

08-20-05-37-002



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Ohio Franklin Realty, LLC
OR 2566-404
+/- 70.90 Ac.

Situated in the State of Ohio, County of Muskingum, Township of Brush Creek, being part of the Northwest Quarter of Section 4, East Half of Section 5, Township 10, Range 13, being part of the lands now owned by Ohio Franklin Realty, LLC as recorded in OR 2566-404 of the Muskingum County Recorders Office and more particularly described as follows.

Beginning at a concrete monument found at the southwest corner of the southeast quarter of said Section 5, thence with the mid-section line, N 03°38'56" E a distance of 2660.04 feet to in the center of Elmville Road (T-424), passing an iron pin set at 2640.04 feet;

thence with the center of said Elmville Road the following three (3) courses:

1. S 70°35'47" E a distance of 41.90 feet to a point;
2. with a curve turning to the right with an arc length of 393.77 feet, with a radius of 1884.11 feet, with a chord bearing of S 63°09'44" E, with a chord length of 393.05 feet to a point;
3. with a reverse curve turning to the left with an arc length of 135.34 feet, with a radius of 174.53 feet, with a chord bearing of S 80°02'33" E, with a chord length of 131.98 feet to a point at the intersection of said Elmville Road and Center Road (SR-555), referenced by an iron pin set that bears, N 65°02'55" E a distance of 55.85 feet;

thence with the center of said Center Road the following seven (7) courses:

1. with a compound curve turning to the left with an arc length of 70.16 feet, with a radius of 217.96 feet, with a chord bearing of S 39°03'42" E, with a chord length of 69.86 feet to a point;
2. S 47°03'16" E a distance of 28.45 feet to a point;
3. S 48°30'30" E a distance of 218.19 feet to a point;
4. with a curve turning to the right with an arc length of 434.52 feet, with a radius of 768.36 feet, with a chord bearing of S 27°23'59" E, with a chord length of 428.75 feet to a point;
5. S 15°12'36" E a distance of 323.30 feet to a point;
6. with a curve turning to the left with an arc length of 478.63 feet, with a radius of 4534.04 feet, with a chord bearing of S 21°46'12" E, with a chord length of 478.41 feet to a point;
7. S 23°19'01" E a distance of 742.85 feet to a point where the center line of said Center Road intersects the projection of the center of Haver Hill Road (T-135);

thence leaving the center of said Center Road and going with the center of said Haver Hill Road, the following two (2) courses:

1. S 30°33'22" W a distance of 487.84 feet to a point, passing an iron pin set at 65.01 feet;
2. with a curve turning to the right with an arc length of 80.79 feet, with a radius of 385.20 feet, with a chord bearing of S 35°05'01" W, with a chord length of 80.64 feet to a point on the mid-section line;

thence leaving the center of said Haver Hill Road and going with said mid-section line, N 86°33'17" W a distance of 1379.52 feet to the place of beginning, passing iron pins found at 32.55 feet and 879.33 feet, containing 70.90 acres more or less, subject to all legal highways and easements of record.

All bearings described herein are based on the Ohio State Plane Grid Coordinates, NAD83, Ohio South per GPS Observation.

All iron pins set are 5/8 inch by 30 inch steel rebar with plastic identification caps marked MCPEEK PS8517.

The above described 70.90 acre parcel is based on a field survey made by Brian K. McPeck, PS