

## DESCRIPTION OF SURVEY FOR VALERIE DURST

JOB#2867

- #13- **THENCE South 57 degrees 50 minutes 36 seconds East 51.09 feet** continuing along said road and properties to an unmarked point;
- #14- **THENCE South 31 degrees 27 minutes 39 seconds East 155.53 feet along the chord of a curve to the right having, a radius of 175.00 feet,** and arc length of 161.16 feet continuing along said road and properties to an unmarked point;
- #15- **THENCE South 05 degrees 04 minutes 43 seconds East 46.17 feet** continuing along said road and properties to an unmarked point;
- #16- **THENCE South 02 degrees 43 minutes 46 seconds East 78.92 feet** continuing along said road and properties to an unmarked point;
- #17- **THENCE South 06 degrees 22 minutes 24 seconds East 53.53 feet** continuing along said road and properties to an unmarked point;
- #18- **THENCE South 33 degrees 48 minutes 06 seconds East 132.45 feet along the chord of a curve to the left having, a radius of 134.50 feet,** and arc length of 138.49 feet continuing along said road and properties to an unmarked point;
- #19- **THENCE South 63 degrees 17 minutes 55 seconds East 104.42 feet** continuing along said road and properties to an unmarked point;
- #20- **THENCE South 62 degrees 28 minutes 59 seconds East 39.85 feet along the chord of a curve to the right having, a radius of 1400.00 feet,** and arc length of 39.85 feet continuing along said road and properties to an unmarked point;
- #21 **THENCE South 12 degrees 08 minutes 58 seconds East 238.21 feet** leaving said road and along a line of the Adam Gobel and Son LLC property recorded in Official Record Volume 3183, Page 817 to an iron pin (found), passing an iron pin (found) at 20.52 feet;
- #22- **THENCE South 47 degrees 15 minutes 40 seconds East 206.79 feet** continuing along said property to an iron pin (found), passing into the Southeast Quarter of Section 36 at 146.74 feet;
- #23- **THENCE South 47 degrees 13 minutes 01 seconds East 464.35 feet** to an iron pin (found capped 7224 CLS);
- #24- **THENCE South 03 degrees 09 minutes 26 seconds West 802.19 feet** along a common line for said Durst property and for the Todd E Wagoner and Diana L Wagoner property recorded in Official Record Volume 2215, Page 187 to an iron pin (set);
- #25- **THENCE South 86 degrees 50 minutes 57 seconds East 1702.05 feet** continuing along said properties to an iron pin (found) on the common line for Section 36 of Newton Township and Section 26 of Brush Creek Township and said Ranges 13 and 14;
- #26- **THENCE South 03 degrees 23 minutes 38 seconds West 1565.37 feet** along said common Range, Township, and Section line further being a common line for said Durst property and for the Mildred K Hall and Ronald E Hall property recorded in Official Record Volume 1674, Page 632 and for the Steven Jones property recorded in Official Record Volume 2721, Page 946 to the place of beginning, passing an iron pin (found capped 7135 SMB) at 194.93 feet being the common corner for said Hall and Jones properties, containing **22.13 acres being part of Parcel Number 47-96-36-12-000, 72.36 acres being all of Parcel Number 47-96-36-14-000, and 47.88 acres being all of Parcel Number 47-96-36-15-000 for a total of 142.37 acres,** of which 0.38 acres are within the right of way for Leffler Road.

The bearings and distances within this description are based on State Plane Coordinate Grid (Ohio South 1983) derived from GPS Observations. See Plat for META Data. Iron pins (set) are 5/8" rebar 30 inches long with identification cap (C.R.Harkness P.L.S.6885).

This description was written by Charles R. Harkness Professional Land Surveyor #6885 from an actual survey completed June 2024 in accordance with Chapter 4733-37 of the Administrative Code, and is intended to be used for the legal transfer of the property described and does not intend to describe any apparent easements nor easements of record, unless otherwise indicated.

**OFFICE COPY**  
*Charles R. Harkness*  
**NOT RECORDABLE**  
Charles R. Harkness PLS #6885



DESCRIPTION  
APPROVED

By: D.M. Barnhard  
7-1-2024