

## DESCRIPTION OF A 29.374 ACRE TRACT

Situated in Lease Lots 1 & 3, Section 10, T.8, R.14, Alexander Township, Athens County, Ohio and being a part of Parcels B010010034301 & B010010034401 as described in Volume 378, Page 443 of the Official Records of Athens County, Ohio and being more particularly described as follows:

**Beginning** at an iron pin set near a fence corner and bearing N 03° 37' 51" E, 286.44 feet from a stone found at the Southeast corner of Lease Lot 3, Section 10, Alexander Township:

Thence along the North line of Carter (579-1489 O.R.),

N 86° 24' 00" W, 793.86 feet to an iron pin set, passing an iron pin found at 433.08 feet;

Thence along new lines created by a simultaneous survey:

N 00° 08' 56" E, 538.39 feet to an iron pin set;

N 60° 38' 13" W, 618.70 feet to a point in County Road 21 (Pleasant Hill Road), passing an iron pin set at 599.52 feet;

Thence along said road the following three courses:

N 07° 05' 20" W, 161.53 feet to a point;

N 16° 16' 01" W, 157.04 feet to a point;

N 14° 38' 44" W, 119.72 feet to a point;

Thence leaving said road and along the South line of Pratt (602-2519 O.R.),

S 83° 32' 00" E, 1506.43 feet to an iron pin found, passing iron pins found at 22.07 feet and 819.24 feet;

Thence along the West lines of Cooley (507-496 O.R.) and Cunningham (314-1367 O.R.),

S 03° 36' 48" W, 1151.11 feet to the Point of Beginning and **containing 29.374 acres total** of which 2.697 acres are contained within Lease Lot 1 (Parcel B010010034301) and 26.677 acres are contained within Lease Lot 3 (Parcel B010010034401).


Subject to all easements and rights of way of record.

Iron pins set are 5/8" x 30" rebar with Cap stamped "Branner Land Surveying P.S. 8816"


Bearing: Grid North – N.A.D. 83 – Ohio South Zone

**The attached map is considered to be an integral part of this description and to be included in any future transfers.**

The above description is based on a field survey completed November, 2024 by

  
Jeb Branner, P.S. 8816  
P.O. Box 274  
The Plains, Ohio 45780  
740-592-5778



Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY:   
DATE: 12/4/24

Legal Description Pre-Approval  
**APPROVED**  
All transfers are subject to  
Athens County Conveyance Standards

DEC 04 2024

Jill Davidson  
Athens County Auditor

