

Legal Description

Parcel No# 112207L010

Situated in the State of Ohio, Clermont County, Goshen Township, in Stark's Military Survey No. 2753 and being more particularly described as follows:

Beginning at the mag nail set in the centerline of State Route No. 28 at its intersection with the east line of Gaynor Road, a 30-foot-wide township road;

Thence, leaving said centerline and with the easterly line of Gaynor Road, N 43° 22' 37" W, passing a 5/8" Iron Pin set at 67.00 feet, a total distance of 899.91 feet to a 5/8" iron pin found in the south bound lane of Gaynor Road and on the prolongation of said east line of Gaynor Road;

Thence, leaving said road, N 49° 02' 20" E, passing a 5/8" iron pin set at 50.00 feet, a total distance of 1476.09 feet to a 5/8" iron pin found;

Thence, with the westerly line of Harold and Wilma Horton's 0.864 Acre tract (O.R. 1253, Page 580) and then with the line of Maple Forest Subdivision, S 10° 32' 24" E, 121 feet to a 5/8" iron pin set;

Thence S 10° 32' 24" E, 121.91 feet to a 5/8" iron pin found;

Thence S 15° 57' 14" E, 146.73 feet to a 5/8" iron pin found;

Thence, along a curve to the right with a radius of 1170.92 feet, an arc distance of 68.89 feet to a 5/8" iron pin found, the chord of said arc bears N 68° 19' 50" E, a distance of 68.88 feet;

Thence N 70° 01' 06" E, 119.05 feet to a 5/8" iron pin found;

Thence, along a curve to the left with a radius of 12.50 feet, an arc distance of 19.24 feet to a 5/8" iron pin set in the west line of Patricia Boulevard, the chord of said curve bears N 25° 55' 25" E, a distance of 17.40 feet;

Thence, with the westerly line of Patricia Boulevard for the next four courses and distances: along a curve to the left with a radius of 1170.92 feet, an arc distance of 227.54 feet to a 5/8" iron pin set, the chord of said curve bears S 23° 37' 35" E, a distance of 227.01 feet to a 5/8" iron pin set;

Thence S 29° 17' 48" E, 163.70 feet to a 5/8" iron pin set;

Thence S 27° 10' 34" E, 135.14 feet to a 5/8" iron pin set;

Thence, with said centerline, S 60° 38' 10" W, 1206.34 feet to the place of beginning, Containing 30.1018 Acres of land, more or less.

Subject to all legal highways, easements and restrictions of record.

The bearing in the above tract are based on the record plat of Maple Forest Subdivision.

Prior Deed Reference: Official Record Book 1336, Page 1037.

The above description is taken from an in accordance with a field survey and plat by Jerome Rosenfeldt, Ohio Registered Surveyor No. 7598, dated April 26, 2001.