

Tract 3

Situated in the North half of Fraction 33, Section 27, Township 6, Range 12, Rome Township, Athens County, Ohio and being more particularly described as follows.

COMMENCING at a STONE found at the Southwest corner of said North half of Fraction 33 Thence with the West line of said Fraction 33 and the East line of a 53.0 acre tract as described in Official Records O.R. 453 page 1286 of the Athens County official Records N 02 degrees 53 minutes 22 seconds E 502.39 feet to an Iron Pin set (Passing an Iron Pin at 287.02 feet) said Pin Set being the true POINT OF BEGINNING for the tract described herein.

Thence continuing along the West line of said Fraction 33 and East line of said 53.0 acre tract **N 02 degrees 53 minutes 22 seconds E** a distance of **211.57** feet to an Iron Pin set.

Thence leaving said West Fraction line along a new line **S 87 degrees 25 minutes 02 seconds E** a distance of **1022.56** feet to a rail road spike set in the center of Rome Township road 226 (Passing an Iron Pin set at 322.97 feet.)

Thence following the center of said Rome Township Road 226 and the Grantors east line and the West line of a 1.98 acre tract as described in O.R.216 page 109 of said Official Records **S 04 degrees 09 minutes 32 seconds E** a distance of **213.04** feet to a rail road spike set.

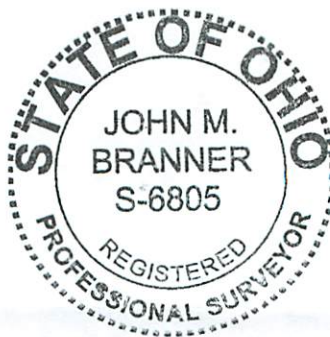
Thence leaving said Township Road 226 **N 87 degrees 25 minutes 02 seconds W** a distance of **1048.70** feet to the POINT OF BEGINNING containing 5.030 acres and being a part of a 42.82 acre tract as described in O.R. 326 page 1647 of said Athens County Official Records.

Iron Pins Set are 5/8" by 30" long Rebar with I.D. cap Stamped "Branner P.S. 6805"

BASIS OF BEARING, Based on Grid North N.A.D.83. Bearings used to denote angular relations only.

Subject to all Easements and Rights of Way of Record.

The Above Description is based on field Survey completed January, 2018 by Mark Schloss under the supervision of John M. Branner P.S. 6805



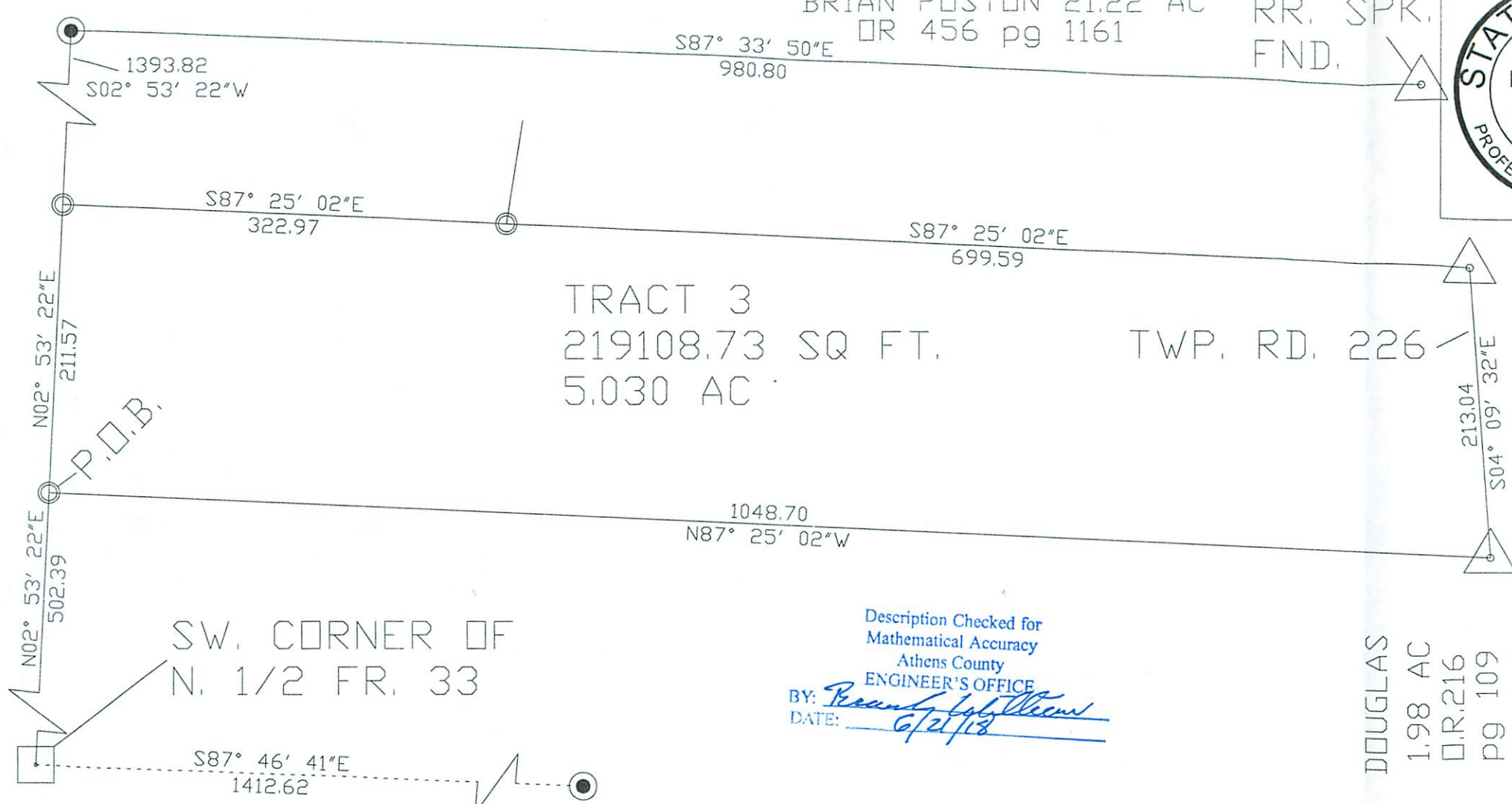
Legal Description Pre-Approval
APPROVED
All transfers are subject to
Athens County Conveyance Standards

JUN 26 2018

Jill Thompson
Athens County Auditor

LAVELLE 53.0 AC BRANDES 83.35 AC
 OR 453 OR 298
 PG 1286 PG 548

- RAIL ROAD SPIKE SET CENTER TWP. RD. 226
- 5/8"X30" REBAR SET
- STONE FOUND
- IRON PIN W/CAP FOUND



SW. CORNER OF
 N. 1/2 FR. 33

BEACHLER JINX
 17.54 AC
 OR 379 pg 3

TRACT 3
 219108.73 SQ FT.
 5.030 AC

Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE
 BY: *Mark Schloss*
 DATE: 6/2/18

SURVEY OF TRACT 3 5.030 ACRES BEING A PART OF A 48.28 ACRE TRACT AS DESCRIBED IN O.R.326 PG. 1647 OF ATHENS COUNTY OFFICIAL RECORDS. SITUATED IN THE TOWNSHIP OF ROME, COUNTY OF ATHENS, STATE OF OHIO. IN THE NORTHWEST CORNER FRACTION 33, SECTION 27, T.6, R.12, OHIO COMPANY,S PURCHASE.
 BASIS OF BEARING BEING STATE PLANE GRID OHIO SOUTH BEARING USED TO DENOTE ANGLE RELATION ONLY
 SUBJECT TO ALL EASEMENTS AND RIGHTS OF WAY OF RECORD.



John M. Branner
 AS SURVEYED BY MARK SCHLOSS
 UNDER THE SUPERVISION OF:
 JOHN M. BRANNER, P.S. 6805

BRIAN POSTON 21.22 AC RR, SPK.
 OR 456 pg 1161 FND.



Notes:

TRACT 3
 FOR
 DOUGLAS

SHT	1	1
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DOUGLAS
 1.98 AC
 O.R.216
 PG 109

Drawn By: MS
 Date: 01/01/2018
 Scale: NTS