

PIONEER ENGINEERING & SURVEYING, LLC

P.O. Box 172, Beverly, Ohio 45715 Office: 740-984-4476 Cel: 740-350-4003

**DESCRIPTION OF PROPERTY
GARY L. SEALEY JR. & SHAYA L. SEALEY**

DESCRIPTION OF PROPERTY

Situated in The State of Ohio, Athens County, Carthage Township, Town. 5N, Range 12W, Section No. 5, Reference Deed, Vol. 541, Page 303 and Auditor No. 06-31533.000.

Being part of the West Central portion of Section No. 5 and being more precisely described as follows:

At the place of beginning being a ½" uncapped iron pin found, Located S 08° 31' 48" E, 1637.00 feet from the Northwest Corner of Section No. 5, said ½" uncapped iron pin found being the **true place of beginning**;

Thence along a line common to Richard Bailey G & S, OR 357, Page 2452 and bearing N 72° 05' 53" E, 321.26 feet to a ½" uncapped iron pin found;

Thence along a line common to Tom Lydy, Vol. 221, Page 183 and bearing S 64° 17' 49" E, 178.12 feet to a ½" uncapped iron pin found;

Thence along a line common to Tom Lydy, Vol. 221, Page 183 and bearing S 22° 55' 02" E, 293.02 feet to a ½" uncapped iron pin found;

Thence along a line common to Tom Lydy, Vol. 221, Page 183 and bearing S 03° 50' 00" W, 335.87 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Ronald D. Tyson & Patricia A. Tyson, OR 344, Page 2161 and bearing S 50° 40' 32" W, 364.60 feet to a ½" uncapped iron pin found;

Thence along a line common to Barry D. Chapman, Vol. 475, Page 2396 and bearing S 46° 39' 06" W, 258.64 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Donald Brunty, OR 246, Page 156 and bearing N 17° 06' 14" W, 72.71 feet to a 5/8" capped iron pin set by R. Roush S-7999;

Thence along a line common to Donald Brunty, OR 246, Page 156 and bearing N 29° 18' 55" W, 50.49 feet to a ½" uncapped iron pin found;

Thence along a line common to Donald Brunty, OR 246, Page 156 and bearing N 22° 38' 42" W, 154.08 feet to a 3/8" uncapped iron pin found;

Thence along a line common to Donald Brunty, OR 246, Page 156 and bearing N 54° 42' 39" E, 305.81 feet to a ½" uncapped iron pin found;

Thence along a line common to Donald Brunty, OR 246, Page 156 and bearing N 37° 29' 04" W, 72.65 feet to a ½" uncapped iron pin found;

Thence along a line common to Donald Brunty, OR 246, Page 156 and bearing N 09° 46' 47" W, 248.94 feet to Mine Bolt found;

Thence along a line common to Donald Brunty, OR 246, Page 156 and bearing N 30° 32' 56" E, 225.36 feet to Mine Bolt found;

Thence along a line common to Donald Brunty, OR 246, Page 156 and bearing N 76° 26' 47" W, 267.41 feet to a ½" uncapped iron pin found;

Said ½" uncapped iron pin found being the **true place of beginning**.

Containing 7.953 acres more or less.

Legal Description Pre-Approval

APPROVED

All transfers are subject to
Athens County Conveyance Standards


AUG 22 2018

Jill Thompson
Athens County Auditor

Basis of bearings of the above surveyed tract: Bearing of the East Line of the above surveyed tract was assumed as South 03° 50' 00" West.

SUBJECT to all rights of way, easements, leases and restrictions of record.


The above description based on a field survey performed by Pioneer Engineering and Surveying, LLC on July 25, 2018, under the direction of Robert H. Roush PE, PS S-7999.



Robert H. Roush
Ohio Reg. No. S-7999

August 11, 2018
Date



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: 
DATE: 8/22/18

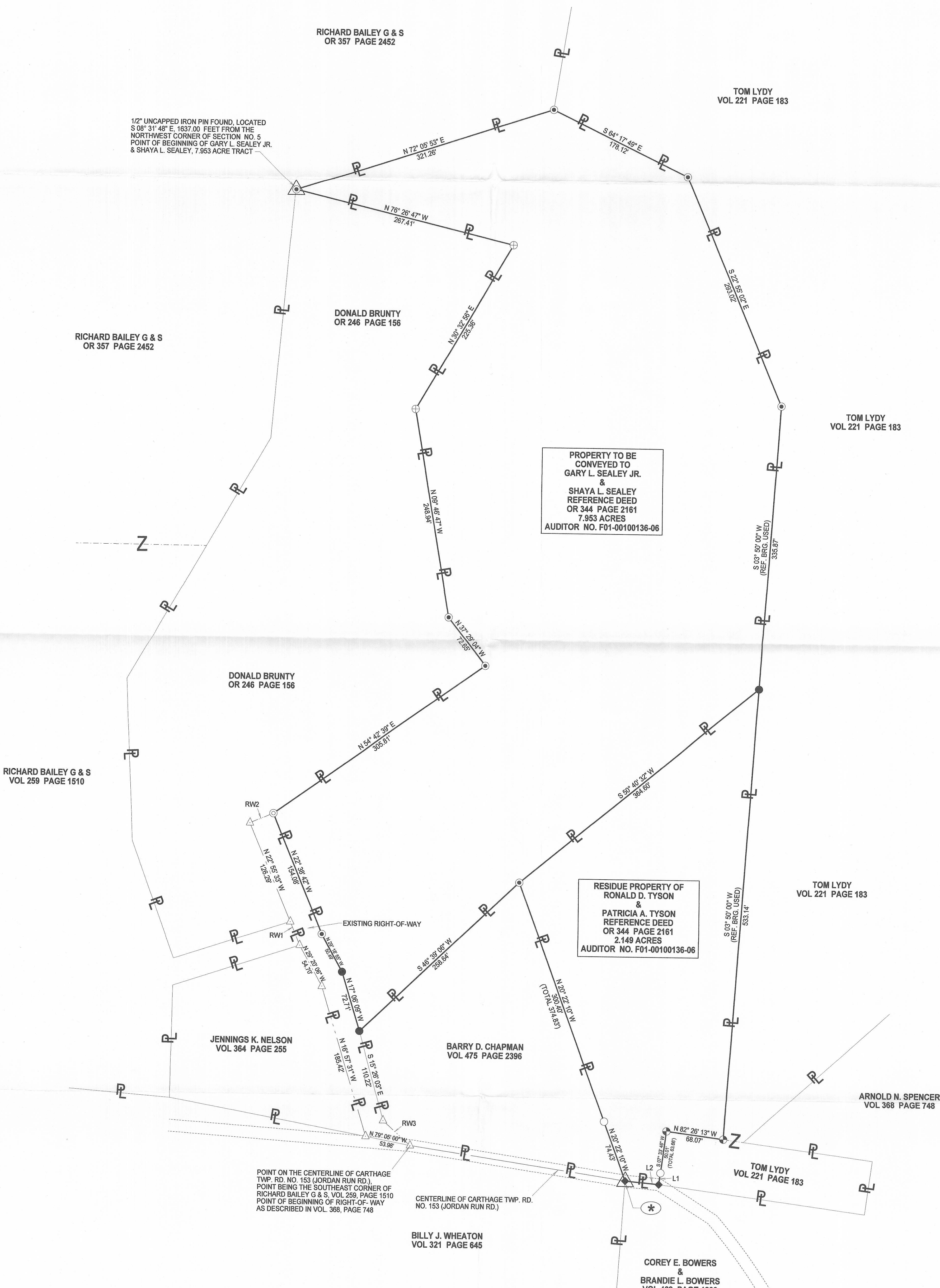
ATHENS COUNTY, OHIO
 CARTHAGE TOWNSHIP
 SECTION 5, TOWN. 5N, RANGE 12W

Bearings shown hereon are to an assumed meridian and are used to denote angles only.



LEGEND

- ⊙ MONUMENT FOUND
3/8" UNCAPPED IRON PIN
- ⊙ MONUMENT FOUND
1/2" UNCAPPED IRON PIN
- MONUMENT FOUND
5/8" UNCAPPED IRON PIN
- ⊕ MONUMENT FOUND
5/8" CAPPED IRON PIN
(C. HUGHES S-7162)
- ⊕ MONUMENT FOUND
MINE BOLT
- MONUMENT SET
5/8" CAPPED IRON PIN
(R. ROUSH S-7999)
- ◆ CENTERLINE POINT
CARTHAGE TWP. RD.
NO. 153
(JORDAN RUN RD.)
- △ RIGHT-OF-WAY
POINT



1/2" UNCAPPED IRON PIN FOUND, LOCATED S 08° 31' 48" E, 1637.00 FEET FROM THE NORTHWEST CORNER OF SECTION NO. 5 POINT OF BEGINNING OF GARY L. SEALEY JR. & SHAYA L. SEALEY, 7.953 ACRE TRACT

PROPERTY TO BE CONVEYED TO GARY L. SEALEY JR. & SHAYA L. SEALEY REFERENCE DEED OR 344 PAGE 2161 7.953 ACRES AUDITOR NO. F01-00100136-06

RESIDUE PROPERTY OF RONALD D. TYSON & PATRICIA A. TYSON REFERENCE DEED OR 344 PAGE 2161 2.149 ACRES AUDITOR NO. F01-00100136-06

POINT ON THE CENTERLINE OF CARTHAGE TWP. RD. NO. 153 (JORDAN RUN RD.), LOCATED S 13° 46' 48" E, 2904.00 FEET FROM THE NORTHWEST CORNER OF SECTION NO. 5 POINT OF BEGINNING OF PROPERTY OF RONALD D. TYSON & PATRICIA A. TYSON, 2.149 ACRE RESIDUE TRACT.

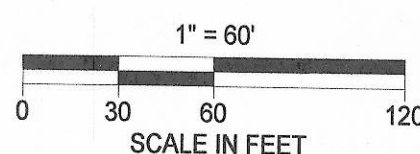
CENTERLINE OF CARTHAGE TWP. RD. NO. 153 (JORDAN RUN RD.)

* POINT ON THE CENTERLINE OF CARTHAGE TWP. RD. NO. 153 (JORDAN RUN RD.), LOCATED S 13° 46' 48" E, 2904.00 FEET FROM THE NORTHWEST CORNER OF SECTION NO. 5 POINT OF BEGINNING OF PROPERTY OF RONALD D. TYSON & PATRICIA A. TYSON, 2.149 ACRE RESIDUE TRACT.

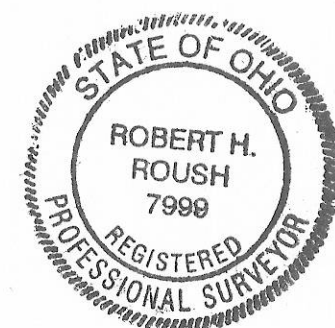
RIGHT-OF-WAY LINE TABLE

NUMBER	DIRECTION	DISTANCE
L1	S 07° 33' 46" W	13.65'
L2	N 84° 47' 04" W	40.25'

NUMBER	DIRECTION	DISTANCE
RW1	N 23° 00' 00" W	30.12'
RW2	N 67° 01' 21" E	30.00'
RW3	S 17° 06' 09" E	72.71'



Description Checked for Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE
 BY: *Robert H. Roush*
 DATE: 10/14/18



Robert H. Roush
 ROBERT H. ROUSH
 OHIO REG. NO. S-7999

DATE 9-26-2018

GARY L. SEALEY JR.
 &
 SHAYA L. SEALEY
 PIONEER ENGINEERING AND SURVEYING, L.L.C.
 P.O. BOX 172 BEVERLY, OHIO 46715
 OFFICE: 740-984-4476 CEL: 740-350-4003

DATE: 7/25/2018