

BRANNER SURVEYING

MEMBER-PROFESSIONAL LAND SURVEYORS OF OHIO

12500 N. PEACH RIDGE ROAD
ATHENS, OHIO 45701

JOHN M. BRANNER
Registered Land Surveyor

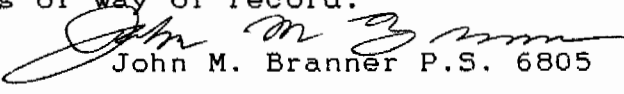
TELEPHONE
(614) 592-5778

DESCRIPTION OF A 0.707 ACRE TRACT

Situated in the Village of Chauncey, Dover Township, Athens County, Ohio and being more particularly described as follows:

Commencing at an iron pipe found at the South-west corner of Lot 115, of the George Nye's Addition to the Village of Chauncey, Ohio, said pipe being the POINT OF BEGINNING; thence South 0 degrees 27 minutes 07 seconds East, a distance of 54.90 feet to an iron pipe found; thence South 28 degrees 20 minutes 51 seconds East, a distance of 17.83 feet to an iron pipe found; thence South 88 degrees 13 minutes 01 second East, a distance of 76.24 feet to an iron pin found; thence South 1 degrees 16 minutes 24 seconds West, a distance of 71.39 feet to an iron pin set; thence South 89 degrees 12 minutes 16 seconds West, a distance of 251.85 feet to an iron pin set in the East-line of a 12 feet wide alley ; thence, along said alley, North 0 degrees 16 minutes 01 second West, a distance of 145.49 feet to the South-west corner of Lot #116; thence, along the South-line of said lot, North 89 degrees 12 minutes 17 seconds East, a distance of 119.01 feet to the South-east corner of said lot; thence continuing North 89 Degrees 12 minutes 17 seconds east, a distance of 50.00 feet to the POINT OF BEGINNING; said described tract containing 0.707 acre.

Subject to all easements and rights of way of record.


John M. Branner P.S. 6805

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blausen
DATE: 6-14-93

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Dor #20

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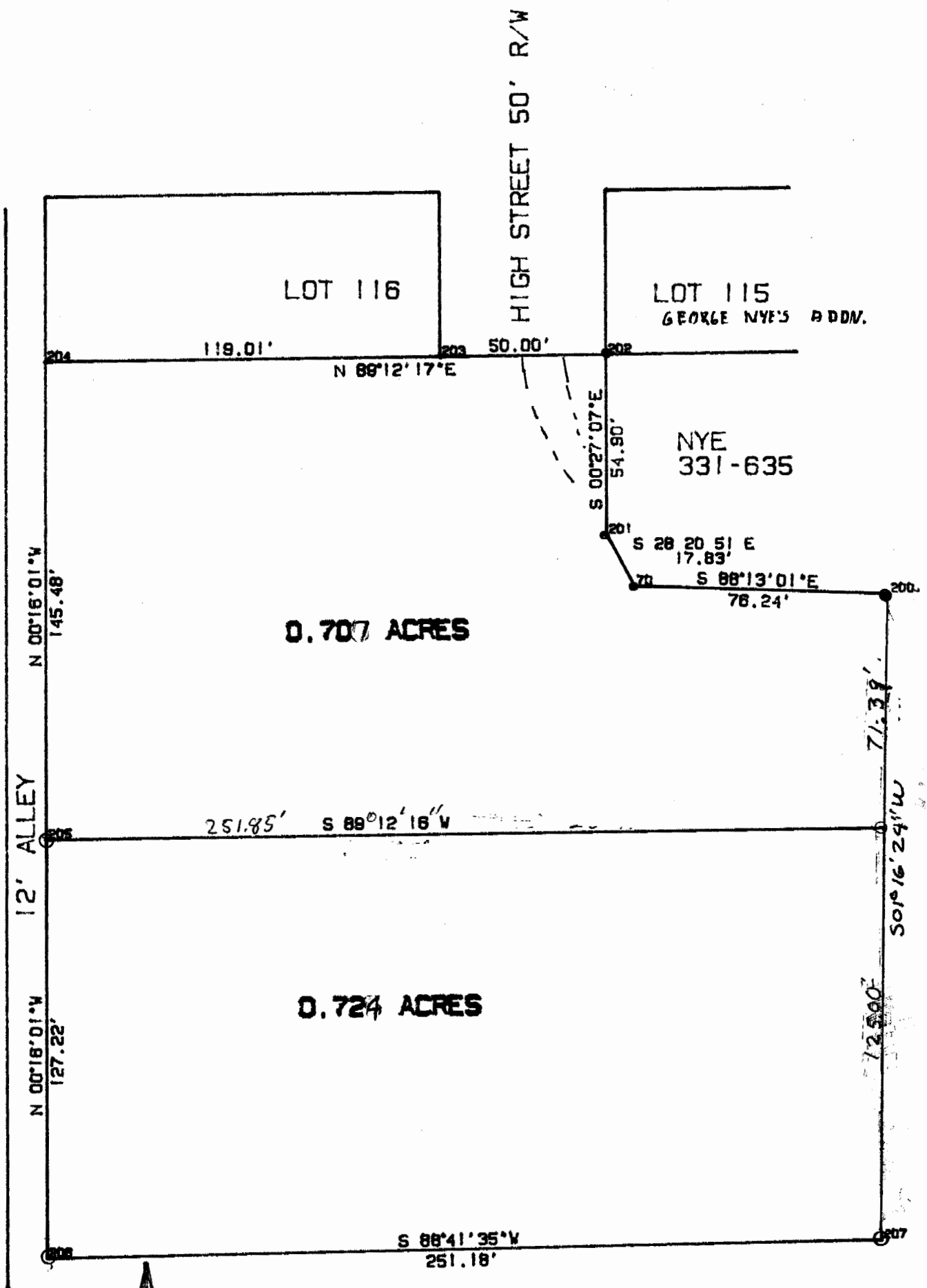
DESCRIPTION OF A 0.724 ACRE

Commencing at an iron pipe found at the South-west corner of Lot 115 of the George Nye's Addition to the Village of Chauncey; thence South 0 degrees 27 minutes 07 seconds East, a distance of 54.90 feet; thence South 28 degrees 20 minutes 51 seconds East, a distance of 17.83 feet; thence South 88 degrees 13 minutes 01 second East, a distance of 76.24 feet; thence South 1 degrees 16 minutes 24 seconds West, a distance of 71.39 feet to an iron pin set at the POINT OF BEGINNING; thence continuing South 01 degrees 16 minutes 24 seconds West, along said line, a distance of 125.00 feet to an iron pin set; thence South 88 degrees 40 minutes 35 seconds West, a distance of 248.53 feet to an iron pin set in the East-line of a 12 feet wide alley; thence, along said alley, North 0 degrees 16 minutes 02 seconds West, a distance of 127.22 feet to an iron pin set; thence North 89 degrees 12 minutes 16 seconds East, a distance of 251.85 feet to the POINT OF BEGINNING; said described tract containing 0.724 acre. Subject to all easements and rights of way of record.

John M. Branner P.S. 6805

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: E. Blausen
DATE: 6-14-93

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LOT 116

LOT 115
GEORGE NYE'S ADDN.

NYE
331-635

0.707 ACRES

0.724 ACRES

N 00°16'01"W
145.48'

12' ALLEY

N 00°16'01"W
127.22'

HIGH STREET 50' R/W

119.01'

50.00'

N 89°12'17"E

S 00°27'07"E

54.90'

S 28°20'51"E
17.83'

S 88°13'01"E

78.24'

251.85'

S 89°12'16"W

71.39'

S 0°16'24"W

125.80'

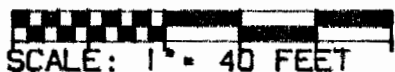
S 88°41'35"W

251.18'



SURVEY OF TWO TRACTS IN
THE VILLAGE OF CHAUNCEY
DOVER TOWNSHIP, ATHENS CO.
SURVEYED JUNE 1993

John M. Branner
JOHN M. BRANNER P.S. 6805
12500 N. PEACH RIDGE ROAD
ATHENS, OHIO 592-5778



SCALE: 1" = 40 FEET
● = IRN PIN FOUND
○ = IRON PIN SET