

Description Checked for  
Mathematical Accuracy

Athens County  
ENGINEER'S OFFICE

BY: John M. Branner  
DATE: 8/28/15

Exhibit "A"

### Description of a 5.76 Acre Tract

Situated in Fraction 32, Section 27, T.5, R.13, Canaan Township, Athens County, Ohio and being a part of Parcel One and Parcel Two as described in Vol. 504, Pg.1524 O.R. and being more particularly described as follows:

Beginning at a stone found at the North-east corner of the Robbie Hughey 4.84 acre tract ( 504-1524 O.R.) that bears by deed, East 20 chains and North 20.17 chains from the South-west corner of Fraction 32 (deed),

Thence along the lines of Beale (261-557 D.R.)

S 3° 06' 12" W, 718.08 feet to an iron pin set;

Thence, along new lines created by this survey:

S 14° 30' 09" E, 343.20 feet to an iron pin set;

S 8° 09' 38" E, 168.66 feet to a point in Mansfield Road, passing an iron pin set at 114.80 feet;

Thence, along said road:

S 84° 43' 24" W, 5.39 feet;

S 82° 44' 12" W, 130.37 feet;

Thence, leaving said road and along the line of Roger Patton (372-2167 O.R.)

S 5° 02' 17" W, 85.39 feet to an iron pin set , passing an iron pin set at 20.00 feet;

N 84° 59' 57" W, 159.11 feet to an iron pin set;

Thence, along the lines of Johnson (301-1505 O.R.)

N 2° 23' 03" E, 46.61 feet to a point in Mansfield Road

N 2° 56' 00" E, 1267.25 feet to an iron pin set, passing an iron pin set at 20.00 feet;

Thence, along the lines of Knutsen (388-1474 O.R.)

S 87° 16' 35" E, 163.08 feet to the point of beginning and containing 5.76 acres

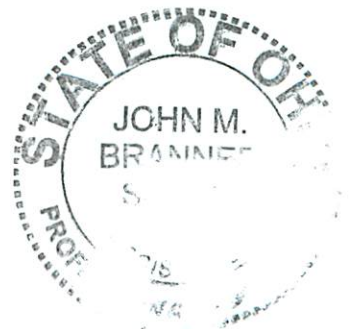
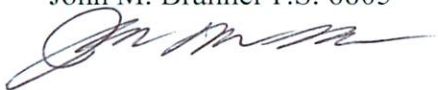
Subject to all easements and rights of way of record.

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

Bearing : Grid North- N.A.D. 83

The above description is based on a field survey completed August 2015 by

John M. Branner P.S. 6805



**KNUTSEN FAITH KAREN ET AL**  
388-1474 O.R.

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BY: *[Signature]*  
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Stone fd. bears East, 20 chains- North 20.17 chains  
from S.W. cor. of Fraction 32 (deed)

Survey of a 5.760 acre Tract and a  
2.822 Acre Tract in Fr.#32, Section 27,  
T.5, R.13, Canaan Twp., Athens Co., Oh.

Surveyed August 2015

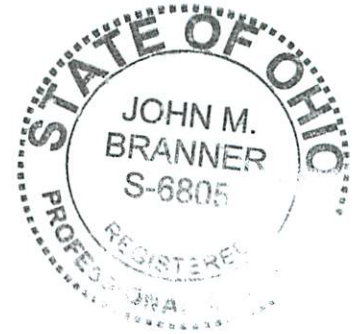
*[Signature]*  
John M. Branner P.S. 6805  
62 East First St.  
The Plains, Oh 45780  
740-541-0350

**JOHNSON DAVID A & MARTHA K**

301-1505 O.R.

Robbie Hughey  
504-1524 O.R.

**BEALE  
WILLIAM T**  
261-557 D.R.  
158.4500



N 2° 56' 00" E  
1267.25'

S 3° 06' 12" W  
718.08'

S 86° 53' 48" E  
330.00'

E020020017600  
5.760 Acres

2.82 Acres

Robbie Hughey  
504-1524 O.R.

Note:  
The 0.30 acre tract is to be  
continuous and contiguous with  
the 2.822 acre tract

E020020014800

Parcel 2  
Parcel 1  
4.894 Acres  
0.866 Acres

gar.

hse

0.30 Acres

Mansfield Rd.

S 87° 36' 49" W  
500.28'

S 0° 52' 00" W  
29.20'

N 2° 23' 03" E  
46.61'

PATTON ROGER  
372-2167 O.R.

+20.00'  
Mansfield Rd.

+20.00'  
N 84° 59' 57" W  
159.11'

S 82° 44' 12" W  
130.37'

N 7° 42' 11" E  
17.80'

S 5° 02' 17" W  
85.39'

S 84° 43' 24" W  
195.34'

S 84° 20' 09" W  
75.06'

0' 150' 300' 450'



● = iron pin set 5/8"x 30" long rebar  
w/plastic I.D. cap stamped Branner P.S. 6805

○ = iron pin found  
Basis of Bearings: N.A.D.83- Grid North  
Ref. Docs.: Tax Plat- deeds

Line	Bearing	Distance
1	S 84° 43' 24" W	5.39'