

Description Checked for
Mathematical Accuracy

Athens County

ENGINEER'S OFFICE

BY: *Robert J. Utter*
DATE: 11/14/17

Legal Description Pre-Approval

APPROVED

All transfers are subject to
Athens County Conveyance Standards

NOV 15 2017

Description of an Existing ⁵8.630 Acre Tract Jill Thompson
Athens County Auditor

Situated in Fractions 34 & 35, Section 28, T.5, R.13, Canaan Township, Athens County, Ohio and being all the land as described in Volume 385, Page 315, of the Official Records of Athens County, Ohio:

Commencing at the Northeast corner of Section 28;

Thence N 88° 03' 21" W, 2706.59 feet (calculated) to a point;

Thence S 2° 25' 01" W, 1407.55 feet (calculated) to an iron pin found on the West line of The State of Ohio Department of Public Safety (261-294 O.R.) and also being the **Point of Beginning** for the land herein described:

Thence continuing along said West line,

S 2° 25' 01" W, 696.00 feet to an iron pin set, with an iron pipe found on the Limited Access Right-of-way of US-50, bearing S 2° 25' 01" W, 39.19 feet;

Thence crossing CR-52 (Della Drive),

S 89° 38' 52" W, 250.00 feet to an iron pin set;

Thence crossing said road,

S 10° 03' 02" E, 114.34 feet to an iron pin set on the Limited Access Right-of-way;

Thence along said right-of-way,

S 84° 22' 17" W, 273.19 feet to an iron pin found;

Thence along the East line of Renzelli (536-2505 O.R.) and crossing CR-52 (Della Drive),

N 2° 40' 38" E, 835.46 feet to an iron pin found passing an iron pin found at 116.51 feet;

Thence along the South line of The City of Athens (268-43 O.R.),

N 89° 47' 46" E, 492.24 feet to the point of beginning and **containing 8.635 acres** of which 8.215 acres are contained within Fraction 35 and 0.420 acres are contained within Fraction 34.

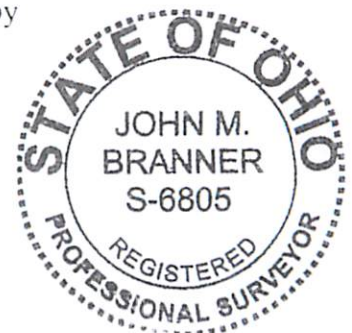
Subject to all easements and rights of way of record.

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 – Ohio South Zone

The above description is based on a field survey completed November 2017 by

John M. Branner P.S. 6805



John M. Branner

City of
Athens
268-43 O.R.

N 89° 47' 46" E
492.24'

P.O.B.
bears S 2° 25' 01" W, 1407.55 feet (calc),
and N 88° 03' 21" W, 2706.59 feet (calc)
from the Northeast Corner of Section 28

8.635 Acres

Renzelli
Edward & Christina
536-2505 O.R.

N 2° 40' 38" E
835.46'

E040280100501
E040280100700

S 2° 25' 01" W
696.00'

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BY: *Branner*
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The State of Ohio
Dept. of Public Safety
261-294 O.R.

County/US50 RW

Della Drive
CR-52

S 89° 38' 52" W

250.00'

S 2° 25' 01" W
39.19'

S 10° 03' 02" E
114.34'

Fr. 35 (8.215ac.)

Fr. 34 (0.420 ac.)

S 84° 22' 17" W
273.19'

CR-52
20' RW

LA RW

0' 100' 200' 300'

Scale 1"=100'

○ = 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 8.630 Acre tract
Situated in Fractions 34 & 35,
Section 28, T.5, R.13,
Canaan Twp., Athens Co., OH
Surveyed November, 2017

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