

Being a parcel of land located in the Southeast Quarter of Section No.8, Township 10, Range 13, Brush Creek Township, Muskingum County, Ohio, further being part of the Martin M. Yoder and Abe M. Yoder property recorded in Official Record 3166, Page 912, and bounded and described as follows:

Commencing at a five-eighth inch iron pin found, capped "McPeck 8517", locating the Southeast corner of said Section No.8;

thence North 86deg. 31min. 22sec. West 668.00 feet along the South line of said Section No.8, and the property line between the grantor and a 40.05 acre tract belonging to Chad Evans (reference- Official Record 2194, Page 545) to a three-quarter inch iron pipe set for the point of beginning;

thence from this true point of beginning North 86deg. 31min. 22sec. West 783.30 feet (passing a five-eighth inch iron pin found at 1268.99 feet, 2.36 feet South of line) and continuing along said South line of Section No.8 and the property line between the grantor and said 40.05 acre tract and a 1.009 acre tract belonging to Starlett Stiles (reference- DR 979, Page 113) to the center of Center Road (State Route No.555);

thence along the center of Center Road the following five courses and distances:

- 1.) North 29deg. 18min. 10sec. East 73.66 feet to a point;
- 2.) with a curve turning to the left with an arc length of 301.05 feet, with a radius of 693.10 feet, and with a chord bearing and distances of North 16deg. 13min. 00sec. East 298.69 feet to a point;
- 3.) North 04deg. 29min. 20sec. East 263.63 feet to a point; and
- 4.) with a curve to the right with an arc length of 38.50 feet, with a radius of 479.92 feet, and with a chord bearing and distance of North 05deg. 55min. 03sec. East 38.49 feet to a point;

thence leaving said Center Road South 80deg. 09min. 18sec. East 682.93 feet (passing through a three-quarter inch iron pipe set at 21.76 feet) to a three-quarter inch iron pipe set;

thence South 03deg. 26min. 40sec. West 583.94 feet to the point of beginning and containing 10.038 acres, more or less.

This legal description prepared by John G. Eppley, Reg. Sur. No.6410, based on a field survey in October, 2023.

Three-quarter inch iron pipes set are 30 inches long with identification caps, "JGE 6410".

Reference- Official Record 3166, Page 912

Subject to all easements, right of ways, restrictions, reservations, etc. of record and those that maybe implied.

The bearings for this survey are for angle calculations only and are to an assumed meridian.

Subject to the right of way of Center Road (State Route No.555).

Being part of Parcel No.08-70-08-07-000 containing 10.038 acres.

OFFICE COPY

NOT RECORDABLE

John G. Eppley, Reg. Sur. No. 6410

APPROVED
MUSKINGUM COUNTY
PLANNING COMMISSION DIRECTOR



DESCRIPTION
APPROVED

By: MD 11-2-2023

11/2/23
Date

Fee Paid