

+/- 0.23 Acre Adjoiner Split of Gary E. and Rosemary E. Cooper Lands

Situated in the State of Ohio, County of Muskingum, Township of Springfield, and being part of the Northwest Quarter of Section 5, Township 11, Range 13, Congress Lands East of the Scioto River, and being part of the lands presently owned by Gary E. and Rosemary E. Cooper, as per Official Record 2694, Page 513, and being more particularly described as follows:

Beginning for reference and the principal place of beginning, at an axle found on the southwest corner of Lot 97 of Beech Rock No. 6 Subdivision, (Pl. Bk. 10, Pg. 47);

Thence along the west line of lands presently owned by Gary E. and Rosemary E. Cooper, (OR 2694-513), South 23 degrees 50 minutes 50 seconds West, 186.76 feet to an iron pin found;

Thence along the south line of said Cooper lands, South 77 degrees 52 minutes 19 seconds East, 62.16 feet to an iron pin found on the north line of lands also presently owned by Gary E. and Rosemary E. Cooper, (1110-569), and the principal place of beginning;

Thence along the lines of part of a 0.40 acre parcel of said Cooper lands, (OR 2694-513), the following five courses:

- 1.) North 81 degrees 48 minutes 50 seconds East, 136.29 feet to an iron pin found;
- 2.) South 71 degrees 21 minutes 22 seconds East, 187.85 feet to a point in the centerline of Grantcliff Road, (Twp. Rd. 467), passing an iron pin found at 150.38 feet;
- 3.) Along the centerline of said road, on a curve to the right, having a delta angle of 6 degrees 09 minutes 36 seconds, an arc length of 26.77 feet, a radius of 249.00 feet, and a chord which bears, South 00 degrees 22 minutes 57 seconds West, 26.76 feet to a point on the northeast corner of lands presently owned by Frank D. Macenko, and Patty A. Boring, (OR 2962-314);
- 4.) Along the north line of said Macenko, and Boring lands, North 77 degrees 49 minutes 36 seconds West, 256.43 feet to an iron pin found, on the northeast corner of lands also owned by Gary E. and Rosemary E. Cooper, (DR 1110-569), passing an iron pin set at 19.00 feet;
- 5.) Along the north line of said Cooper lands, North 77 degrees 52 minutes 19 seconds West, 63.47 feet to the principal place of beginning, containing 0.23 Acres, more or less, and being part of Auditor's Parcel Number 62-78-06-21-006 +/- 0.23 Acres.

The Grantors, Gary E. and Rosemary E. Cooper, reserve for themselves, an Ingress, Egress, and Utility Easement over the entire above described parcel.

The above described parcel is not to be used as a separate building site or transferred as an independent parcel in the future without planning commission approval in accordance with applicable subdivision regulations.

The above described parcel also is subject to a twenty feet wide, Ingress, Egress Easement over an existing gravel drive, which was erroneously described and did not follow the existing drive. and is being re-described as being ten feet right and left of the described centerline as follows:

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