of Muskingum County, Ohio.

Deed Ref.: Vol. 1766-P. 285, Deed Records
18.037 Acres-Part of Aud. Parcel No. 25-35-19-05-001
6.487 Acres-All of Aud. Parcel No. 25-35-20-05-022
0.047 Acre-All of Aud. Parcel No. 25-35-11-16-007
24.571 Acres-Total

DESCRIPTION

APPROVED

By: D. M. Barnhard

3-22-2024



OFFICE COPY

Robert C. Schell
Professional Surveyor No. 7314

Date: March, 2024

NOT RECORDABLE