

DESCRIPTION OF A 0.29 ACRE TRACT (TRACT "B")
(Transfer between adjoining owners)

Situated in the City of Athens and the Township of Athens in L.L.#11, Section 2, T.9 N., R.14 W, Athens County, Ohio and being a part of Lot# 3 in Deerfield Heights Addition (Env. 39-B) currently owned by The Brune Family Trust (489-1676 O.R.) and being more particularly described as follows:

Commencing at a point in Longview Heights Road and being the North-west corner of Lot#4 of Deerfield Addition (Env. 39-B).

Thence, along the North-line of said lot in Longview Heights Road:

N 53° 40' 27" E, 107.32 feet to a point;

Thence, leaving said road and along a new line created by this survey:

S 12° 50' 04" E, 244.01 feet to a point in the East-line of Lot#3, passing an iron pin set at 31.03 feet and where an iron pin set bears South 12 degrees 50 minutes 04 seconds East, 69.35 feet and being the **point of beginning** for the tract of land herein described:

Thence, along the East-lines of Lot# 3 and the West-lines of Williams (531-1003 O.R.)

S 40° 55' 23" E, 7.36 feet to a point;

S 58° 14' 27" E, 254.96 feet to iron pin set;

Thence, along new lines created by this survey:

S 89° 40' 12" W, 176.17 feet to an iron pin set;

N 22° 19' 04" W, 79.08 feet to an iron pin set;

N 12° 50' 04" W, 69.35 feet to the point of beginning and containing 0.29 acres of which 0.06 acres is in the City of Athens and 0.23 acres is in Athens Township.

THIS TRACT IS TO BE CONTINUOUS AND CONTIGUOUS WITH LOT#4 OF THE DEERFIELD HEIGHTS Addition (ENV. 39-B)

Bearings based on East line of Lot# 4 of Deerfield Heights Addition, (Env. 39-B).

Subject to all easements and rights of way of record.

All iron pins set are 5/8" x30" long rebar with plastic cap stamped

"Branner Surveying P.S. 6805"

The above description is based on a field survey completed August 2021 by

John M. Branner P.S. 6805



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *John M. Branner*
DATE: 8/18/21



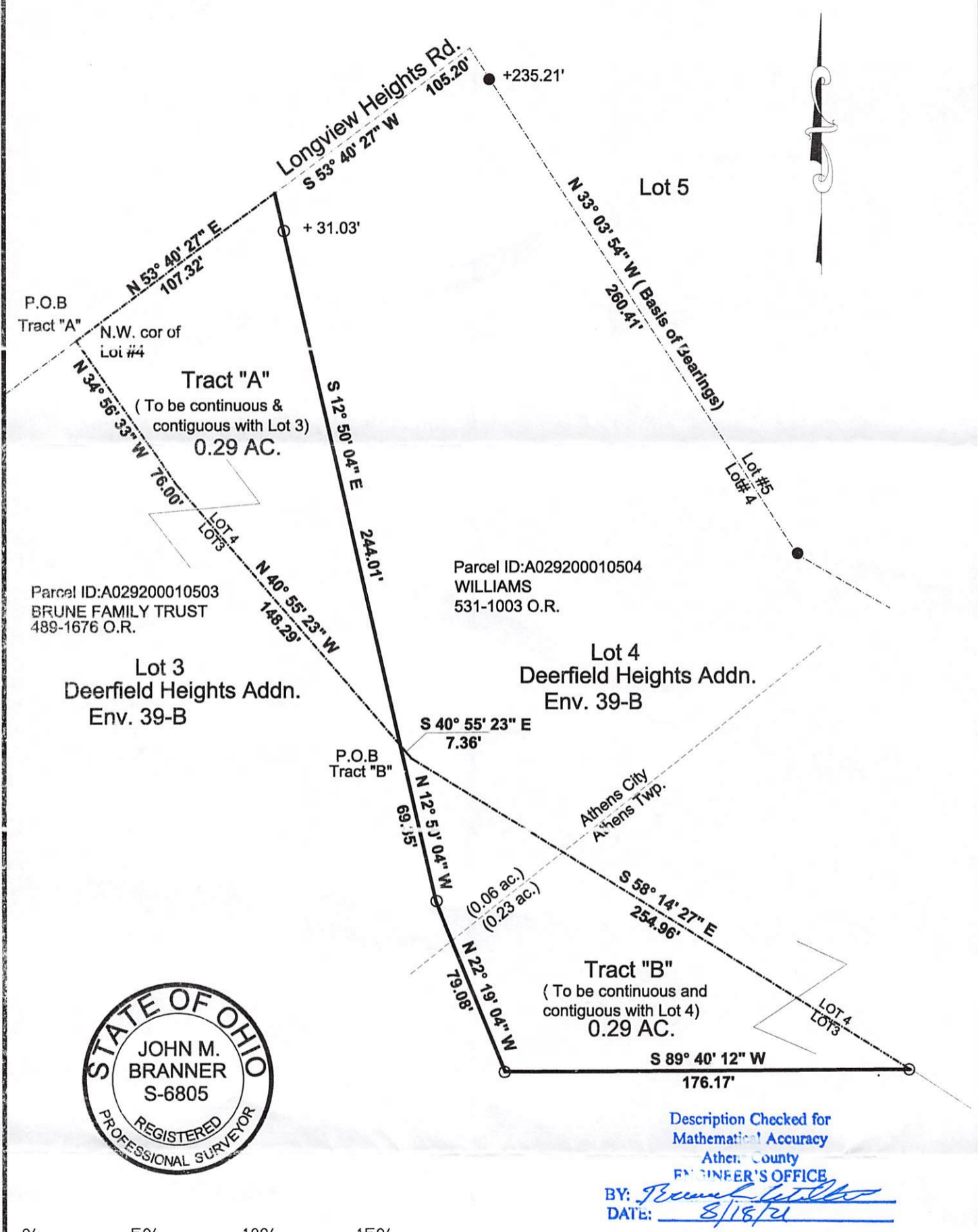
Legal Description Pre-Approval
APPROVED
All transfers are subject to
Athens County Conveyance Standards

AUG 18 2021

Jill Thompson
Athens County Auditor

SURVEY OF TWO TRACTS TO BE TRANSFERRED BETWEEN ADJOINING OWNERS

Situated in City of Athens and Athens Twp. in L.L. #11, Section 2, T. 9 N., R.14 W., Athens Township, Athens County, Ohio



Parcel ID:A029200010503
BRUNE FAMILY TRUST
489-1676 O.R.

Parcel ID:A029200010504
WILLIAMS
531-1003 O.R.



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *[Signature]*
DATE: 8/18/21



- Scale 1"=50'
- Existing Lot line
 - New Lot Line
 - = Iron pin set 5/8" rebar w/ plastic ID cap
 - = Iron pin found
- Bearings based on East-line of Lot 4
Ref. Docs.: Tax Plats, Deeds, Existing Surveys

Surveyed August, 2021

By: *[Signature]*
John M. Branner, P.S. 6805
P.O. Box 274
The Plains, OH 45780