

LEGAL DESCRIPTION

Situated in the Township of Perry, County of Licking, State of Ohio, and being a part of Lot #21 in Quarter Township 4, Township 3N, Range 10 W, of the United States Military Lands, and being more particularly described as follows:

Being a survey of a part of a 5.0505 acre parcel and part of a 10.509 acre parcel conveyed to Tina R. Adrian & Scott A. Barnhart, as recorded in Instrument No. 200701220001661, in the Licking County Deed Records, and further described as follows:

Commencing, for reference, at an iron pin found marking the southeast corner of said Lot #21;

Thence, N 88 deg. 00'04" W 191.50 feet to an iron pin found marking an angle in said Lot line;

Thence, N 89 deg. 50'15" W 468.50 feet to a point marking an angle in said Lot line;

Thence, S 89 deg. 20'45" W 44.56 feet to an iron pin set marking the southeast corner of said 10.509 acre parcel of which this description is a part, also being the southwest corner of a parcel conveyed to David L. & Oletta S. Wade as recorded in Deed Volume 720, Page 685;

Thence, N 30 deg. 01'14" E 363.86 feet with the east line of said 10.509 acre parcel of which this description is a part, the same being the west line of said parcel conveyed to Wade, to an iron pin set, and being the principle place of beginning, of the 5.564 acre parcel herein to be described;

Thence, N 59 deg. 58'46" W 434.94 feet with a line across said 10.509 acre parcel of which this description is a part, and extending across said 5.050 acre parcel, to an iron pin set marking the southeast corner of a 0.763 acre parcel conveyed to Gary Lee Henry, as recorded in Instrument Number 200710060026194;

Thence, N 38 deg. 39'29" E 265.01 feet with the east line of said 0.763 acre parcel conveyed to Henry, to a 1" O.D. iron pipe found marking the northeast corner thereof, and ending the southeast corner of a parcel conveyed to Gary Lee Henry, as recorded in O.R. Volume 939, Page 574, and being a corner to said original 5.050 acre parcel of which this description is a part;

Thence, N 34 deg. 31'20" E 339.99 feet with the east line of said parcel conveyed to Henry, the same being the west line of said 5.050 acre parcel of which this description is a part, to a railroad spike found in the centerline of Dragoo Road (Co. Road 268), and passing over a 1" O.D. iron pipe found at 308.86 feet;

Thence, S 63 deg. 20'03" E 370.08 feet with the centerline of Dragoo Road, the same being the north line of said 5.050 acre parcel and said 10.509 acre parcel of which this description is a part, to the northeast corner of said 10.509 acre parcel, and being the northwest corner of said parcel conveyed to Wade;

Thence, S 30 deg. 01'14" W 622.68 feet leaving Dragoo Road with the east line of said 10.509 acre parcel of which this description is a part, the same being the west line of said parcel conveyed to Wade, to the principle place of beginning, passing over an iron pin set at 30.00 feet, and as surveyed contains 5.564 acres, more or

less, subject to all legal easements, right of ways, restrictions, and zoning ordinances of record.

Bearings of the above descriptions are based on the south line of Lot #21, as being S 89 deg. 22'50" W, and is an assumed meridian used to denote angles only.

Parcel # 065-314616-00.000

Property Address: 4287 Dragoo Road, Nashport, OH 43830

Prior Deed Reference: Instrument # 202010290029082

Prior Owner(s): Joseph Corbisello, III

Case No. 2023 CV 01252

PRE-APPROVAL	
LICKING COUNTY ENGINEER	
APPROVED <input checked="checked" type="checkbox"/>	CONDITIONAL <input type="checkbox"/>
APPROVED BY:	<i>[Signature]</i>
DATE:	3/20/25