

## DESCRIPTION OF A 5.154 ACRE TRACT

Situated in Fraction 7, Section 14, T.5, R.12, Carthage Township, Athens County, Ohio and being a part of Parcel F010010034700 as described in Volume 596, Page 2010 of the Official Records of Athens County, Ohio and being more particularly described as follows:

**Beginning** at an iron pin set bearing bearing S 03° 49' 16" W, 1422.57 feet from a stone found at the Northeast corner of the West half of the West half of Fraction 7, Section 14:

Thence along new lines created by this survey:

S 51° 21' 12" E, 356.81 feet to an iron pin set;

S 40° 20' 01" E, 229.45 feet to a point in Township Road 116 (Blackwood Road), passing an iron pin set at 202.83 feet;

Thence along said road the following eight courses:

(1) S 31° 04' 05" W, 27.81 feet to a point;

(2) S 14° 49' 15" W, 38.87 feet to a point;

(3) S 10° 50' 04" W, 77.66 feet to a point;

(4) S 26° 54' 17" W, 35.60 feet to a point;

(5) S 43° 16' 07" W, 32.63 feet to a point;

(6) S 60° 32' 17" W, 45.92 feet to a point;

(7) S 67° 14' 39" W, 83.67 feet to a point;

(8) S 57° 14' 51" W, 36.71 feet to a point;

Thence leaving said road and along new lines created by this survey:

N 45° 47' 39" W, 607.57 feet to an iron pin set, passing an iron pin set at 38.09 feet;

N 43° 59' 27" E, 336.52 feet to the Point of Beginning and **containing 5.154 acres.**


Subject to all easements and rights of way of record.

Iron pins set are 5/8" x 30" rebar with Cap stamped "Branner Land Surveying P.S. 8816"

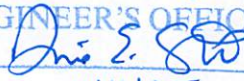
Bearing: Grid North – N.A.D. 83 – Ohio South Zone

**The attached map is considered to be an integral part of this description and to be included in any future transfers.**

The above description is based on a field survey completed October, 2025 by

  
Jeb Branner, P.S. 8816  
P.O. Box 274  
The Plains, Ohio 45780  
740-592-5778



Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY:   
DATE: 11/4/25

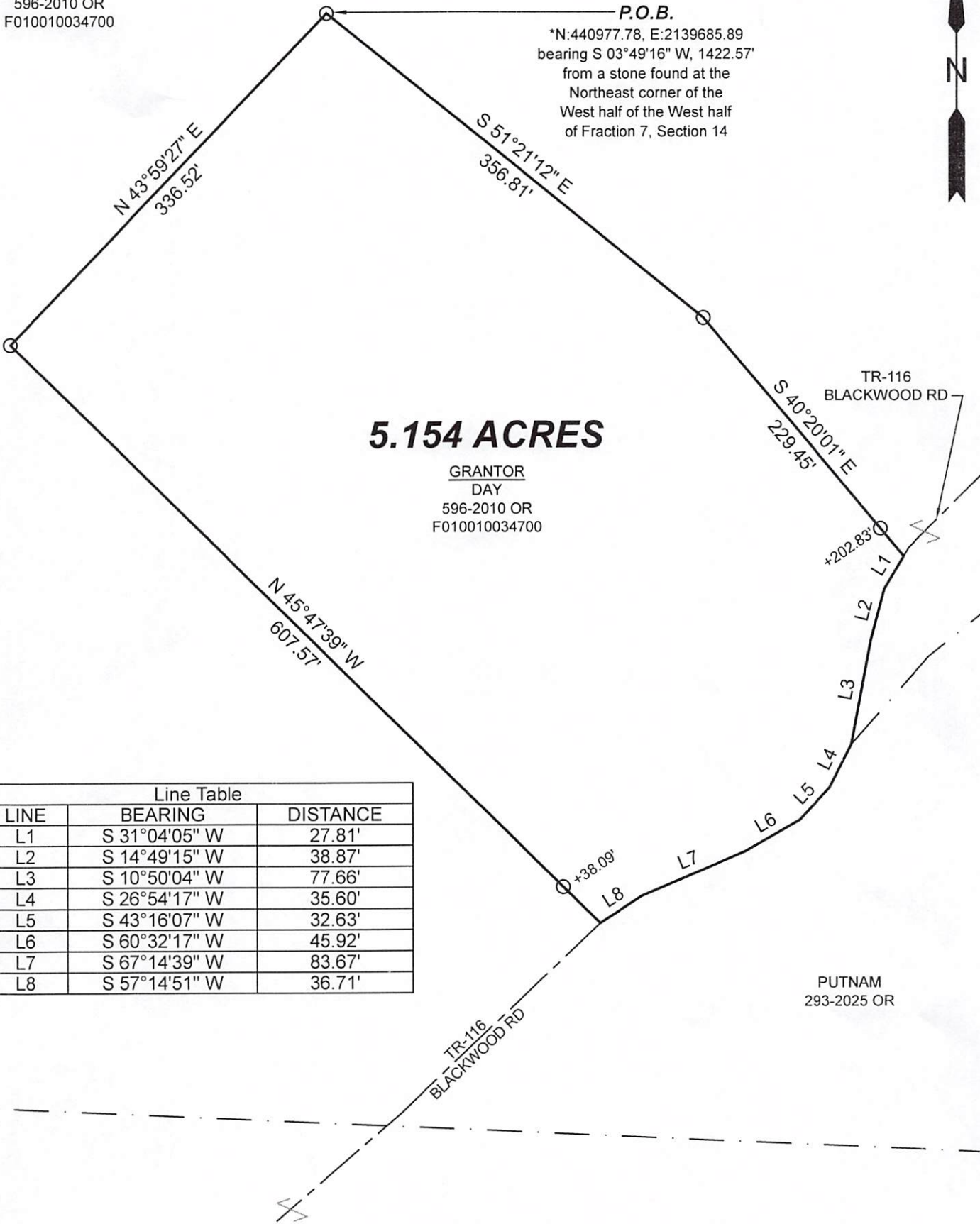
Legal Description Pre-Approval  
**APPROVED**  
All transfers are subject to  
Athens County Conveyance Standards

NOV 04 2025

Jill Davidson  
Athens County Auditor

GRANTOR  
DAY  
596-2010 OR  
F010010034700

P.O.B.  
\*N:440977.78, E:2139685.89  
bearing S 03°49'16" W, 1422.57'  
from a stone found at the  
Northeast corner of the  
West half of the West half  
of Fraction 7, Section 14

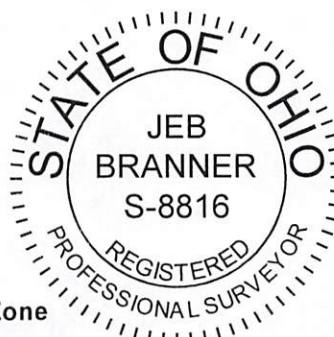


**5.154 ACRES**

GRANTOR  
DAY  
596-2010 OR  
F010010034700

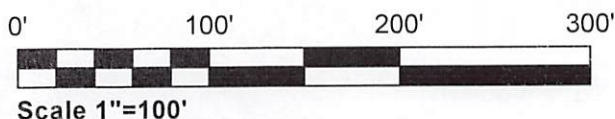
Line Table		
LINE	BEARING	DISTANCE
L1	S 31°04'05" W	27.81'
L2	S 14°49'15" W	38.87'
L3	S 10°50'04" W	77.66'
L4	S 26°54'17" W	35.60'
L5	S 43°16'07" W	32.63'
L6	S 60°32'17" W	45.92'
L7	S 67°14'39" W	83.67'
L8	S 57°14'51" W	36.71'

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE  
BY: [Signature]  
DATE: 11/4/25



SURVEY OF A 5.154 ACRE TRACT  
Situated in Fraction 7, Section 14,  
T.5, R.12, Carthage Twp.,  
Athens Co., OH  
Survey Completed October, 2025

By: [Signature]  
Jeb Branner, P.S. 8816  
P.O. Box 274  
The Plains, OH 45780  
740-592-5778



○ = Iron pin set 5/8" rebar w/ plastic ID cap  
● = Iron pin found unless otherwise noted  
Bearings: N.A.D. 83 - Grid North - Ohio South Zone  
Ref. Docs.: Tax Plats, Deeds, Existing Surveys  
\*Coordinates are to be used for GIS purposes only