

Legal Description – Remnant Property

Legal Description: 0.0919 Acres

Situated in Section 30, Town 4, Fractional Range 1, City of Cincinnati, County of Hamilton, State of Ohio and being more particularly described as follows:

Commencing at a cross notch at the point of intersection of the easterly line of Depot Street with the southerly line of Gest Street; thence with the southerly line of Gest Street, South 84° 00' 41" East, 199.57 feet to a found cross notch; thence departing the said southerly line of said Gest Street, South 06° 30' 40" West, 402.41 feet to a set 5/8" iron pin with cap and the point of beginning of the parcel herein described; thence South 84° 00' 56" East, 80.00 feet to a set iron pin with cap; thence South 06° 30' 40" West, 50.00 feet to a set 5/8" iron pin with cap; thence North 84° 00' 56" West, 80.20 feet to a set 5/8" iron pin with cap; thence North 06° 44' 32" East, 50.00 feet to the point of beginning.

The above described tract contains 0.0919 Acres of land and is subject to all easements and restrictions of record.

Basis of Bearings: Bearings based on NAD-83, Ohio State Plane Coordinate System, South Zone.

This description was prepared by Robert J. Trenkamp, Registered Land Surveyor in Ohio #8304 and is based on a survey made by Thomas Graham Associates, Inc. dated August 17, 2020.

