

**BRANNER SURVEYING  
12500 N. PEACH RIDGE ROAD  
ATHENS, OHIO**

**DESCRIPTION OF A 2.575 ACRE TRACT**

Situated in Section 10, T.10, R.15, Lee Township, Athens County, Ohio and being a part of Lot #3 of the Opal Duff Subdivision as recorded in Envelope 442-A of the Athens County Recorders and being more particularly described as follows:

Beginning at an iron pin found at the South-east corner of Lot #3 of the Opal Duff Subdivision

thence, along the South-line of said lot, North 86 degrees 13 minutes 03 seconds West, 415.00 feet to an iron pin found on the East line of Canterbury ~~COURT~~.

thence, along said drive, North 03 degrees 00 minutes East, 90.42 feet to a point;

thence, along a curve to the left 42.73 feet ( Radius = 50 feet ; chord bears North 38 degrees 11 minutes 10 seconds East, 41.44 feet) to an iron pin set;

thence, leaving said right of way, North 14 degrees 45 minutes 01 seconds East, 55.56 feet to an iron pin set;

thence, North 00 degrees 20 minutes 20 seconds West, 101.67 feet to an iron pin set;

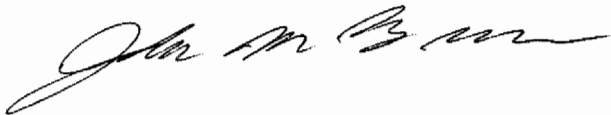
thence, South 87 degrees 00 minutes East, 385.69 feet to an iron pin set in the East-line of Lot #3;

thence, along said east-line, South 03 degrees 00 minutes West, 285.85 feet to the point of begining and containing 2.572 acres.

Subject to all easements and rights of way of record.

All iron pins set are 5/8" by 30" rebar

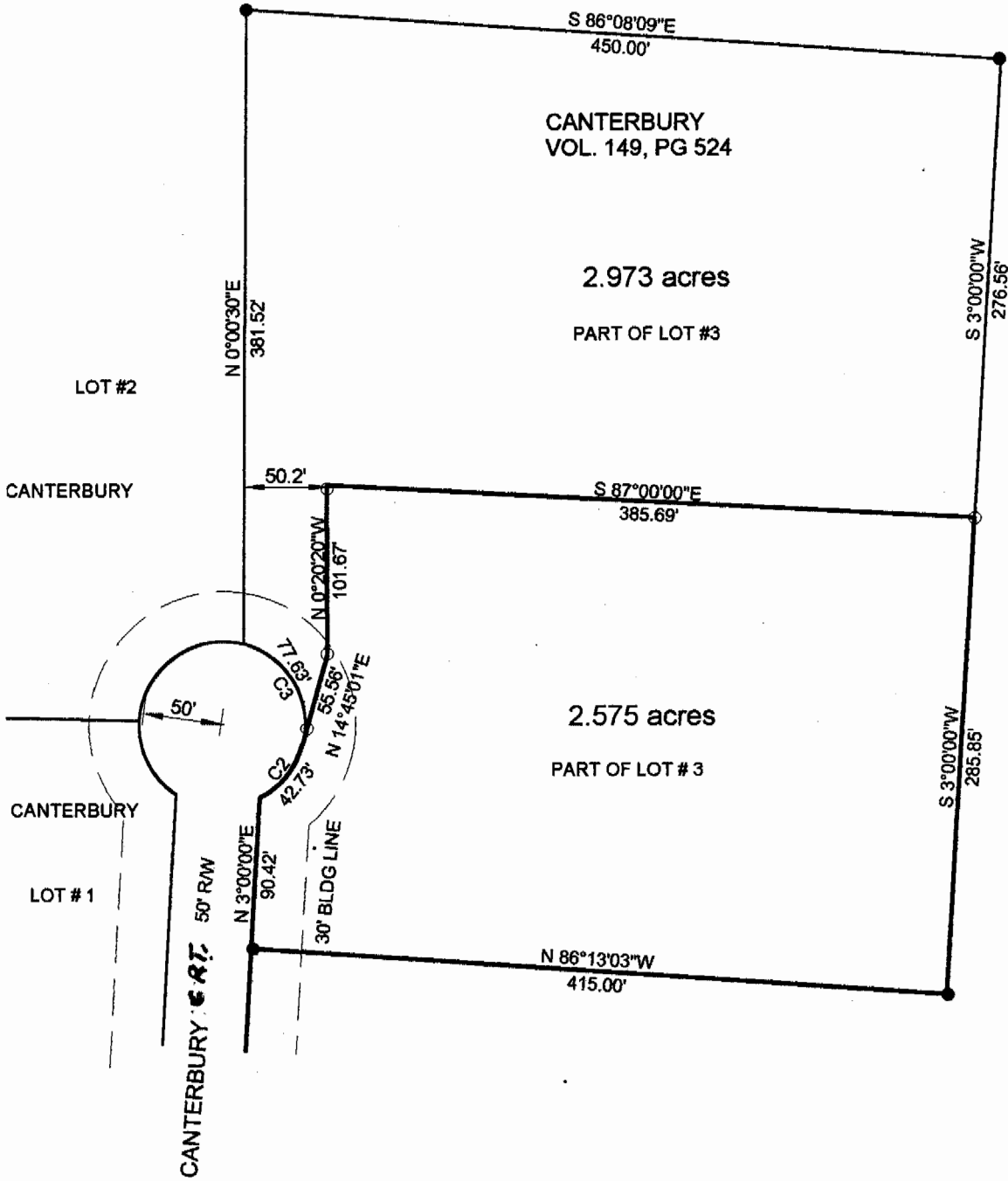
The above description is based on a field survey completed October, 2000 by John M. Branner P.S. 6805



000001

LEE #10

Curve	Delta Angle	Radius	Arc	Tangent	Chord	Chord Bearing
2	48°57'47"	50.00	42.73	22.77	41.44	N 38°11'10"E
3	88°57'46"	50.00	77.63	49.10	70.07	N 30°46'37"W



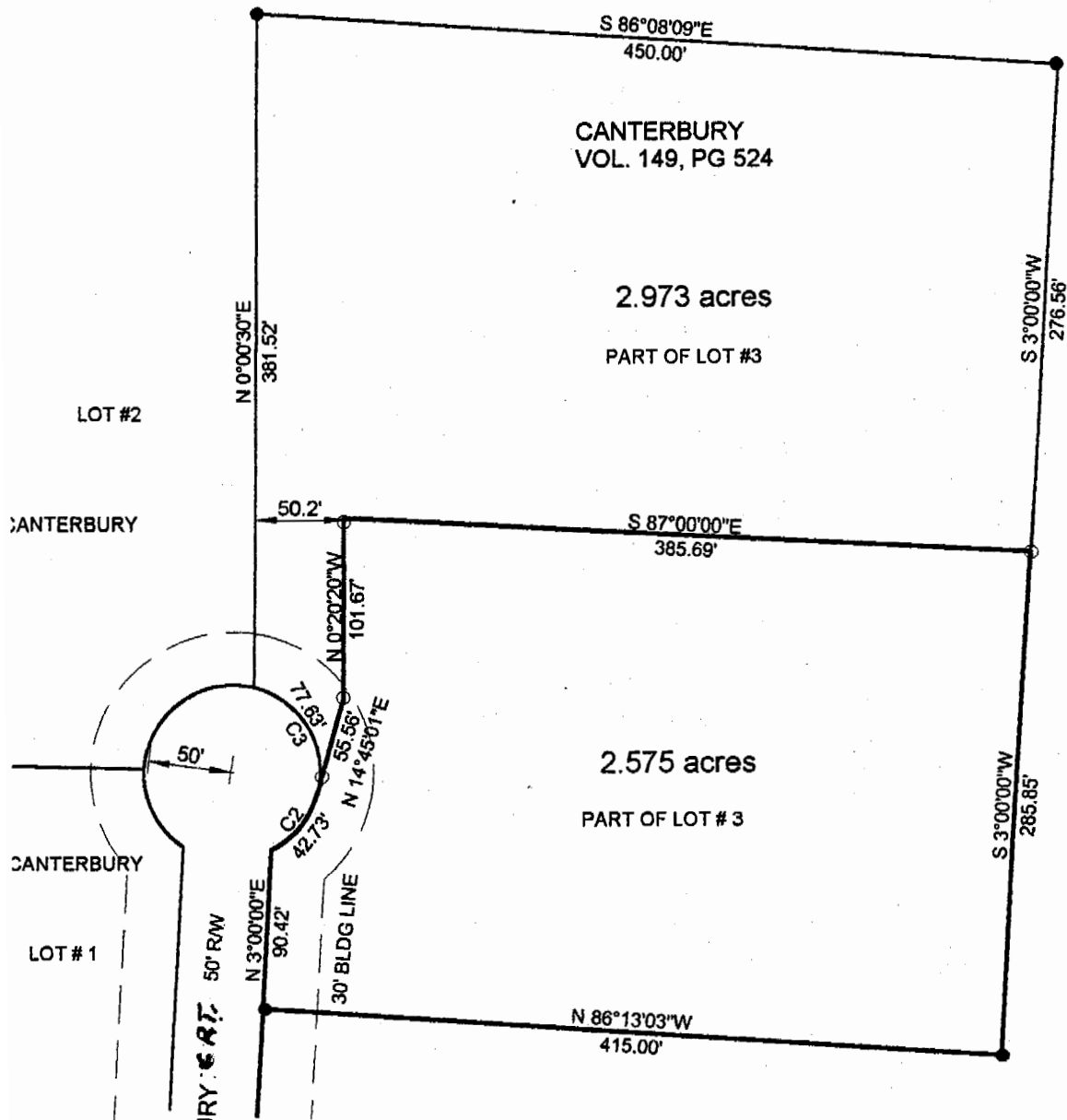
SURVEY OF A 2.575 ACRE TRACT OUT OF LOT #3 OF THE  
 OPAL DUFF SUBDIVISION RECORD PLAT (ENVELOPE 442-A)  
 IN SECTION 10, LEE TOWNSHIP, T.10, R.15,  
 ATHENS COUNTY, OHIO  
 SURVEYED OCTOBER 2000

*John M. Branner*  
 JOHN M. BRANNER P.S. 6805  
 12500 N. PEACH RIDGE ROAD  
 ATHENS, OHIO 740-592-5778

SCALE 1 INCH = 100 FEET  
 ● = IRON PIN FOUND  
 ○ = IRON PIN SET  
 BEARINGS BASED ON OPAL DUFF SUBD.  
 AS PER RECORD PLAT ENVELOPE 442-A

000003

Curve	Delta Angle	Radius	Arc	Tangent	Chord	Chord Bearing
2	48°57'47"	50.00	42.73	22.77	41.44	N 38°11'10"E
3	88°57'46"	50.00	77.63	49.10	70.07	N 30°46'37"W



OK TO TRANSFER  
 J. H. [Signature]  
 10-3-00  
 Athens County Health Dept.

"Approved by the Athens County Regional Planning Commission; No plat Required"

Description checked for Mathematical Accuracy  
 ATHENS COUNTY ENGINEER'S OFFICE  
 BY: S. Blaus  
 DATE: 10-3-00

Bob Echenbush  
 Planning Director Date

SURVEY OF A 2.575 ACRE TRACT OUT OF LOT #3 OF THE OPAL DUFF SUBDIVISION RECORD PLAT (ENVELOPE 442-A) IN SECTION 10, LEE TOWNSHIP, T.10, R.15, ATHENS COUNTY, OHIO SURVEYED OCTOBER 2000

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 BEARINGS BASED ON OPAL DUFF SUBD. AS PER RECORD PLAT ENVELOPE 442-A

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