

LEGAL DESCRIPTION
Of A 3.90 Acre Tract

Situated in and being a part of Sections 22 and 23, Town 10,
Range 15, Lee Township, Athens County, Ohio And being more
particularly described as follows:

Commencing at the North-East corner of said Section 22
Thence North 43 degrees 33 minutes 38 seconds West for a total distance
of 351.81 feet to a point;
Thence South 30 degrees 25 minutes 41 seconds West for a
total distance of 437.45 feet to a point;
Thence North 58 degrees 21 minutes 24 seconds West for a total
distance of 154.70 feet to a point;
Thence South 35 degrees 11 minutes 52 seconds West for a
total distance of 216.60 to an iron pin set said iron pin set
also being the True Point of Beginning
for the tract described herein:

THENCE South 41 degrees 20 minutes 41 seconds West for a total
distance of 343.41 feet to an iron pin set;
THENCE North 39 degrees 21 minutes 02 seconds West for a total
distance of 559.00 feet to an iron pin found;
THENCE North 40 degrees 28 minutes 38 seconds East for a total
distance of 392.48 feet to a point in the center of Township Road 10
(Passing through an iron pin found at 362.48 feet)
THENCE with the center of said Township Road
South 56 degrees 07 minutes 32 seconds East for a total
distance of 90.59 feet to a point in the center of said Township Road;
THENCE South 40 degrees 23 minutes 55 seconds West for a total
distance of 187.13 feet to an iron pin found (Passing through an iron pin found at 30.00 feet)
THENCE South 53 degrees 04 minutes 32 seconds East for a total
distance of 466.06 feet to the Point of Beginning and containing 3.90 acres more or less
of which 0.17 acre lies in said Section 23 and 3.73 acre lies in said Section 22.
Being part of a 87.61 Acre tract as recorded in Volume 59, pg. 277, of
Athens County Deed Records.

Excepting all legal easements, right-of-ways, oil gas and other mineral reservations and
leases of record, if any.

The Basis of Bearing is based on a survey by John M. Branner, Registered Surveyor
P.S. 6805, completed on May, 1994.

All Iron Pin Set are 5/8" x 30" rebar.

Survey performed under the supervision of Branner Surveying.

John M. Branner P.S. 6805 12500 N. Peach Ridge Road Athens, Ohio.(614) 592-5778

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE
BY: S. Blauger
DATE: 5-10-96

122

KEEFER
369-9

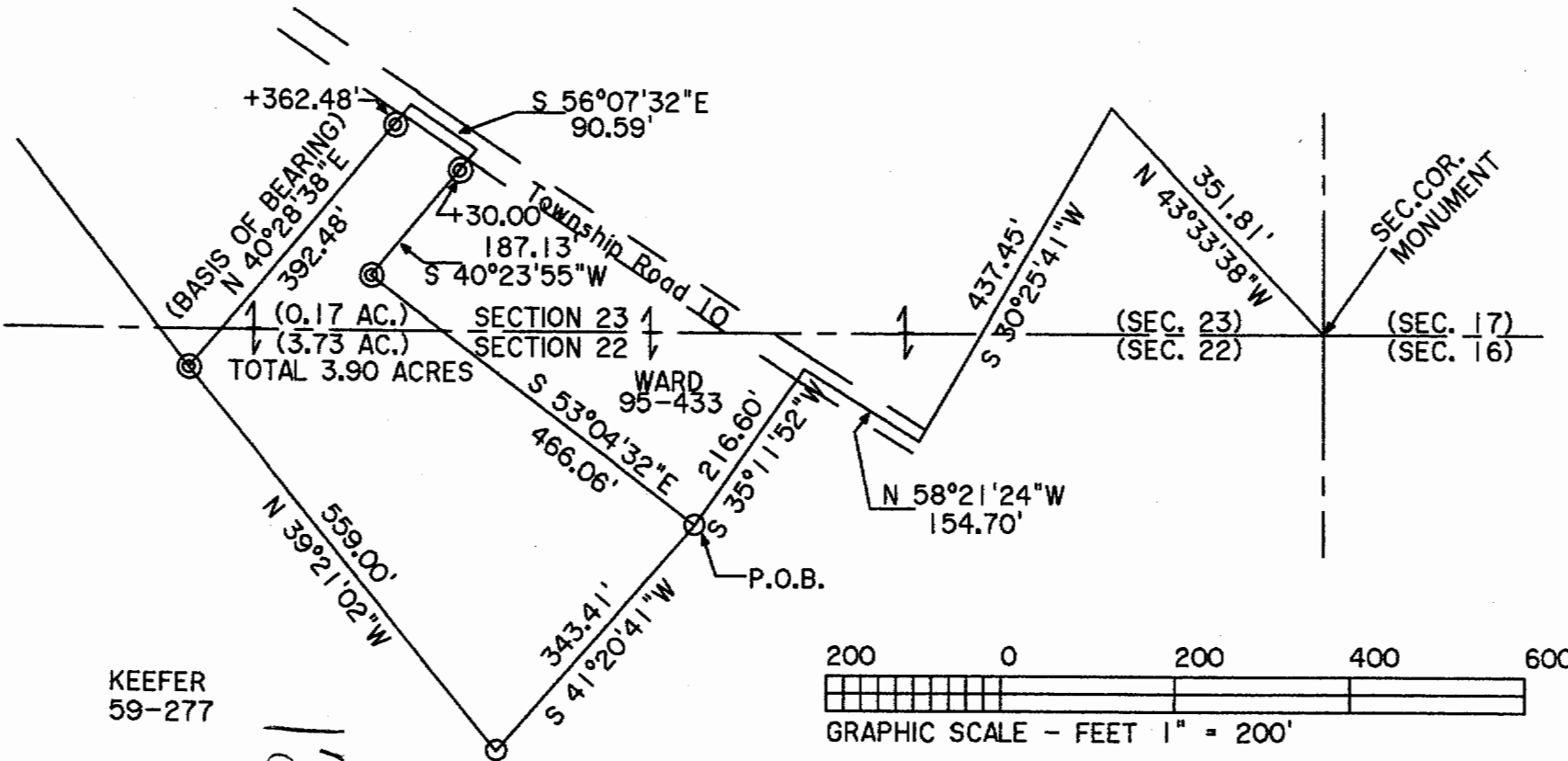


TAX PLAT and DEED

○ IRON PIN SET (5/8" X30" REBAR)

⊙ IRON PIN FOUND

BASIS OF BEARING Based on
Survey performed by John M. Branner
P.S. #6805 Dated May 1994



KEEFER
59-277

123
LEE#12

SURVEY OF A 3.90 ACRE TRACT IN
SECTIONS 22 AND 23
T.10, R.15, LEE TOWNSHIP
ATHENS COUNTY, OHIO
SURVEYED MAY 1996

JOHN M. BRANNER P.S. 6805
12500 N. PEACH RIDGE ROAD
ATHENS, OHIO (614) 592-5778