

Description of Land

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LICKING CO. OHIO

2021 JUL -7 PM 12:59

Situated in the State of Ohio, County of Licking, and City of Newark, known as being part of instrument number 336145, shown on the Council Plat of Newark as recorded in Plat Book 2, Page 141, all records contained herein are on file with Recorder's Office, Licking County, Ohio, and being more particularly described as follows:

Commencing at a point on the easterly line of Mt Vernon Rd (60 feet wide), S.R. 13, formerly known as N. Fourth Street and the extension of the southerly line of W. Shields St. (30 feet wide); thence **South 19°46'15" East** along said easterly line of Mt Vernon Rd., a distance of 103.42 feet to a iron pin set at a southwesterly corner of a tract of land now or formerly owned by Donald J. Wilson Jr. (O.R. 200707170018472, Tract Two - First Parcel), said point being the **True Place of Beginning** for the parcel of land described herein;

Thence **North 69°51'05" East** along said Wilson Jr. parcel, a distance of 43.21 feet to a point on the westerly line of Elmwood Ave. (40 feet wide), formerly known as Elm St., and the southeasterly corner said Wilson Jr. land said point being referenced by a 1" iron pipe found 0.62 feet South and 0.34 feet East thereof;

Thence **South 34°59'24" East** along said westerly line of said Elmwood Ave., a distance of 63.00 feet to an iron pin set at a northeasterly corner of a tract of land now or formerly owned by Donald J. Wilson Jr. & Megan Lake (O.R. 200701030000140);

Thence **South 68°28'38" West** along a northerly line of said Wilson and Lake land, a distance of 59.77 feet to an iron pin set on the easterly line of said Mt. Vernon Rd.;

Thence **North 19°46'10" West** along the easterly line of Said Mt. Vernon Rd., a distance of 62.33 feet to the **True Place of Beginning** containing 0.0729 acres of land more or less, being subject all legal highways, easements, leases, and restrictions of record and of records in the respective utility offices.

The bearings herein are based upon the Ohio State Plane Coordinate System, South Zone, NSRS 2011, per GPS observations and are used to denote angles only. All iron pins set are 5/8" X 30" rebar with yellow cap marked, "OHM".

Permanent Parcel Number: 054-270186-00.000

More commonly known as: 356 Mount Vernon Rd., Newark, OH 43055

Prior Deed: Instrument #200707170018472. SCHEDULE