



Troyon E. & Pamela Walker
DR 950-129

Part of: 25-40-23-26-000 (+/- 12.531 Ac.) & Part of: 25-70-02-01-001 (+/- 0.587 Ac.)
Total
+/- 13.118 Ac.

Situated in the State of Ohio, County of Muskingum, Township of Hopewell, Southwest Quarter of Section 22, T1, R9, U.S.M.L., Northeast Quarter of Section 2, T18, R15, Congress Lands East of the Scioto River and being part of the lands now owned by Troyon E. & Pamela Walker as recorded in DR 950-129 of the Muskingum County Records Office and more particularly described as follows.

Beginning at a roof bolt found at the northeast corner of said Section 2, thence with the east line of said section, S 02°41'42" W a distance of 109.25 feet to an iron pin set, replacing a barn spike found at the southeast corner of said Walker's lands, also being a common corner with the limited access right of way for Interstate 70;

thence with the north line of said limited access right of way, N 84°26'22" W a distance of 226.49 feet to a point in the center of Ridge Road (CR-34), passing an iron pin set at 199.62 feet;

thence with the center of said Ridge Road the following ten (10) courses:

1. N 17°20'39" W a distance of 27.49 feet to a point;
2. N 20°22'35" W a distance of 83.02 feet to a point;
3. N 25°58'44" W a distance of 104.15 feet to a point;
4. N 28°31'19" W a distance of 96.51 feet to a point;
5. with a curve to the right having a radius of 296.39 feet, an arch length of 160.35 feet and a chord bearing N 14°08'26" W a distance of 158.41 feet to a point;
6. N 02°23'21" E a distance of 208.65 feet to a point;
7. with a curve to the left having a radius of 109.10 feet, an arc length of 160.94 feet and a chord bearing N 41°53'33" W a distance of 146.74 feet to a point;
8. N 81°57'53" W a distance of 50.02 feet to a point;
9. N 84°03'51" W a distance of 79.71 feet to a point;
10. N 79°18'39" W a distance of 40.56 feet to a point where the north line of said Walker's lands meets the south line of the lands now owned by Nicholas C. Dehmen (OR 3134-777);

thence with the north line of said Walker's lands the following two (2) courses:

1. S 86°13'07" E a distance of 71.61 feet to a point;
2. S 87°14'51" E a distance of 589.10 feet to a pipe found (1") at the common corner of the lands now owned by Steven J. & Lola F. Wengerd (OR 2507-638) and the lands now owned by Ronald F. & Ingrid M. Sherfy (DR 898-162), passing an iron pin set at 218.18 feet;

thence with the common line of said Wengerd/Walker's lands the following two (2) courses:

1. S 87°30'28" E a distance of 462.00 feet to an iron pin set;
2. S 01°57'18" W a distance of 660.00 feet to an iron pin set on the north line of the limited access right of way of said Interstate 70;

thence with the north line of said limited access right of way, N 86°58'58" W a distance of 443.51 feet to the place of beginning, containing a total of 13.118 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