

0.075 Acre Survey

Situate in the State of Ohio, Athens County, Alexander Township, Section 30, Ohio Company Purchase, Township 8 North, Range 14 West, and being part of a 19.770 acre parcel conveyed to Jayhawk Rentals LLC. recorded in Official Record 568, Page 2200, in the Athens County Recorder's Office, and being more particularly described as follows:

Commencing at a 3/4" iron pin found at the southwest corner of Lot #17 of Beal Subdivision recorded in Envelope 376A;

Thence from the **Point of Commencement** along a random line North 60 Degrees 16 Minutes 15 Seconds East a distance of 377.61 feet to an iron pin found with "ODOT" cap at the southwest corner of a 1.000 acre parcel conveyed to Robert L. Wilson and Linda L. Wilson, Trustees of the Robert L. and Linda L. Wilson Living Trust recorded in Deed Volume 196, Page 661 also being a point on the north line of a 4.510 acre parcel conveyed to William Gregory Cline recorded in Official Record 342, Page 207 and a point on the east Right of Way of Radford Rd. (County Road 19);

Thence leaving the east Right of Way of Radford Rd. (County Road 19) along the south line of said 1.000 acre parcel and the north line of said 4.510 acre parcel North 88 Degrees 52 Minutes 21 Seconds East a distance of 257.32 feet to a 3/4" iron pin found at the grantors southwest corner also being the southeast corner of said 1.000 acre parcel and a point on the north line of said 4.510 acre parcel, said iron pin found being the **Point of Beginning** for the parcel herein described;

Thence from the **Point of Beginning** along the grantors westerly line and the east line of said 1.000 acre parcel North 01 Degree 12 Minutes 57 Seconds West a distance of 51.70 feet to an iron pin set on the grantors westerly line also being a point on the east line of said 1.000 acre parcel (reference a 1" diameter iron pipe found North 01 Degrees 12 Minutes 57 Seconds West a distance of 123.05 feet at the grantors westerly corner also being the northeast corner of said 1.000 acre parcel);

Thence leaving the east line of said 1.000 acre parcel and across the grantor the following two (2) courses:

1. North 88 Degrees 52 Minutes 21 Seconds East a distance of 62.80 feet to an iron pin set;
2. South 01 Degree 12 Minutes 57 Seconds East a distance of 51.70 feet to an iron pin set on the grantors south line also being a point on the north line of said 4.510 acre parcel;

Thence along the grantors south line and the north line of said 4.510 acre parcel South 88 Degrees 52 Minutes 21 Seconds West a distance of 62.80 feet to the **Point of Beginning**.

The above described contains 0.075 acres more or less and is contained in Auditors Tax Parcel B010030008700.

Subject to all legal easements and rights of way.

All iron pins set are 3/4 inch diameter x 30 inch long rebar with a cap stamped "Canter-7226".

Plat of survey attached herewith and made a part thereof.

This description was prepared under the direction of Robert C. Canter, Registered Surveyor No. 7226 and is based on a field survey by Buckley Group, LLC., completed January, 14 2021.

Reference the south line of the Wilson property as being: North 88 Degrees 52 Minutes 21 Seconds East.

All bearings, coordinates and distances are expressed as Ohio State Plane Grid, South Zone, NAD 83(2011).

Robert C Canter
Robert C. Canter, P.S. 7226
Buckley Group, LLC.

03/08/2021
Date



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

MAR 08 2021

Jill Thompson
Athens County Auditor

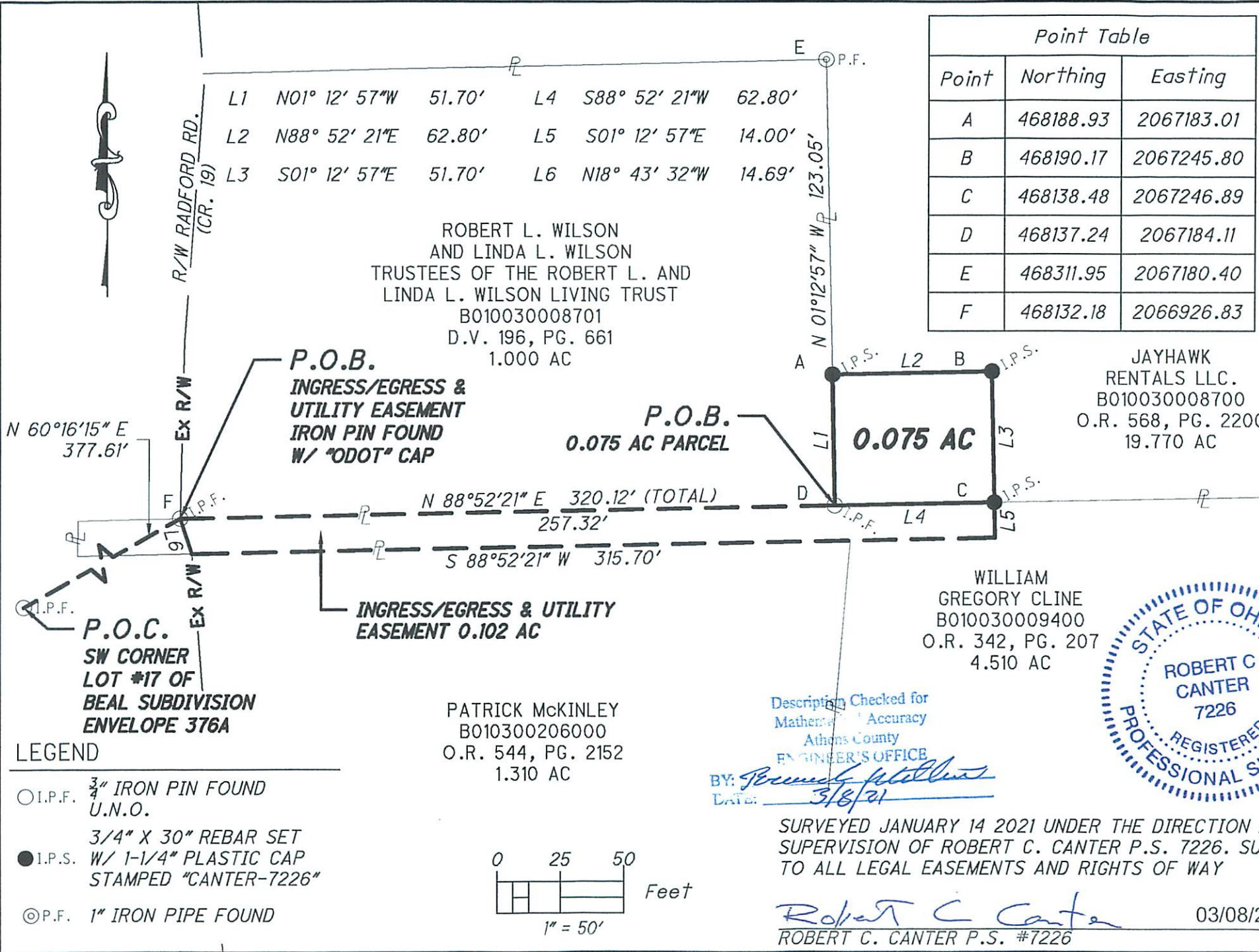
Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: Prerna Gillian
DATE: 3/8/21

SITUATE IN THE STATE OF OHIO, ATHENS COUNTY, ALEXANDER TOWNSHIP, SECTION 30, OHIO COMPANY PURCHASE, T8N, R14W, AND BEING PART OF A 19.770 AC PARCEL CONVEYED TO JAYHAWK RENTALS LLC. RECORDED IN O.R. 568, PG. 2200 AND PART OF A 4.150 ACRE PARCEL CONVEYED TO WILLIAM GREGORY CLINE RECORDED IN O.R. 342, PG. 207

REFERENCES:
 HISTORIC TAX MAPS
 CURRENT TAX MAPS
 AUDITOR TAX INDEX CARDS
 DEEDS AS NOTED
 A 1.0092 AC SURVEY BY GERALD W. BAYHA PS. 6139 DATED 6 MAY, 1982
 A 22.05 AC SURVEY BY JOHN M. BRANNER PS. 6805 DATED MARCH, 1995
 ODOT R/W PLANS ATH-50-4.89-11.23

NOTES:
 ALL BEARINGS, COORDINATES AND DISTANCES ARE EXPRESSED AS OHIO STATE PLANE SOUTH ZONE GRID, US SURVEY FEET NAD83 (2011). REFERENCE THE SOUTH LINE OF THE WILSON PROPERTY AS BEING: N 88°52'21" E

Point Table		
Point	Northing	Easting
A	468188.93	2067183.01
B	468190.17	2067245.80
C	468138.48	2067246.89
D	468137.24	2067184.11
E	468311.95	2067180.40
F	468132.18	2066926.83




Describing Checked for Mathematical Accuracy
 Athens County ENGINEER'S OFFICE
 BY: *Robert C. Canter*
 Date: 3/8/21



SURVEYED JANUARY 14 2021 UNDER THE DIRECTION AND SUPERVISION OF ROBERT C. CANTER P.S. 7226. SUBJECT TO ALL LEGAL EASEMENTS AND RIGHTS OF WAY

Robert C. Canter
 ROBERT C. CANTER P.S. #7226
 03/08/2021 DATE

PLAT OF SURVEY	
SURVEY FOR: LE-AX WATER	
JOB #211666	DATE: 03/08/2021
DRWN: DAC	CHK: RCC
 6801 SR 56 ATHENS, OH 45701 (740)592-5706 www.buckleygroup.com	