

BRANNER SURVEYING

MEMBER-PROFESSIONAL LAND SURVEYORS OF OHIO

12500 PEACH RIDGE ROAD
ATHENS, OHIO 45701

JOHN M. BRANNER
Registered Land Surveyor

TELEPHONE
(614) 592-5778

DESCRIPTION OF A 5.01 ACRE TRACT

Situated in Fraction 3, Section 9, T.10, R.14, Dover Township, Athens County, Ohio and being more particularly described as follows:

Commencing at the Northeast corner of Fraction 3, thence, East, 68.64 feet (deed) to a point; thence, South 751.08 feet (deed) to an 18 inch oak tree; thence, South 08 Degrees 30 Minutes East, 750.78 feet to an iron pin set, said pin being the point of beginning for the tract of land herein described:

Thence, North 85 Degrees 38 Minutes 05 Seconds East, 755.52 feet to an iron pin set in Township Road 324; thence, along said road, South 28 Degrees 08 Minutes 55 Seconds West, 450.00 feet to an iron pin found at the intersection of Township Road 324 with Township road 325; thence, continuing along Township Road 324, North 87 Degrees 52 Minutes West, 274.24 feet to a point; thence, North 79 Degrees 19 Minutes 30 Seconds West, 228.07 feet to a rail road spike found at Grantor's South-west corner; thence, North 08 Degrees 30 Minutes West, 290.00 feet to the point of beginning and containing 5.01 acres.

Subject to all easements an rights of way of record.

John M. Branner P.S. 6805

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: R. Nelson
DATE: 3-26-92

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Dover #9

N.W. COR. OF FR. 3
68.64'(D)
S. 751.08

CLIFF NISHIMURA

N 85°38'05"E
755.52'

130.78

N 08°30'00"W
290.00'

5.01 ACRES

S 28°08'55"W
450.00'

TWP RD 324

N 79°19'30"W
228.07'

N 87°52'00"W
274.24'
TWP RD 324

TWP RD 325



SCALE: 1 INCH = 100 FEET
● IRON PIN SET
● IRON PIN FOUND
▲ R.R.S FOUND
■ R.R.S SET

SURVEY OF A 5.01 ACRE TRACT IN FR. 3, SECTION 9,
T. 10. R. 14, DOVET TOWNSHIP, ATHENS, COUNTY, OHIO
FOR CLIFF NISHIMURA

SURVEYED MARCH 1992

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



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TO WHOM IT MAY CONCERN:

The following is a computer printout of the coordinates of the attached description. Copies of the plat, the description, and this sheet should be presented to the County Engineer for approval.

DEED COORDINATES AND AREA CALCULATION

N/S	DEG	'	"	E/W	DIST	NORTH	EAST	AREA DESCRIPTION
N	85	38	5	E	755.52	1057.506	1753.328	0.0000
S	28	8	55	W	450.00	660.729	1541.036	3.2908
N	87	52	0	W	274.24	670.938	1266.986	4.2946
N	79	19	30	W	228.07	713.185	1042.663	5.0117
N	8	30	0	W	290.00	1000.000	999.999	5.0117

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