

# Description of an existing 0.972 Acre Tract

## EXHIBIT "A"

Situated in the Section 8, Town 5, Range 13, Canaan Township, Athens County, State of Ohio, being all of Athens County PID number E010010020500 and being more particularly described as follows:

**COMMENCING** at the Southeast corner of the Northeast quarter of Section 8; thence North 4°30'00" East, 880.00 feet (deed) along the east line of said Section to the Southeast corner of a 6 acre tract owned by Halbirt (OR 544-290); thence along the south line of the Halbirt tract North 79°15'00" West, 622.70 feet (deed) to a point at the Southwest corner of said Halbirt tract and said point being the **POINT OF BEGINNING** for the tract herein described:

Thence along common boundary lines to Halbirt (OR 544-290) the following five (5) courses:

1. **South 4°30'00" West, 21.00 feet** to an iron pipe found;
2. **North 73°42'51" West, 208.00 feet** to an iron pin set;
3. **North 4°30'00" East, 208.00 feet** to a point in River Rd (TR129), passing an iron pipe found at 177.34 feet;
4. **South 73°42'51" East, 208.00 feet** along said road to a point;
5. **South 4°30'00" West, 187.00 feet** leaving said road, passing an iron pipe found at 30.39 feet, to the point of beginning and containing 0.972 acres.

Unless otherwise noted, all set iron pins are 5/8 inch diameter rebar, 30 inches in length and capped with a plastic identification marker inscribed Stevens, PS 8716.

Bearings are based on the denoted east line of Section 8 being N 4°30'00" E per deed recorded in OR 544, PG. 290.

Subject to all Easements and Rights of Way of Record.

The above description was prepared by Donnie E. Stevens II, Ohio Registered Surveyor 8716 in October 2021.

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

OCT 29 2021

Jill Thompson  
Athens County Auditor



*Donnie E. Stevens II* 10/28/2021  
Donnie E. Stevens II, PS 8716

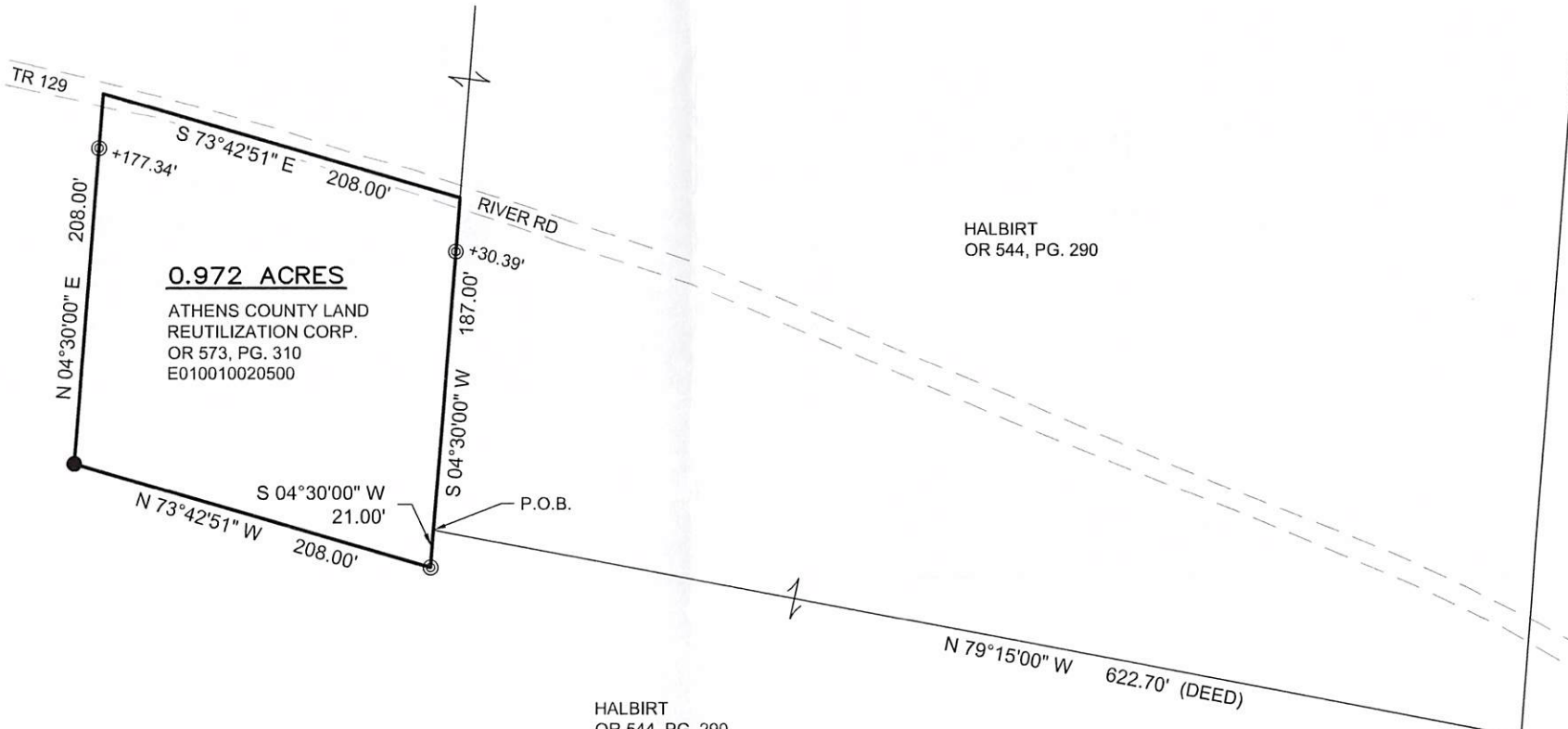
Description Checked for  
Mathematical Accuracy  
Athens County  
PLANNERS OFFICE

BY: *Maiden*  
DATE: 10-29-21



0 50 100  
SCALE IN FEET  
1" = 100'

PLAT OF SURVEY  
SITUATED IN SECTION 8,  
TOWNSHIP 5, RANGE 13, CANAAN TOWNSHIP,  
ATHENS COUNTY, OHIO  
SURVEYED OCTOBER 2021



**0.972 ACRES**  
ATHENS COUNTY LAND  
REUTILIZATION CORP.  
OR 573, PG. 310  
E010010020500

HALBIRT  
OR 544, PG. 290

HALBIRT  
OR 544, PG. 290

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE

BY: *Donnie E. Stevens II*  
DATE: 10-29-21



*Donnie E. Stevens II*  
DONNIE E. STEVENS II, PS 8716

10/28/2021  
DATE

LEGEND

- △ RAILROAD SPIKE FOUND
- 1" SQUARE BAR FOUND
- ⊙ IRON PIPE FOUND
- IRON PIN FOUND
- 5/8"x30" REBAR SET WITH PLASTIC ID CAP STAMPED "STEVENS PS 8716"

BASIS OF BEARING

BEARINGS ARE BASED ON THE  
DENOTED EAST LINE OF SECTION  
8 BEING N 4°30'00" E PER DEED  
RECORDED IN OR 544, PG. 290.

REFERENCES

DEEDS OF RECORD  
TAX MAPS  
PREVIOUS SURVEYS

P.O.C.  
SE CORNER  
OF NE 1/4 OF  
SECTION 8

STEVENS SURVEYING LLC

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