

East First Street

S 57° 04' 3" E

158.82' (deed)

+303.05' ○

80.36'

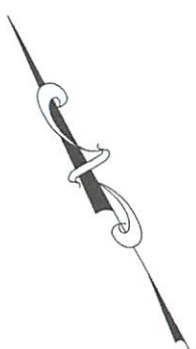
78.46'  
(calculated from deed)

+20.74'

Legolas L.L.C.  
480-596 O.R.

0.582 ac.

200' (deed)



The Get Group LLC  
425-705 O.R.

320.00'  
N 28° 22' 46" E (basis of bearings)

S 28° 23' 55" W  
313.65'

125.1' (nts)  
(deed)

Fahrion Trust  
403-1149 O.R.

Wilhelmine Hamlin  
~~395-329-1024~~ O.R.  
4.005 ac residual  
(deed)

P.O.B.

N 61° 36' 5" W  
80.00'

Description Approved  
Jill A. Thompson  
Athens County Auditor

N 28° 22' 46" E  
69.68'

549.47' (nts)  
(deed)

Cade Subdivision  
Env. (471-B)

398.32' (n.t.s.)  
(calc from deed)

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: *C. Williams*  
DATE: 6/19/13  
(deed)  
274.96' (nts)



Survey of a 0.582 Acre Tract  
in L.L.#112, Section 24,  
T.9, R.14, Athens Township  
Athens County, Ohio  
Surveyed June 2013



Scale 1 inch= 50 feet

- = iron pin set (5/8" x30" long rebar w/ I.D. cap)
- = iron pin found

Bearings based on iron pins found on west line  
and are to be used to denote interior angles only  
Ref. Docs.: Deeds-Tax Plat

*John M. Branner*  
John M. Branner P.S. 6805  
62 East First Street  
The Plains, Ohio 45780

**Description of a 0.582 acre tract**

Situated in L.L. 112, Section 24, T.9, R.14, Athens Township, Athens County, Ohio and being a part of a tract of land as described in Volume ~~329~~<sup>395</sup>, Page 1024 of the Official Records of Athens County and being more particularly described as follows: **V 395 Palm**

Commencing at an iron pin found at the North-east corner of Cade Subdivision ( Env. # 471-B), thence, along the East line of Fahrion Trust ( 403-1149 O.R.) North 28 degrees 22 minutes 46 seconds East, 69.68 feet to an iron pin set and being the point of beginning for the tract of land herein described:

Thence, continuing along the east-line of Fahrion Trust (403-1149 O.R.) and the east-lines of The Get Group L.L.C. ( 475-705 O.R.) and Legolas L.L.C. (480-596 O.R.)

**North 28 degrees 22 minutes 46 seconds East, 320.00 feet** to a point in East First Street, passing an iron pin found at 303.05 feet;

Thence, along East First Street

**South 57 degrees 04 minutes 03 seconds East, 80.36 feet** to a point;

Thence, along new lines created by this survey

**South 28 degrees 23 minutes 55 seconds West, 313.65 feet** to an iron pin set, passing an iron pin set at 20.74 feet;

**North 61 degrees 36 minutes 05 seconds West, 80.00 feet** to the point of beginning and containing 0.582 acres.

Subject to all easements and rights of way of record.

Bearings are based on existing surveys to the west and are to be used to denote interior angles only

Iron pins set are 5/8" by 30" long rebar w/ plastic I.D. cap stamped "Branner P.S. 6805"

The above description is based on a field survey completed June 2013 by John M. Branner P.S. 6805



A handwritten signature in blue ink, appearing to read "John M. Branner".

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: *C. Williams*  
DATE: 6/19/13

Description Approved  
Jill A. Thompson  
Athens County Auditor