

BRANNER SURVEYING

MEMBER-PROFESSIONAL LAND SURVEYORS OF OHIO

12500 N. PEACH RIDGE ROAD
ATHENS, OHIO 45701JOHN M. BRANNER
Registered Land SurveyorTELEPHONE
(614) 592-5778

Description of a 22.05 acre tract

Situated in L.L. 1 and L.L. 2 of Section 20 and 30 of T.8, R.14, Alexander Township, Athens County, Ohio and being more particularly described as follows:

Beginning at an iron pin found that bears South 86 Degrees 36 Minutes 01 Seconds East, 722.08 feet from the South-west corner of L.L. 6 in T.9, R.14, Athens Township, Athens County, Ohio

thence, South 86 degrees 44 minutes 20 seconds East, a distance of 990.97 feet to an iron pin found in the West limited access line of U.S. Route 50;

thence, along said limited access line, South 58 degrees 54 minutes 12 seconds West, a distance of 226.86 feet;

thence South 49 degrees 09 minutes 24 seconds West, a distance of 213.14 feet;

thence South 80 degrees 25 minutes 31 seconds West, a distance of 318.36 feet;

thence South 20 degrees 23 minutes 09 seconds West, a distance of 208.69 feet;

thence South 69 degrees 05 minutes 33 seconds West, a distance of 284.02 feet;

thence South 54 degrees 07 minutes 43 seconds West, a distance of 98.05 feet to an iron pin set;

thence, leaving Limited Access Line of U.S. 50 and along Grantor's South-line, South 87 degrees 46 minutes 31 seconds West, a distance of 594.09 feet to an iron pin found at the South-east corner of a 1.00 acre tract Vol. 369, Page 187);

thence, North 1 degrees 28 minutes 49 seconds West, a distance of 174.61 feet to an iron pin found at the North-east corner of the above described tract;

thence South 88 degrees 32 minutes 17 seconds West, a distance of 244.80 feet to an iron pin found at the North-west corner of the above described tract;

thence, along the Right of Way of County Road 19, North 4 degrees 13 minutes 15 seconds West, a distance of 140.84 feet;

thence North 2 degrees 06 minutes 00 seconds West, a distance of 202.60 feet to an iron pin found at the South-west corner of a 0.65 acre tract (Vol. 381, Page 820);

thence South 87 degrees 33 minutes 07 seconds East, a distance of 175.37 feet to an iron pin found at the South-west corner of the above described tract;

thence North 15 degrees 00 minutes 04 seconds West, a distance of 147.03 feet to an iron pin set at the North-east corner of the above described tract;

CONTINUED ON REVERSE

3
ALX# 20

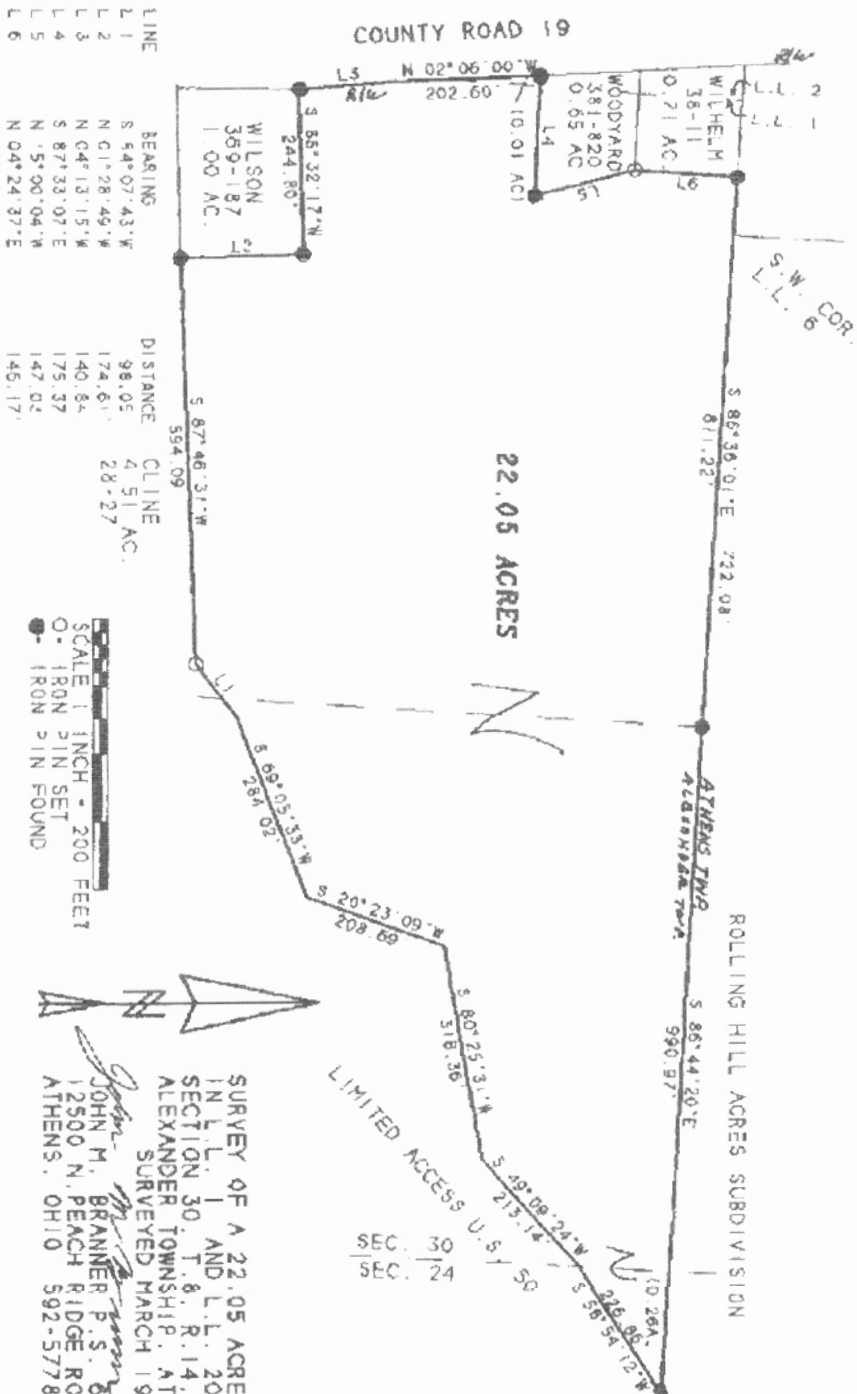
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thence North 4 degrees 24 minutes 37 seconds East, a distance of 146.17 feet to an iron pin found at the North-east corner of a 0.71 acre tract (Vol. 38, Page 11);
thence, along the North-line of L.L. 1, South 86 degrees 36 minutes 01 second East, a distance of 811.22 feet to the POINT OF BEGINNING; said described tract containing 22.05 acres.

Subject to all easements and rights of way of record.

The above description is based on a field survey completed March 1995 by John M. Branner P.S. 6805

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blausen
DATE: 3-13-95



SURVEY OF A 22.05 ACRE TRACT
IN L.L. 1 AND L.L. 20F SECTION 24 &
SECTION 30 T.8. R.14
ALEXANDER TOWNSHIP, ATHENS CO., OHIO
SURVEYED MARCH 1995

John M. Branner
John M. Branner P.S. 3805
12500 N. PEACH RIDGE ROAD
ATHENS, OHIO 592-5778



5

ACREAGE, CLOSURE, AND ERROR OF PLAT

Line #	Direction	Angle	Distance	Latitude	Longitude	Area
1	South	86°	36'	01"	East	811.22 feet.
2	South	86°	44'	20"	East	990.97 feet.
3	South	58°	54'	12"	West	226.86 feet.
4	South	49°	09'	24"	West	213.14 feet.
5	South	80°	25'	31"	West	318.36 feet.
6	South	20°	23'	09"	West	208.69 feet.
7	South	69°	05'	33"	West	284.02 feet.
8	South	54°	07'	43"	West	98.05 feet.
9	South	87°	46'	31"	West	594.09 feet.
10	North	01°	28'	49"	West	174.61 feet.
11	South	88°	32'	17"	West	244.80 feet.
12	North	04°	13'	15"	West	140.84 feet.
13	North	02°	06'	00"	West	202.60 feet.
14	South	87°	33'	07"	East	175.37 feet.
15	North	15°	00'	04"	West	147.03 feet.
16	North	04°	24'	37"	East	146.17 feet.

The easting error is -0.01 feet.

The northing error is 0.01 feet.

The gap in closure is 0.01 feet.

The precision of the field survey is 0.02 feet error per 10,000 feet traverse.

The area computes to be 22.05 acres.