

JUL 31 2024

43.587 Acres

Jill Davidson  
Athens County Auditor

Situate Ohio Company Purchase, Town 6, Range 13, Section 18,  
Ames Township, Athens County, Ohio.

Being the entirety of an existing parcel deeded to: Dianna L. Whims,  
Official Record Book 614, pages 2426-2429, Parcel C010010016900.

Commencing at an iron pin set at the southwest corner of said Section 18;  
Thence N07°31'30"E 1653.29 feet along the west boundary of Section 18 to a notched stone found at  
the point of beginning of the parcel herein described;

- 1.) Thence N07°31'30"E 1039.40 feet along the west boundary of Section 18 to a ¾-inch diameter iron pin found, (passing iron pins found capped Price at 186.02 feet, 395.53 feet, 560.85 feet, 753.72 feet, 875.44 feet, and at 985.92 feet);
- 2.) Thence S81°30'01"E 2180.83 feet along a common boundary to Conner 485-1336, McLaughlin 291-601, and Mingus 77-338 to an iron pin set, (passing iron pins found capped Price at 144.76 feet, 270.71 feet, 433.72 feet, 614.56 feet, 848.80 feet, 993.81 feet, 1140.39 feet, 1268.44 feet, 1376.71 feet, 1597.44 feet, 1754.03 feet, 1926.18 feet, and at 2144.61 feet);
- 3.) Thence S18°20'35"E 442.15 feet along a common boundary to Stanley 522-1191 to an iron pin set at a fence corner post;
- 4.) Thence S67°54'09"W 567.91 feet along said common boundary to an iron pin set at a fence corner post;
- 5.) Thence S67°08'49"W 841.10 feet along a common boundary to Schrock 605-2608 to a ¾-inch diameter iron pin found at a fence corner post;
- 6.) Thence N53°32'06"W 283.14 feet along a common boundary to Hager 291-1150 along a ridge top and following the remnants of old fence to an iron pin set;
- 7.) Thence N42°20'38"W 182.06 feet along said common boundary to an iron pin set;
- 8.) Thence N38°34'06"W 106.89 feet along said common boundary to an iron pin set;
- 9.) Thence N24°19'12"W 93.82 feet along said common boundary to an iron pin set;
- 10.) Thence N31°48'30"W 120.78 feet along said common boundary to an iron pin set;
- 11.) Thence S62°10'59"W 691.50 feet along said common boundary to the point of beginning containing a total of 43.587 acres.


Plat of Survey is attached herewith and made a part thereof.

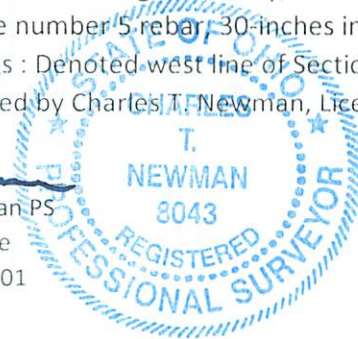
Subject to all easements, rights-of-way, covenants and agreements of record.

Iron Pins Set are number 5 rebar, 30-inches in length capped NEWMAN PS-8043

Basis of bearings : Denoted west line of Section 18. A True Meridian has NOT been determined.

Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on July 30, 2024.

  
Charles T. Newman, PS  
66 Elmwood Place  
Athens, Ohio 45701



Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE

BY:   
DATE: 7/31/24

C. TIM NEWMAN

Professional Surveyor

66 Elmwood Place  
Athens, Ohio 45701

740-594-1884  
740-591-5269

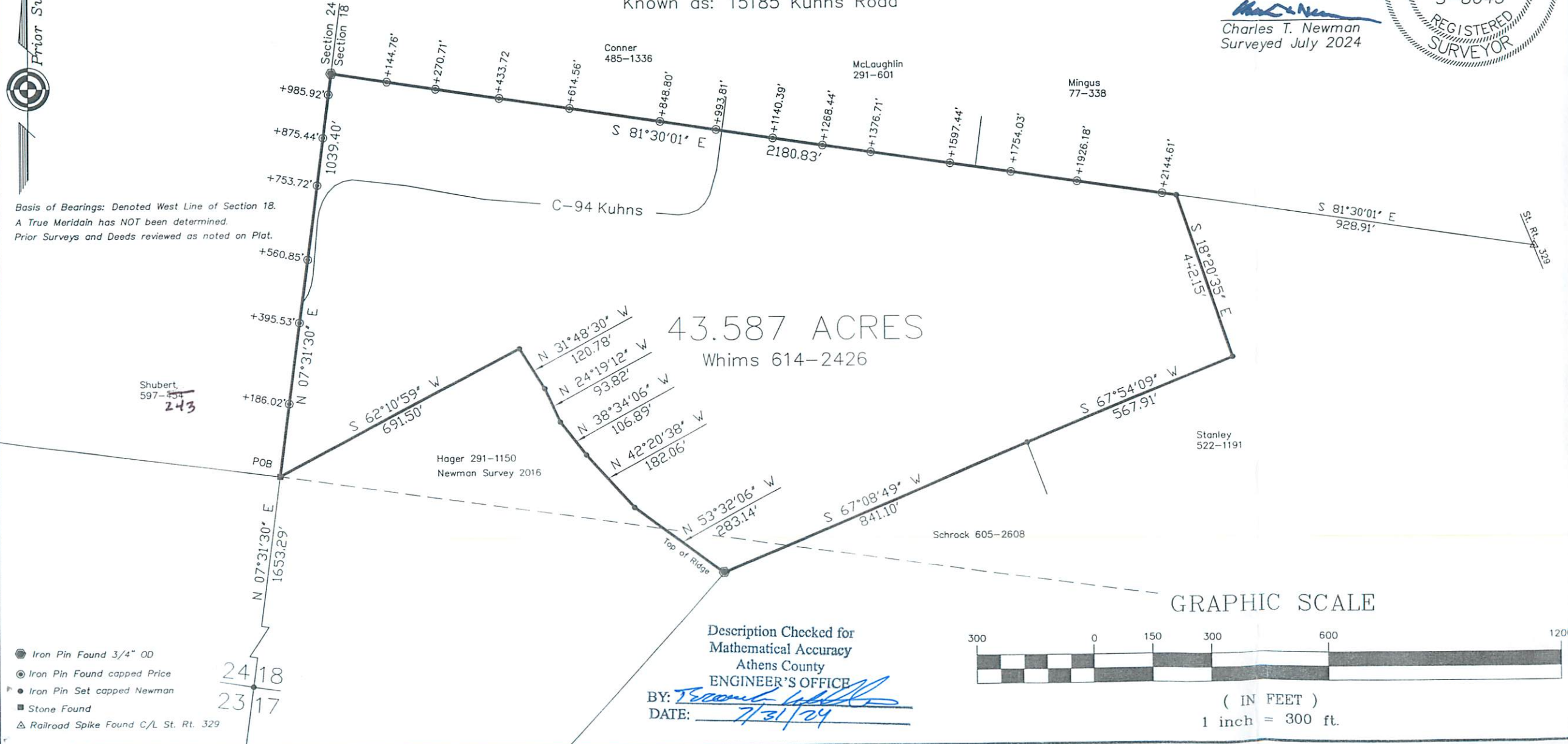
Plat of Survey of 43.587 Acres.  
Situating Ohio Company Purchase, Town 6, Range 13, Section 18, Ames Township, Athens County, Ohio.  
Being an existing parcel deeded to: Dianna L. Whims  
Official Record Book 614, pages 2426-2429.  
Parcel C010010016900  
Known as: 15185 Kuhns Road



*Charles T. Newman*  
Charles T. Newman  
Surveyed July 2024

Prior Survey

Basis of Bearings: Denoted West Line of Section 18.  
A True Meridain has NOT been determined.  
Prior Surveys and Deeds reviewed as noted on Plat.



43.587 ACRES  
Whims 614-2426

GRAPHIC SCALE



( IN FEET )  
1 inch = 300 ft.

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: *T. Newman*  
DATE: 7/31/24

- Iron Pin Found 3/4" OD
- Iron Pin Found capped Price
- Iron Pin Set capped Newman
- Stone Found
- △ Railroad Spike Found C/L St. Rt. 329

24 18  
23 17