

SURVEY DESCRIPTION OF A 0.120 ACRE TRACT

Situated in the City of Nelsonville, York Township, Athens County, Ohio; being part of Lot 183 of the City of Nelsonville as recorded in Athens County Recorder's Envelope 115B; being part of the Southwest quarter of Section 24, Township 12, Range 15; and being more particularly described as follows:

Being part of said Lot 183 as described in Volume OR523, Page 1523 to Joshua Riley. (Parcel No. P030070006600).

Beginning at a 5/8" iron pin set at the Southeast corner of said Lot 183;
Thence with the south line of Lot 183, South 90 degrees 00 minutes 00 seconds West a distance of 38.00 feet to a 5/8" iron pin set;
Thence with the east line of a tract owned by Edward D. Flowers, Etal (OR429-2356), North 00 degrees 00 minutes 00 seconds West a distance of 58.00 feet to a 5/8" iron pin set;
Thence with the east line of a tract owned by Edward D. Flowers, Etal (OR429-2356), South 90 degrees 00 minutes 00 seconds West a distance of 3.00 feet to a 5/8" iron pin set;
Thence with the east line of a tract owned by Edward D. Flowers, Etal (OR429-2356), North 00 degrees 00 minutes 00 seconds West a distance of 74.00 feet to a 5/8" iron pin set on the north line of Lot 183;
Thence with the north line of Lot 183, North 90 degrees 00 minutes 00 seconds East a distance of 41.00 feet to a 5/8" iron pin set at the Northeast corner said of Lot 183;
Thence with the east line of Lot 183, South 00 degrees 00 minutes 00 seconds East a distance of 132.00 feet, to the point of beginning and containing 0.120 acres, more or less, and subject to any public or private easements of record.

The above 0.120 acre survey was based upon information obtained from tax maps, deed descriptions, previous surveys, existing monumentation, an existing public road. The reference bearing for this survey is the south line of said Lot 183 as South 90 degrees 00 minutes 00 seconds West. Bearings are based upon an assumed meridian and are to denote angles only.

All iron pins set by this survey are 5/8" X 30" and are capped by a 1-1/4" plastic identification cap stamped "SVE - 8127".

The above described property was surveyed by S. Vince Evans, Ohio Registered Surveyor No. 8127, on April 20, 2018.

S. Vince Evans

S. Vince Evans, P. S. 8127

Survey by: S. Vince Evans Surveying
S. Vince Evans, P. S. 8127
64103 Woodgeard Road
Creola, Ohio 45622
Phone (740) 380-3884
FAX (740) 596-5831



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *Permyl Williams* 055
DATE: 5/1/18

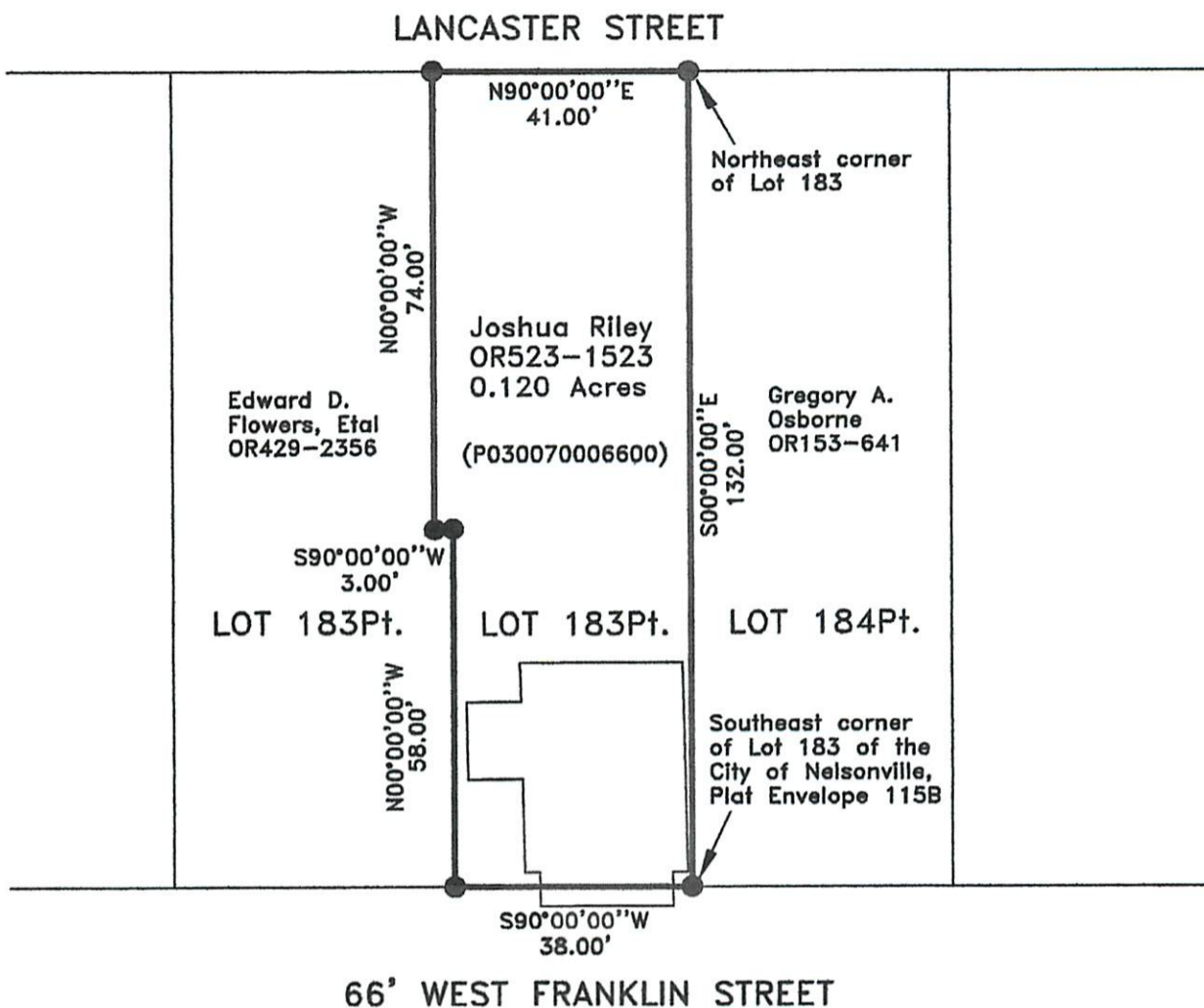
Legal Description Pre-Approval
APPROVED
All transfers are subject to
Athens County Conveyance Standards

MAY 03 2018

Jill Thompson
Athens County Auditor

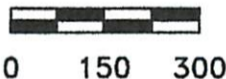
PLAT OF A 0.120 ACRE TRACT

Situated in the City of Nelsonville, York Township, Athens County, Ohio; being part of the Southwest quarter of Section 24, Township 12, Range 15.



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE

BY: *Brenda J. Williams* 285
DATE: 5/1/18



SCALE:

1" = 300'

LEGEND:

- 5/8"x30" iron pin with 1-1/4" plastic ID cap stamped SVE-8127 set

REFERENCES:

- Tax maps
- Deed descriptions
- Previous surveys
- Existing monumentation
- Existing public road

REFERENCE BEARING:

The south line of said Lot 183 as South 90 degrees 00 minutes 00 seconds West. Bearings are based upon an assumed meridian and are to denote angles only.

CERTIFICATION:

I hereby certify that an actual survey was made under my supervision of the premises shown hereon on the 20th day of April, 2018 and that the plat is a correct representation of the premises as described by said survey.

S. Vince Evans
Registered Surveyor No. 8127

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