

DESCRIPTION OF A 0.15 ACRE TRACT
(Transfer between adjoining owners)

Situated in L.L. #4, Section 8, T.9 North , R. 14 West, Athens Township, and within the City of Athens, Ohio and being a part of a tract of land as described in Volume 109, Page 465 of the Official Records of Athens County and being more particularly described as follows:

Beginning at an iron pin found at the easterly most corner of Inlot 3715 of the Second Farhills Subdivision , said pin calculated to bear North 28 degrees 52 minutes 13 seconds East, 864.69 feet from the South-west corner of L.L. #4;

Thence, along the Easterly line of Inlot 3715 (Stanton & Brudno, 539-1759 O.R.)

N 43° 32' 08" W, 118.87 feet to an iron pin found;

Thence, along new lines created by this survey:

N 49° 08' 12" E, 62.06 feet to an iron pin set;

S 37° 51' 32" E, 106.09 feet to an iron pin set;

Thence, along the west-line of City of Athens (490-1 O.R.)

S 35° 02' 28" W, 52.54 feet to the point of beginning and containing 0.15 acres.

The above described tract is to be continuous and contiguous with Inlot #3715 of the Second Farhills Subdivision.

Subject to all easements and rights of way of record.

Iron pins set are 5/8" by 30" long rebar with plastic I.D. Cap stamped :
Branner Surveying P.S. 6805.

The basis of bearings is N.A.D. Grid North- Ohio South Zone.

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

John M. Branner P.S. 6805



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

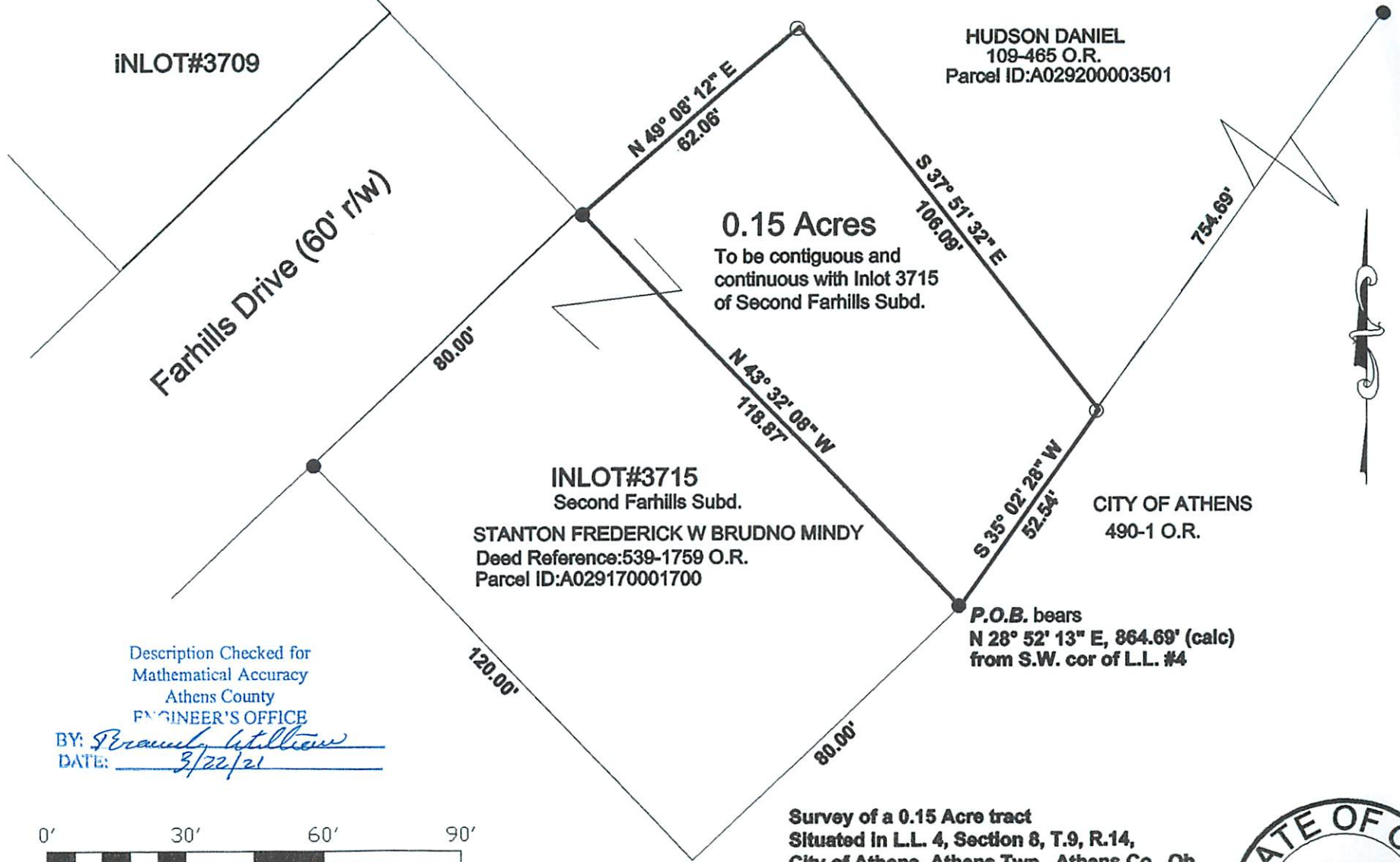
MAR 24 2021

Jill Thompson
Athens County Auditor

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: Perennial Williams
DATE: 3/22/21



Plat showing a 0.15 acre Tract to be transferred to an adjoining owner



INLOT#3709

Farhills Drive (60' r/w)

HUDSON DANIEL
109-465 O.R.
Parcel ID:A029200003501

0.15 Acres
To be contiguous and
continuous with Inlot 3715
of Second Farhills Subd.

INLOT#3715
Second Farhills Subd.

STANTON FREDERICK W BRUDNO MINDY
Deed Reference:539-1759 O.R.
Parcel ID:A029170001700

CITY OF ATHENS
490-1 O.R.

P.O.B. bears
N 28° 52' 13" E, 864.69' (calc)
from S.W. cor of L.L. #4

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *Pravaly Little*
DATE: 3/22/21



Scale 1"=30'

○ = Iron pin set 5/8" rebar w/ plastic ID cap

● = Iron pin found

Bearings: N.A.D. Grid North - Ohio South Zone

Ref. Docs.: Tax Plats, Deeds, Existing Surveys

Survey of a 0.15 Acre tract
Situating in L.L. 4, Section 8, T.9, R.14,
City of Athens, Athens Twp., Athens Co., Oh
Surveyed March 2021

By: *John M. Branner*
John M. Branner, P.S. 8605
P.O. Box 274
The Plains, OH 45780

