

Description of 66.963 Acres

The following described parcel is a retracement survey of a Parcels 1, 2, 3, and 6 as conveyed to Bruner Land Company, Inc. by Volume 3009 Page 289 of the Muskingum County Recorder's Office.

Situated in the State of Ohio, County of Muskingum, Township of Newton, part being in the northeast quarter of Section 12 and part of the southeast quarter of Section 1, Range 15 West, Township 17 North, of "The Congress Lands East of the Scioto River", and being bounded and described as follows:

BEGINNING at a 5/8" iron pin set at the northeast corner of Section 12 (Note: Reference grid bearing on the east line of the northeast quarter of the northeast quarter of Section 12 used as South 03°33'01" West as calculated from a GPS Observation NAD 83 Ohio South Zone.);

thence, from said Point of Beginning with the east line of the northeast quarter of the northeast quarter of Section 12, South 03°33'01" West a distance of 1,323.26 feet to a 5/8" iron pin set at the southeast corner of the northeast quarter of the northeast quarter;

thence, with the south line of the northeast quarter of the northeast quarter, North 87°27'46" West a distance of 1,287.51 feet to a 5/8" iron pin found uncapped at the center of the northeast quarter of Section 12;

thence, with the east line of the southwest quarter of the northeast quarter, South 03°01'55" West a distance of 1,191.04 feet to a point in the center of County Road No. 33 "Bagley Road", passing through two 5/8" iron pins found capped "Graves 5792" at distances of plus 1,111.29 feet and plus 1,165.45 feet, respectively;

thence, with the center of County Road No. 33, the following 5 courses:

1. North 51°59'01" West a distance of 103.21 feet to a point;
2. thence North 55°06'14" West a distance of 209.09 feet to a point;
3. thence North 63°14'02" West a distance of 237.15 feet to a point;
4. thence North 52°57'10" West a distance of 111.35 feet to a point;
5. thence North 47°25'36" West a distance of 261.57 feet to a point in the east line of a 5.00 acres tract as conveyed to Dennis R. and Donna J. Roberts by Volume 737, Page 284 of the Muskingum County Recorder's Office;

thence, leaving the road and with the east line of said Roberts property, North 12°58'29" East a distance of 710.71 feet to a 5/8" iron pin set in the north line of the southwest quarter of the northeast quarter of Section 12, passing through a 5/8" iron pin found uncapped at a distance of plus 31.41 feet and passing through a 5/8" iron pin set at a distance of plus 231.41 feet, respectively;

thence, with the north line of the southwest quarter of the northeast quarter, South 86°43'14" East a distance of 595.17 feet to a 5/8" iron pin set in the east line of a 5.20 acres tract as conveyed to Jams V. White by Volume 2969, Page 311 of the Muskingum County Recorder's Office;