

DESCRIPTION OF A 5.022 ACRE TRACT

Situated in Section 11, T.6, R.12, Rome Township, Athens County, Ohio and being a part of Parcel K010010021904 as described in Volume 290, Page 186 of the Official Records of Athens County, Ohio and being more particularly described as follows:

Beginning at an iron pin set bearing N 78° 37' 44" E, 1188.94 feet (calculated) from the Southwest corner of Section 11:

Thence along new lines created by this survey the following seven courses:

- (1) N 44° 25' 49" E, 83.35 feet to an iron pin set
- (2) N 40° 14' 45" E, 159.77 feet to an iron pin set;
- (3) N 53° 40' 52" E, 72.91 feet to an iron pin set;
- (4) N 65° 38' 47" E, 238.43 feet to an iron pin set;
- (5) N 53° 10' 01" E, 74.80 feet to an iron pin set;
- (6) S 29° 15' 03" E, 362.76 feet to an iron pin set;
- (7) N 82° 45' 55" E, 156.16 feet to a point in Township Road 190 (Haga Ridge Road), passing an iron pin set at 131.58 feet;

Thence along said road the following two courses:

- S 25° 57' 59" E, 48.63 feet to a point;
S 23° 48' 05" E, 45.90 feet to an railroad spike found;

Thence leaving said road and along the lines of Smith the following three courses:

- (1) S 82° 46' 19" W, 275.51 feet to an iron pin found;
- (2) N 88° 01' 14" W, 294.90 feet to an iron pin found;
- (3) S 02° 00' 27" W, 244.48 feet to an iron pin found;

Thence along a new line created by this survey,

N 45° 55' 01" W, 407.57 feet to the Point of Beginning and **containing 5.022 acres.**


Subject to all easements and rights of way of record.

Iron pins set are 5/8" x 30" rebar with Cap stamped "Branner Land Surveying P.S. 8816"


Bearing: Grid North – N.A.D. 83 – Ohio South Zone

The attached map is considered to be an integral part of this description and to be included in any future transfers.

The above description is based on a field survey completed December, 2023 by


Jeb Branner, P.S. 8816
P.O. Box 274
The Plains, Ohio 45780
740-592-5778



Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: 
DATE: 1/17/24

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

JAN 17 2024

Jill Davidson
Athens County Auditor

