

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: Dis. E. Brannan
DATE: 12/4/19

Description of a 0.070 Acre Tract
to be continuous and contiguous with the Northerly 2.029 Acre Tract (232-791 O.R.)

Situated in Section 1, T.5, R.13, Canaan Township, Athens County, Ohio and being a part of the land as described in Volume 466, Page 1669* of the Official Records of Athens County, Ohio and being more particularly described as follows:

Beginning at an iron pin found bearing N 56° 02' 38" E, 655.72 feet from the Southwest corner of the Northeast Quarter of Section 1:

Thence along the South line of Kincade (516-2167 O.R.) the following two courses:

S 79° 12' 56" E, 140.47 feet to an iron pin set;

S 17° 03' 30" E, 49.01 feet to an iron pin set;

Thence along a new line created by this survey,

N 64° 21' 29" W, 169.01 feet to the point of beginning and **containing 0.070 acres** which is to be continuous and contiguous with the Northerly 2.029 acre tract (232-791 O.R.).


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, 2019 by

John M. Branner P.S. 6805



*Volume 558, Page 1488



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

DEC 04 2019

Jill Thompson
Athens County Auditor

Approved By
~~Athens County Regional Planning Commission~~

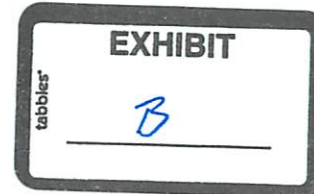
Date: 03.10.2020





P.O.B.
bears N 56° 02' 38" E, 655.72'
from the Southwest Corner of the
Northeast Quarter of Section 1

Kincade
Douglas E. & Betty K.
232-791 O.R.



S 22° 14' 31" W
3.16'

N 80° 23' 48" W
50.31'

S 13° 15' 20" W
390.45'

S 79° 12' 56" E
140.47'

0.070 Acres
to be continuous and
contiguous with the Northerly
2.029 acre tract (232-791 O.R.)

N 64° 21' 29" W
169.01'

S 17° 03' 30" E
49.01'

Township Road 537
Locust Lane

Smith
Amanda M. & Michael A.
466-1669 O.R.

Approved By
Athens County Regional Planning Commission

Date 03.10.2020

Jessie

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ENGINEER'S OFFICE

BY: *David E. Smith*
DATE: 12/4/19

0' 30' 60' 90'



Scale 1"=30'

○ = 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 0.070 Acre tract
Situated in Section 1, T.5, R.13,
Canaan Twp., Athens Co., OH
Surveyed November, 2019

By: *John M. Branner*
John M. Branner, P.S. 6805
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