

**Legal Description Pre-Approval
APPROVED**

All transfers are subject to
Athens County Conveyance Standards

MAR 29 2017

Jill Thompson
Athens County Auditor

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *Branner*
DATE: 3/28/17

DESCRIPTION OF A 9.66 ACRE TRACT

Situated in L.L. 72, Section 18, T.9, R.14, Athens Township, Athens County, Ohio and being a part of Tract Five as described in Volume 328, Page 1570 O.R. And being more particularly described as follows:

Beginning at an iron pin found in Township Road 251 (River Road) and being the North-west corner of the Southeastern Ohio Real Estate L.L.C. 12.05 acre tract (Volume 512, Page 463 O.R.), said pin calculated to bear South 34 Degrees 16 minutes 10 seconds East, 1953.89 feet (calc.) from the North-west corner of Section 18;

Thence, along Township Road 251 (River Road)

S 25° 00' 22" W, 125.20 feet;

S 31° 01' 22" W, 233.37 feet;

Thence, leaving said road and along the right of way of Township Rd. 251 (River Road)

N 58° 45' 18" W, 20.00 feet;

S 45° 09' 35" W, 145.35 feet;

Curve to the right:

Arc=218.09 feet; Chord Bearing=S 45° 38' 36" W, 216.48 feet, Radius= 517.96 feet;

Thence, S 60° 37' 17" W, 52.70 feet to an iron pin set;

Thence, leaving said road and along the lines of Gamertsfelder Trustee (311-2638 O.R.)

N 58° 08' 40" W, 408.30 feet to an iron pin set;

N 53° 10' 20" E, 189.59 feet to an iron pin set;

N 55° 38' 20" E, 241.90 feet to an iron pin set;

N 48° 42' 20" E, 273.16 feet to an iron pin set;

N 58° 37' 20" E, 191.61 feet to an iron pin set;

N 57° 16' 20" E, 68.55 feet to an iron pin set;

N 31° 21' 20" E, 650.02 feet to a point in Township Road 251 (River Road), passing an iron pin set at 600.00 feet;

Thence, along said road;

S 12° 33' 26" W, 65.70 feet;

S 17° 24' 41" W, 137.69 feet;

S 25° 14' 56" W, 225.18 feet;

S 20° 08' 32" W, 172.24 feet;

Thence, leaving said road and along the line of Hutchinson (168-317 O.R.)

S 70° 47' 45" E, 92.61 feet to an iron pin found;

N 25° 22' 12" E, 82.23 feet to an iron pin set;

S 66° 04' 14" E, 214.05 feet to an iron pin found;

Thence, along the line of the Athens County Commissioners (Hock-Hocking Bike Way)

S 9° 09' 15" W, 264.25 feet to an iron pin set;

Thence, along the lines of Southeastern Ohio Real Estate L.L.C. (475-263 O.R. & 512-463 O.R.)

N 72° 09' 38" W, 357.97 feet, passing an iron pin set at 167.27 feet, to the point of beginning and containing 9.66 acres.

Subject to all easements and rights of way of record

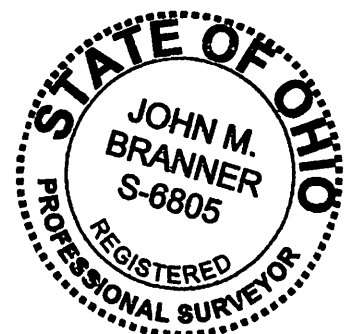
Iron pins set are 5/8" x 30" rebar w/plastic I.D. Cap stamped "Branner P.S. 6805"

Bearings: Grid North N.A.D. 83

The above description is based on a field survey completed February 2016 by

John M. Branner P.S. 6805

J M Branner

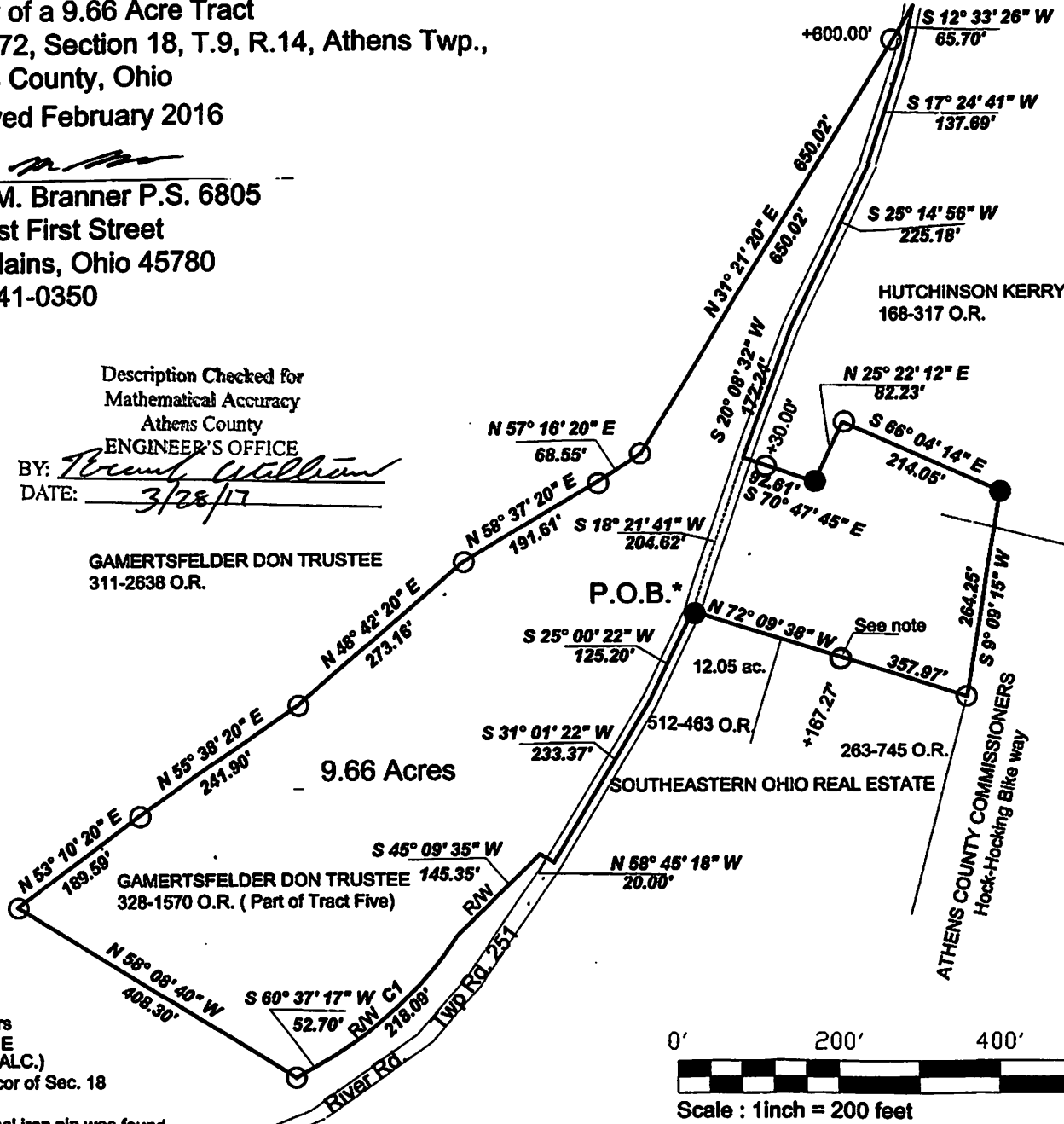


Survey of a 9.66 Acre Tract
in L.L. 72, Section 18, T.9, R.14, Athens Twp.,
Athens County, Ohio
Surveyed February 2016

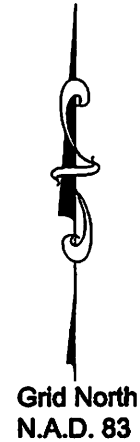
John M. Branner
John M. Branner P.S. 6805
62 East First Street
The Plains, Ohio 45780
740-541-0350

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *Robert Williams*
DATE: 3/28/17

GAMERTSFELDER DON TRUSTEE
311-2638 O.R.



Curve	Radius	Arc	Chord	Chord Bearing
1	517.96	218.09	216.48	S 45° 38' 36" W



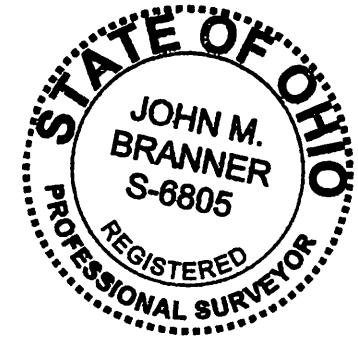
GAMERTSFELDER DON TRUSTEE
328-1570 O.R. (Part of Tract Five)

9.66 Acres

P.O.B.*

SOUTHEASTERN OHIO REAL ESTATE
512-463 O.R.

ATHENS COUNTY COMMISSIONERS
Hock-Hocking Bike way



Scale : 1inch = 200 feet
○ = iron pin set 5/8"x 30" rebar w/ plastic I.D. cap stamped "Branner P.S. 6805"
● = iron pin found

Reference Documents: Tax Plat-deeds-surveys-ODOT R/W Sheet ATH-33-8.56-11.41

*P.O.B. bears
S 34-16-10 E
1953.89' (CALC.)
from N.W. cor of Sec. 18

Note: Original iron pin was found
but was subsequently buried by
excavation. Set iron pin at same
position. This pin was referenced in Ohio Mining Co. Map.