

Description of survey for Brandon Russell

Being a tract of land transferred to David E. Russell and Robin Lyons as recorded in Official Records Volume 494 at page 2688 Athens County Recorder's Office, Athens County, Ohio, also being a part of Lot 43 in the Village of Hockingport, Section 7, Township-5, Range-11, Troy Township, Athens County, State of Ohio and more particularly described as follows;

Beginning for reference at a 5/8" iron pin found with 1-1/4" plastic I.D. cap stamped CA LUCAS-5980 taken to be the Northwest corner of said Lot 43;

Thence along the North line of said Lot 43 North 90°00'00" East a distance of 165.00 feet to a 5/8" iron pin set taken to be the Northeast corner of said Lot 43;

Thence leaving said North line and along the East line of said Lot 43, also being the West line of a 66.00 foot street known as Broadway Street (T-1053), South 00°01'22" West a distance of 42.00 feet to a 5/8" iron pin set being the principal point of beginning for the tract herein described;

Thence continuing along said East line and the West line of Broadway Street (T-1053), South 00°01'22" West a distance of 90.00 feet to a 5/8" iron pin set taken to be the Southeast corner of said Lot 43;

Thence leaving said East line and the West line of Broadway Street (T-1053) and along the South line of said Lot 43 also being the North line of a 66.00 foot street known as Pavilion Street (T-1054), North 90°00'00" West a distance of 75.00 feet to a 5/8" iron pin set;

Thence leaving said South line and the North line of Pavilion Street (T-1054) and along the boundary of a tract transferred to Brandon Russell as recorded in Official Records Volume 487 at page 2658 the following two courses;

1. North 00°01'22" East a distance of 90.00 feet to a 5/8" iron pin set;
2. North 90°00'00" East a distance of 75.00 feet to the principal point of beginning containing 0.155 acres more or less subject to all legal easements and rights of way.

Bearings are based on the North line of Lot 43 as running North 90°00'00" East and are for the determination of angles only.

All iron pins set are 5/8"X30" rebar with 1-1/4" plastic ID cap stamped "CTS-6844".

The above description was prepared from an actual survey made on the 18th day of September, 2020, by C. Thomas Smith, Ohio Professional Surveyor, No. 6844.

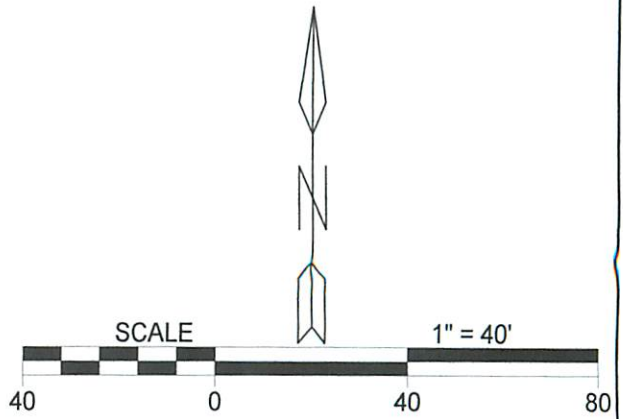



Ohio Professional Surveyor No. 6844

BEING A PART OF LOT 43 IN THE VILLAGE OF HOCKINGPORT, SECTION 7,
TOWNSHIP-5, RANGE-11, TROY TOWNSHIP, ATHENS COUNTY, STATE OF OHIO.

LEGEND

- △ 5/8" iron pin set w/ 1-1/4" ID cap stamped CTS-6844
- ▲ 5/8" iron pin (f) w/ 1-1/4" ID cap stamped CA LUCAS-5980
- point

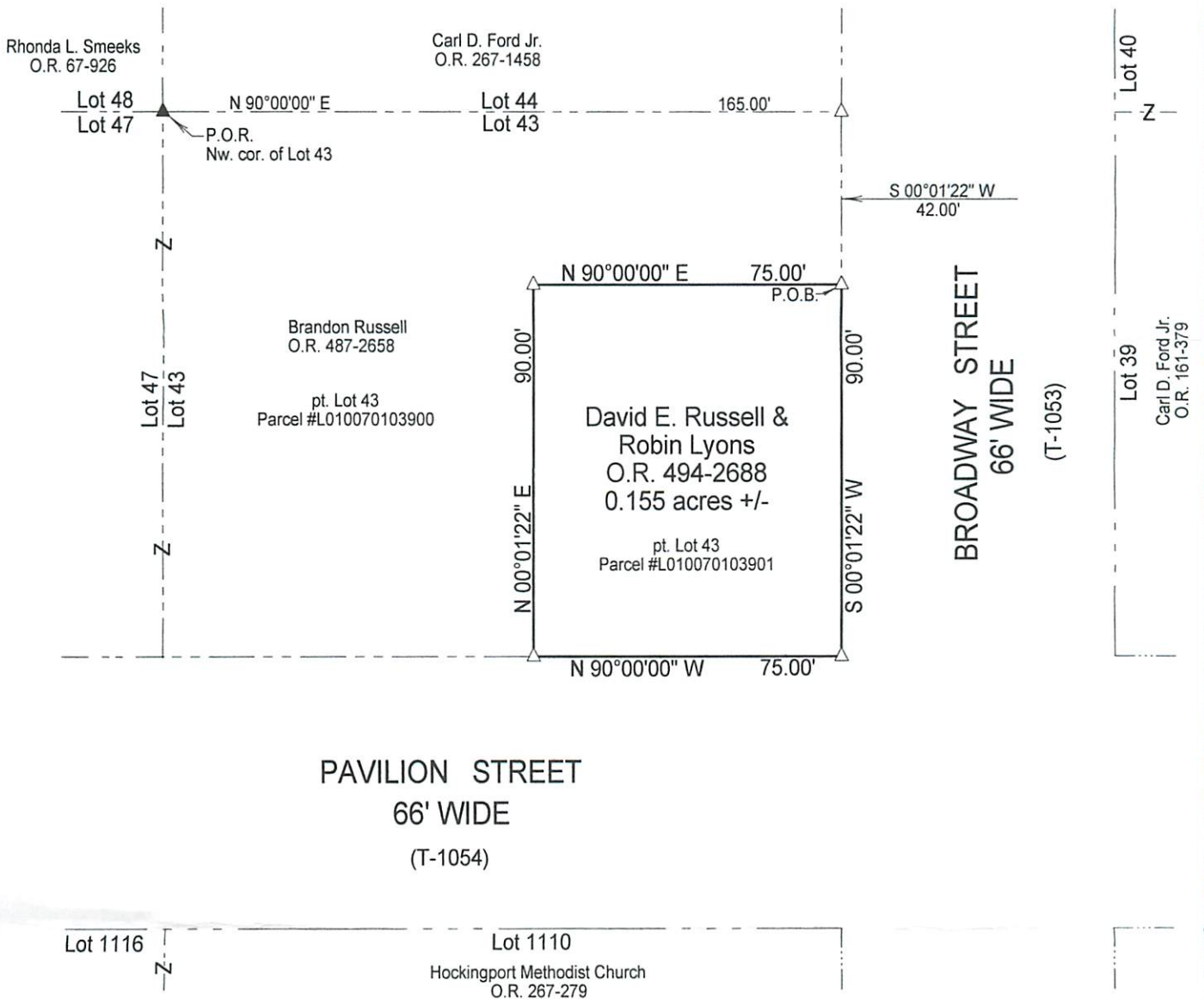


Note: Bearings are based on the North line of Lot 43 as running N 90°00'00" E and are for the determination of angles only.

All iron pins set are 5/8"X30" rebar with plastic ID cap stamped "CTS-6844".

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: Frederick Williams
DATE: 10/14/20



REFERENCES
Current Tax Plats
Previous surveys
Deeds: as noted
Aerial Photographs
Athens County GIS

Surveyed & platted by:
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Plat prepared from an actual survey made on the 18th day of September, 2020 by, C. Thomas Smith
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