

Survey For Don Russell

Tract one:

Tract situated in Section # 29, Township 7, Range 12, of the Ohio Company Purchase, Bern Township, Athens County, State of Ohio.

Commencing at a steel stake found at the Northeast corner of Lots known as nine and ten in Selby's Addition to the Village of Sharpsburg; thence North 86 deg. 30 min. West - 477.65 ft. to a railroad spike set in the center line of a drive-way, said spike being on the South side of County Road # 49 and on the North side of a bridge crossing Federal Creek; thence North 54 deg. 11 min. West - 52.25 to a Point on the North bank of Federal Creek; thence from this true Place of beginning and continuing North 54 deg. 11 West - 100.36 ft.; thence North 40 deg. 42 min. 30 sec. East - 53.89 ft. to a Point in or near the center of County Road # 49 (ref. iron Pipe set South 40 deg. 42 min. 30 sec. West - 20.00 ft.); thence along or near the center of County Road # 49, South 49 deg. 17 min. East - 100.00 ft.; thence leaving the road, South 40 deg. 42 min. 30 sec West - 47.33 ft. (ref. Passing over an iron Pipe at 20.00 ft.) to the Place of beginning and containing 0.118 acres, more or less.

The above described tract being subject to all leases, easements, and right-of-ways of legal record.

The above tract intended to convey 100 ft. of road frontage. Being a Part of land formerly deeded to Lee Glass - D.V 52 - Pg. 395

Include the following on the deed: " This .118 Acre parcel is to be held continuously and contiguously with the 17.105 Acre tract to the southwest."

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY:
DATE: _____

Chris Cotton
2-27-90

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Brn #29

Don Russell

~~Don Russell~~

Tract two:

Situated in Section # 29, Township 7, Range 12, of the Ohio Company Purchase, Bern Township, Athens County, State of Ohio.

Commencing at a steel stake found at the Northeast corner of Lots known as nine and ten in Selby's Addition to the Village of Sharpsburg; thence North 86 deg. 30 min. West - 477.65 ft. to a railroad spike set in the center line of a drive-way leading from County Road # 49 to the herein described Premises. Said spike being on the South side of County Road # 49 and on the North side of a bridge crossing Federal Creek; thence North 54 deg. 11 min. West - 10.00 ft. to a point on the North bank of Federal Creek and the North side of a drive-way; thence along the North side of the drive-way, South 36 deg. 30 min. West - 60.39 ft.; thence South 54 deg. 28 min. West - 167.00 ft.; thence along the West side of an intersecting drive-way, South 26 deg. 23 min. 11 sec. East - 219.58 ft. to an iron Pin; thence South 18 deg. 47 min. 54 sec. East - 289.68 ft. to an iron Pin; thence leaving the drive-way, North 84 deg. 29 min. 45 sec. West - 559.74 ft. to an iron Pipe; thence North 26 deg. 24 min. 04 sec. West - 288.64 ft. to an iron Pin; thence North 58 deg. 22 min. 35 sec. West - 608.68 ft. to an iron Pin; thence North 27 deg. 28 min. 22 sec. East - 690.61 ft. to an iron Pin on the North side of Federal Creek; thence along the North bank of the Creek the following four courses and distances:

Said pt being true pt of beginning for the parcel here in described.

- 1) South 12 deg. 28 min. 24 sec. East - 224.59 ft. to a 30" Sycamore Tree
- 2) South 78 deg. 13 min. 28 sec. East - 451.60 ft. to an iron Pin
- 3) South 36 deg. 27 min. 26 sec. East - 135.11 ft. to an iron Pin
- 4) South 54 deg. 11 min. East - 359.42 ft. to the Place of beginning and containing 17.105 acres, more or less.

The above described tracts being subject to all leases, easements, and right-of-ways of legal record.

Surveyed November 11, 1989 - W.K.Davis - Registered Surveyor # 2695

Also two right-of-ways being a drive-way 20 ft. wide. First right-of-way beginning at a railroad spike mentioned in the above description being on the South side of County Road # 49 and on the North side of Federal Creek; thence North 36 deg. 30 min. East - 43.00 ft. to County Road # 49. Second right-of-way beginning at the same railroad spike mentioned above thence South 36 deg. 30 min. West - 61.68 ft.; thence South 54 deg. 28 min. West - 170.55 ft. to the intersection of a drive-way leading to the Don Russell Property.

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Mathematical Accuracy
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BY: Chris Cotton
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