

Description of Parcel 1

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Situated in the State of Ohio, County of Muskingum, Township of Harrison, being part in the south half of Section 17 and being part in the southeast quarter of Section 18, Range 12 West, Township 11 North, of "The Congress Lands East of The Scioto River" and being bounded and described as follows:

Commencing for reference at an iron pin set at the northwest corner of the northeast quarter of the southeast quarter of Section 18 (Note: Reference bearing on the north line of the northeast quarter of the southeast quarter of Section 18 used as South 89°52'56" East.);

thence, with the west line of the northeast quarter of the southeast quarter of Section 18, South 00°47'28" West a distance of 1,615.72 feet to an iron pin set at the northwest corner of a 30.62 acres tract as conveyed to Wayne Dearth by Deed Volume 868, Page 325 of the Muskingum County Recorder's Office;

thence, with the north line of said Dearth property, South 90°00'00" East a distance of 828.47 feet to an iron pin set, being THE TRUE POINT OF BEGINNING for this description;

thence, from said Point of Beginning leaving said property line, North 00°00'00" East a distance of 369.76 feet to a point in the centerline of Township Road No. 40, passing through two iron pins set at distances of plus 246.93 feet and plus 246.93 feet, respectively;

thence, with the centerline of Township Road No. 40, the following eight courses:

- (1) North 80°01'02" East a distance of 41.61 feet to a point;
- (2) thence North 83°23'17" East a distance of 129.17 feet to a point;
- (3) thence South 85°59'20" East a distance of 96.71 feet to a point;
- (4) thence South 76°14'38" East a distance of 253.38 feet to a point on the east line of Section 18;
- (5) thence South 65°24'45" East a distance of 81.34 feet to a point;
- (6) thence South 55°06'14" East a distance of 176.91 feet to a point;

(7) thence South 50°48'17" East a distance of 205.73 feet to an iron pin set in the centerline intersection of Township Road No. 40 and a common 30.00 feet wide road right-of-way;

(8) thence South 44°37'46" East a distance of 83.98 feet to a point on the north line of a 43.78 acres tract as conveyed to Wayne Dearth by Deed Volume 924, Page 163 of the Muskingum County Recorder's Office;

thence, with the north line of said Dearth property, North 90°00'00" West a distance of 437.50 feet to a point on the west line of Section 17, passing through an iron pin set at a distance of plus 30.00 feet;

thence, continuing with the north line of the aforementioned Dearth 30.62 acres tract, North 90°00'00" West a distance of 511.87 feet to the Point of Beginning;

containing 6.170 acres, more or less, of which 4.349 acres are out of Parcel Number 20-20-60-18-17-000 in the southeast quarter of Section 18 and 1.821 acres are out of Parcel Number 20-20-60-17-29-000 in the south half of Section 17.

Subject to all legal right-of-ways, easements, restrictions, reservations, and zoning regulations of record.

Subject to a 30.00 feet wide easement being reserved unto the grantor, his heirs, and/or assigns, forever. Said easement is for the purposes of running utilities to other parcels of land on or near Township Road No. 40. Said easement runs in an east-west direction across the north end of the above described property with the north line of said easement being the centerline of Township Road No. 40. Containing 0.736 acres, more or less, of easement.

All iron pins set are rebar with yellow caps labeled "Claus 6456".

The bearings in this description are for angle calculations only and are based on the assumed bearing of the north line of a 30.62 acres tract as conveyed to Wayne Dearth by Deed Volume 924, Page 163, of the Muskingum County Recorder's Office, used as North 90°00'00" West.

The above description prepared by Rose W. Claus, Registered Surveyor No. 6456, based on a new survey of June 29, 1990.

Prior Deed: Deed Volume _____

DESCRIPTION APPROVED
FOR AUDITOR'S TRANSFER

BY J. L. Hambl
7-24-90

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SURVEY PLAT FOR BRUNER LAND CO.

SITUATED IN THE STATE OF OHIO, COUNTY OF
MUSKINGHAM, TOWNSHIP OF HARRISON, BEING PART
IN THE SOUTH HALF OF SECTION 17 ALSO BEING PART
IN THE SOUTHWEST QUARTER OF SECTION 18, RANGE
12 WEST, TOWNSHIP 4 NORTH, OF "THE CONGRESS
LANDS EAST OF THE SCIOTO RIVER".

SCALE
1" = 200'

BEARINGS ARE BASED
ON THE ASSUMED
BEARING OF THE NORTH
LINE OF LAND DRAWN
PROPERTY HERE AS
N 89° 00' 00" W.

LADY ACRES FARM, INC.

N.E. CORNER OF S.W. 1/4 OF SEC. 18
= N.W. CORNER OF S.W. 1/4 OF SEC. 17

LADY ACRES FARM, INC.
120.23 AC.
D. 645 PL. 378

LADY ACRES FARM, INC.
1.603 AC.
D. 815 PL. 378

LADY ACRES FARM, INC.
11.94 AC.
D. 773 PL. 74

N.W. CORNER OF S.E. 1/4 OF SEC. 18

QUARTER SEC. LINE

RALPH THOMPSON
8.57 AC.
D. 763 PL. 170

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LINE	BEARING	DIST.	LINE	BEARING	DIST.
A	N 78° 35' 45" W	123.17'	AA	S 10° 12' 74" W	513.74'
B	N 85° 18' 33" W	56.21'	BB	S 02° 08' 46" W	274.73'
C	N 85° 18' 33" W	79.41'	CC	S 21° 37' 36" W	60.72'
D	S 85° 25' 02" W	144.77'	DD	S 45° 44' 48" W	41.23'
E	S 80° 01' 02" W	49.18'	EE	S 62° 33' 19" W	48.63'
F	S 80° 01' 02" W	178.00'	FF	S 79° 15' 06" W	53.31'
G	S 80° 01' 02" W	41.61'	GG	S 89° 08' 39" W	181.78'
H	S 82° 23' 17" W	129.17'	HH	N 80° 35' 01" W	178.47'
I	N 85° 59' 20" W	76.71'	II	S 86° 51' 60" W	217.70'
J	N 76° 14' 78" W	151.30'	JJ	N 87° 14' 31" W	60.18'
K	N 65° 14' 45" W	8.61'	KK	N 65° 13' 36" W	155.50'
L	N 65° 14' 45" W	72.74'	LL	N 88° 39' 28" W	65.21'
M	S 85° 06' 18" W	176.91'	MM	S 56° 17' 57" W	113.06'
N	N 50° 18' 17" W	165.73'	NN		
O	N 44° 17' 16" W	81.78'	OO		
P			PP		
Q			QQ		
R			RR		

- IRON PIN FOUND.
- IRON PIN SET CALLED "CLARK 6456".
- IRON PIN FOUND CALLED "JAMES 6019".
- SURVEY ANGLE POINT
- PROPERTY LINES.
- LINES OF THIS SURVEY.

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