

468-1341

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Pg. 4-25-11
JD1-00100697-00

107

37000.00

2-23-12

(pl)

100
Sec-10
T-4 R-13
24.660Ac.

37.176Ac.
N.S.

GENERAL WARRANTY DEED

Kathy J. Carin, Trustee of the Kathy J. Carin Trust Dated October 14, 2010, the GRANTOR, for valuable consideration paid, grant with general warranty covenants, to **Brook R. Pae, an unmarried man,** the GRANTEE, whose tax-mailing address will be **3655 Dutch Ridge Road, Guysville, Ohio 45735,** the following described property:

Description of 37.176 Acre Tract:

Situated in Fraction 5, Section 10, T-4, R-13, Lodi Township, Athens County, State of Ohio and being a part of a tract as described in Official Records Volume 458, Page 2379 and being more particularly described as follows:

BEGINNING at an iron pin found that bears North 39°18'09" East, 2380.97 feet from the Southwest corner of Fraction 5 (calculated from deed),

THENCE along the line of Sylvia (300-1203 OR), North 0°15'10" East, 376.59 feet to an iron pin set,

THENCE along the line of Carin (458-2379 OR), South 89°53'36" East, 1856.27 feet to a point, which bears North 0°24'00" East, 1.76 feet from a found stone, (passing iron pins found at 1121.30 feet, 1591.39 feet, and 1794.91 feet),

THENCE along the line of Peters (382-637 OR), South 0°24'00" West, 1623.92 feet to a point in the center of TR-101, (from which an iron pin found bears South 0°24'00" West, 30.00 feet),

THENCE along the center of said road the following five courses:

- 1) South 52°32'15" West, 19.88 feet to a point,
- 2) South 67°17'26" West, 123.78 feet to a point,
- 3) South 86°16'14" West, 148.20 feet to a point,
- 4) North 89°13'52" West, 209.00 feet to a point,
- 5) North 89°19'42" West, 97.22 feet to a point,

THENCE leaving said road and along the lines of Sayers (382-2091 OR), the following two courses:

- 1) North 0°22'17" East, 1024.71 feet to an iron pin found, (passing an iron pin found at 30.15 feet),
- 2) North 89°11'52" West, 264.04 feet to an iron pin found,

THENCE along the lines of Carin (458-2379 OR), the following two courses:

- 1) North 65°39'30" West, 823.48 feet to an iron pin found,
- 2) South 78°34'53" West, 260.04 feet to the point of beginning and containing 37.176 acres.

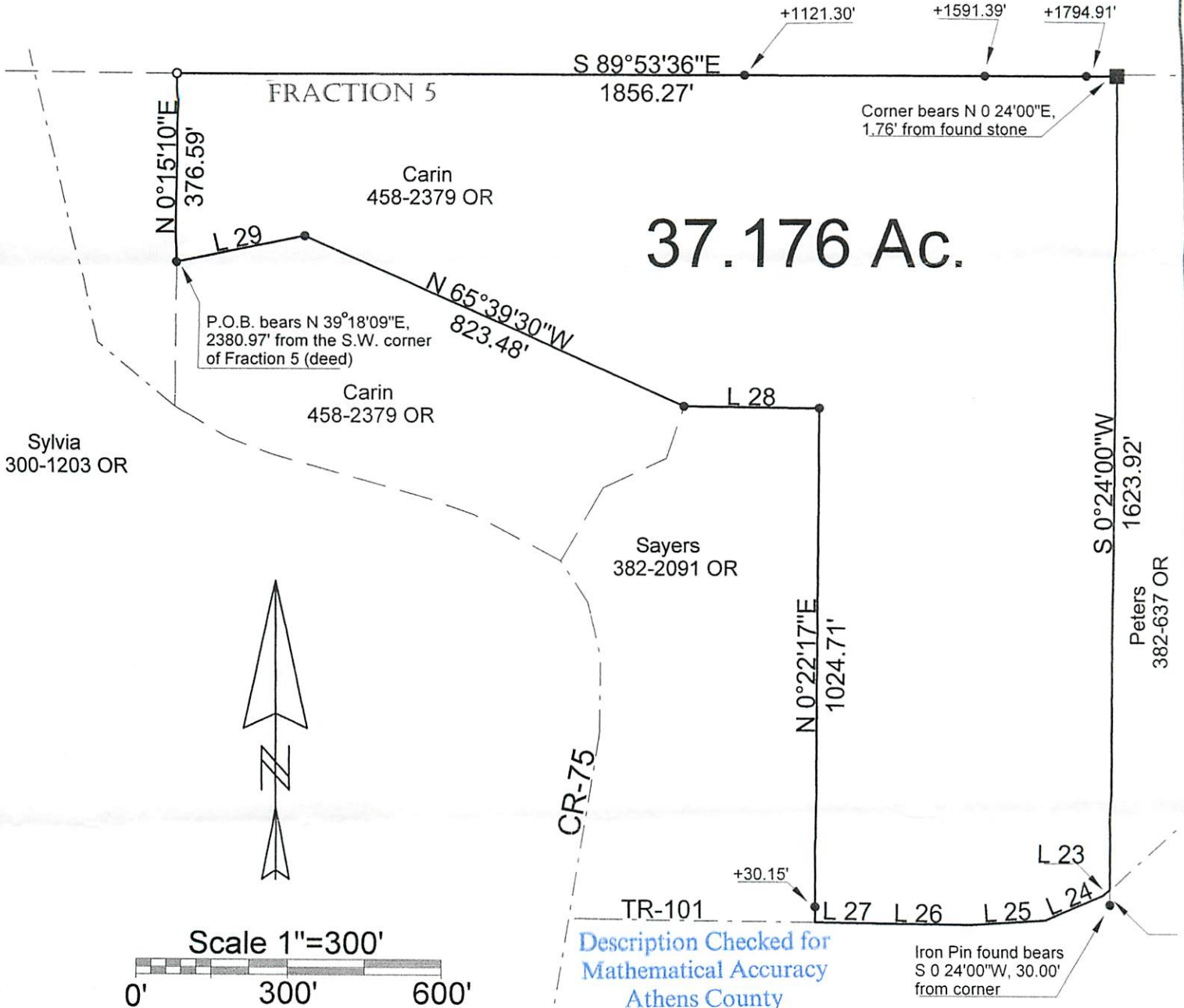
Bearings are to an assumed meridian and are for angular determination only.

Subject to all Easements and Rights of Way of Record.

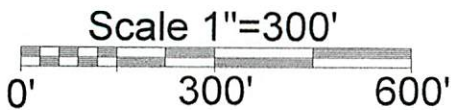
Survey prepared by Kenneth E. Highland, Registered Professional Surveyor #S-7581.

map
tube
book

Carin
458-2379 OR



37.176 Ac.



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: S. Blause
DATE: 9-16-11

Line	Bearing	Distance
23	S 52°32'15"W	19.88'
24	S 67°17'26"W	123.78'
25	S 86°16'14"W	148.20'
26	N 89°13'52"W	209.00'
27	N 89°19'42"W	97.22'
28	N 89°11'52"W	264.04'
29	S 78°34'53"W	260.04'

- = Iron Pin Set
- = Iron Pin Found
- = Stone Found

PLAT OF SURVEY OF A 37.176 Ac. TRACT

SURVEYED FOR KATHY CARIN

SUBDIVISION FRACTION 5

TOWNSHIP LODI SECTION 10 TOWN 4 RANGE 13

CORPORATION — COUNTY ATHENS STATE OHIO

SCALE 1"= 300' DATE SEPT, 2011

Kenneth E. Highland
80 Fayette St.
Nelsonville, Ohio 45764
740-753-1264



Kenneth E. Highland S-7581