

Abe M. Yoder, Ervin M. Yoder, John M. Yoder, and Melvin M. Yoder Jr
To

Being a parcel of land located in the Southwest Quarter of Section No.33, Town 12, Range 11, of the Lands East of the Scioto River, Meigs Township, Muskingum County, Ohio and bounded and described as follows:

Commencing at a marked corner stone found locating the Northwest corner of the Southwest Quarter of said Section No.33;

thence South 02deg. 06min. 42sec. West 902.30 feet along the West line of said Southwest Quarter of Section No.33 to a three quarter inch iron pipe set for the point of beginning;

thence from this true point of beginning South 87deg. 31min. 16sec. East 1563.52 feet (passing through steel fence posts set at 200.00 feet, and 1113.52 feet) to a three quarter inch iron pipe set;

thence South 57deg. 03min. 12sec. East 259.87 feet (passing through a three quarter inch iron pipe set at 230.39 feet) to a point in the center of County Road No.223 (Young Hickory Road);

thence along the center of said County Road No.223 the following four courses and distances:

- 1.) South 22deg. 32min. 35sec. West 370.98 feet to a point;
- 2.) South 27deg. 23min. 24sec. West 69.54 feet to a point;
- 3.) South 34deg. 35min. 09sec. West 91.01 feet to a point; and
- 4.) South 41deg. 59min. 40sec. West 161.55 feet to a point;

thence South 86deg. 28min. 38sec. West 1482.13 feet (passing through a 5/8 inch rebar found in concrete at 21.51 feet, three quarter inch iron pipes set at 101.40 feet and 1477.24 feet, and steel fence posts set at 338.21 feet, and 821.51 feet) to the West line of said Southwest Quarter of Section No.33;

thence North 02deg. 06min. 42sec. East 900.00 feet along the West line of said Southwest Quarter and the property line between the grantor and a 159.51 acre tract belonging to Rodney E. Dingey (reference- Official Record 1805, Page 336) to the point of beginning and containing 31.048 acres, more or less.

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

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

Reference- Official Record 3145, Page 647

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 County Road No.223 (Young Hickory Road).

Being part of Parcel No.40-80-33-06-000 containing 17.125 acres, and part of Parcel No.44-80-33-05-000 containing 13.923 acres.



DESCRIPTION
APPROVED
By: M. F. H. 2023