

DESCRIPTION OF A 17.162 ACRE TRACT

Situated in Section 32, T.5, R.12, Carthage Township, Athens County, Ohio and being a part of Parcel F010010060900 as described in Volume 597, Page 1163 of the Official Records of Athens County, Ohio and being more particularly described as follows:

Beginning at a point in Township Road 113 (Barnhill Road) that bears S 75° 37' 26" E, 1585.31 feet (calculated) from an iron pin called for at the Northwest corner of the Southwest Quarter of Section 32:

Thence along the lines of Howard (538-809 O.R.) the following two courses:

S 21° 05' 31" E, 927.29 feet to an iron pin found, passing an iron pin found at 25.64 feet;

N 72° 02' 24" E, 825.74 feet to an iron pin found;

Thence along the West line of Haas (16-226 O.R.),

S 02° 53' 18" W, 497.81 feet to an iron pin set;

Thence along new lines created by this survey the following five courses:

(1) S 61° 09' 57" W, 822.56 feet to an iron pin set;

(2) N 86° 05' 22" W, 314.53 feet to an iron pin set;

(3) N 23° 49' 45" W, 241.80 feet to an iron pin set;

(4) N 15° 46' 20" E, 645.83 feet to an iron pin set;

(5) N 20° 55' 14" W, 578.07 feet to a point in Township Road 113 (Barnhill Road), passing an iron pin set at 551.09 feet;

Thence along said road,

N 34° 27' 18" E, 121.64 feet to the Point of Beginning and **containing 17.162 acres.**

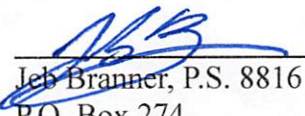
Subject to all easements and rights of way of record.

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 April, 2025 by


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



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

MAY 01 2025

Jill Davidson
Athens County Auditor

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: 
DATE: 5/1/25

SHARRAT
577-551 OR

N 34°27'18" E
121.64'

TR-113
BARNHILL RD

P.O.B.

*N:441161.02, E:2123293.04
bearing S 75°37'26" E, 1585.31' (calc)
from an iron pin called for at the
Northwest corner of the
Southwest Quarter of
Section 32

+25.64'

+551.09'

N 20°55'14" W 578.07'

S 21°05'31" E 927.29'

HOWARD
538-809 OR
SURVEY REF
87.716 AC
NEWMAN 8043
OCT 2017

GRANTOR
KYNARD
597-1163 OR
F010010060900

N 15°46'20" E
645.83'

N 72°02'24" E
825.74'

S 02°53'18" W
497.81'

HAAS
16-226 OR

17.162 ACRES

N 23°49'45" W
241.80'

S 61°09'57" W
822.56'

N 86°05'22" W
314.53'

GRANTOR
KYNARD
597-1163 OR
F010010060900

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: *[Signature]*
DATE: *5/1/25*

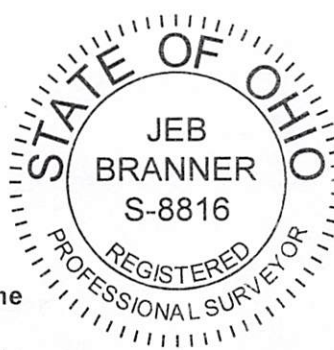


Scale 1"=200'

○ = 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



SURVEY OF A 17.162 ACRE TRACT
Situating in Section 32, T.5, R.12,
Carthage Twp., Athens Co., OH
Survey Completed April, 2025

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