

10.000 Acres

Situate Ohio Company Purchase, Town 5, Range 13, Fraction 7, Section 14, Canaan Township, Athens County, Ohio;

Being a portion of the lands deeded to: Gaible Family Properties LLC, Official Record Book 564, pages 1031-1033.

Commencing at an iron pin found capped Robinson at the southeast corner of said Fraction 7;

Thence N87°19'12"W 4309.62 feet to a point;

Thence N47°51'42"W 482.47 feet to a point in the center of Kincaid Road, Township Rd. 93, and being the point of beginning of the tract herein described;

- 1.) Thence N54°14'54"W 82.11 feet to a point in the center of Township Rd. 93;
- 2.) Thence N58°23'05"W 95.02 feet to a point in the center of Township Rd. 93;
- 3.) Thence N66°00'29"W 106.28 feet to a point in the center of Township Rd. 93;
- 4.) Thence N02°40'29"W 742.78 feet, passing an iron pin set at 25.46 feet along a common boundary to McCoy 134-494 to an iron pin set,
- 5.) Thence S72°39'38"E 919.21 feet over the lands of the parent parcel to an iron pin set;
- 6.) Thence S44°28'59"W 853.61 feet, passing a stone found of record at 59.25 feet, and an iron pin set at 814.20 feet along a common boundary to Dunn 449-2581, and Edwards 295-459 to the point of beginning containing a total of 10.000 acres.

Plat of Survey is attached herewith and made a part thereof.

Subject to all easements, rights-of-way, covenants and agreements of record.

Iron Pins Set are number 5 rebar, 30-inches in length capped NEWMAN PS-8043

Basis of bearings : NAD 83 Ohio South

Survey completed by Charles T. Newman, Licensed Professional Surveyor 8043 on February 20, 2024


 Charles T. Newman PS
 66 Elmwood Place
 Athens, Ohio 45701



Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE

BY: 
 DATE: 2/26/24

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

FEB 26 2024

Jill Davidson
 Athens County Auditor

C. TIM NEWMAN

Professional Surveyor

66 Elmwood Place
Athens, Ohio 45701

740-594-1884
740-591-5269

Plat of Survey of 10.000 Acres.
Situate Ohio Company Purchase, Town 5, Range 13, Fraction 7,
Section 14, Canaan Township, Athens County, Ohio.
Deeded to: Gaible Family Properties LLC,
Official Record Book 564, pages 1031-1033.



Charles T. Newman
Charles T. Newman
Surveyed February 2024

Basis of Bearings: NAD83 Ohio South
Deeds and Prior Surveys reviewed as noted on Plat

Parent Parcel
Gaible 564-1031

Note: held old fence line due to poor deeds

McCoy 134-494

10.000 ACRES

Dunn 449-2581

Edwards 296-459

- △ Iron Pin Found Rebar 5/8"
- ▲ Iron Pin Found capped Robinson
- ⊙ Iron Pin Found capped Branner
- Iron Pin Set capped Newman
- Stone Found
- ⊕ Railroad Spike Found
- × Remnants of old fence line

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *Perennial Miller*
DATE: 2/26/24

GRAPHIC SCALE



(IN FEET)
1 inch = 200 ft.



T-93 Kincaid Rd.

C-90
Section 14
Section 8
Robinson Survey 2001

N 87°19'12" W
4309.62'

SE Corner

N474079.2
E2108560.0

N 02°40'29" W
742.78'

S 72°39'38" E
919.21'

N 44°28'59" E
1643.70'

N 66°00'29" W
106.28'

N 58°23'05" W
95.02'

N 54°14'54" W
82.11'

S 44°28'59" W
853.61'

N 47°51'42" W
482.47'

S 02°52'55" W
524.76'

+25.46'

+814.20'

+225.00'

+59.25'

+46'