

LEGAL DESCRIPTION

Situated in the County of Ross in the State of Ohio and in the Township of Green: Tract #12, Tecumseh Hills, containing 8.678 acres.

(8.678 ACRE TRACT) SURVEY 12

Being a party of a tract of land that is now or formerly in the name of Country Tyme, Grove City Ld. And Ohio Ltd. Liability Company as recorded in Official Record 114, Page 1053 of the Ross County Recorder's Office, said tract being situated in the northwest corner of Section 25, T-9-N, R-21-W, Green Township, Ross County, State of Ohio and being more particularly described as follows:

Beginning for reference on a found stone monument, taken to be on the northwest corner of Section 25;

Thence along the west line of Section 25, South 10° 11' 19" West a distance of 865.74 feet to a 5/8" iron pin with a plastic identification cap set on the southwest corner of a 50.38 acre tract, Deed Volume 472, Page 519;

Thence leaving the west line of Section 25, South 80° 26' 01" East a distance of 1054.00 feet to a 5/8" iron pin with a plastic identification cap set being the principal place of beginning of the tract herein described;

Thence continuing along the south line of the 50.38 acre tract, South 80° 26' 01" East a distance of 895.00 feet to a 5/8" iron pin with a plastic identification cap set;

Thence with a line through the grantor's property the following two (2) courses:

1. South 10° 24' 17" West a distance of 281.27 feet to a 5/8" iron pin with a plastic identification cap set, and;
2. South 79° 34' 43" East, passing a 5/8" iron pin with a plastic identification cap set at 728.72 feet, going a total distance of 758.72 feet to a P.K. nail set in the center of Dearth Road (Township Road 234-B);

Thence along the center of Dearth Road the following two (2) courses:

1. South 10° 47' 30" West a distance of 29.25 feet to a railroad spike found, and;
2. South 10° 10' 29" West a distance of 50.75 feet to a P.K. nail set;



Thence leaving the center of Dearth Road and with a line through the grantor's property the following two (2) courses:

1. North 79° 34' 43" West, passing a 5/8" iron pins with plastic identification caps set at 30.00 feet, 598.73 feet and 1157.76 feet, going a total distance of 1653.63 feet to a 5/8" iron pin with a plastic identification cap set, and;
2. North 10° 24' 17" East a distance of 347.92 feet to the principal place of beginning, containing 8.678 acres more or less and being subject to the right of way of Dearth Road (Township Road 234-B) and all other easements of record.

Being a part of Engineer's Parcel 1-3-7.

All 5/8" iron pins with plastic identification caps set are stamped "Seymour & Associates".

All pins set being 5/8" by 32".

The bearings used in the above described tract were based on the west line of Section 25 being, North 10° 11' 19" East and are for the determination of angles only.

The above described tract was surveyed by George F. Seymour, Ohio Professional Surveyor No. 6044, April 29, 1998.

For Informational Purposes Only:

Auditor's Parcel Number: 140103158000

Address: 2237 Dearth Road, Kingston, Ohio 45644

Prior Instrument Reference: O.R. Book 400, page 1003 R.C.O.R.