

Description of an Existing 45.725 Acre Tract

Situated in Section 2, T.6, R.12, Rome Township, Athens County, Ohio and being all of the second tract (PID: K010010006700) as described in Volume 553, Page 1331 of the Official Records of Athens County, Ohio and being more particularly described as follows:

Commencing at a stone found (broken) the Northwest corner of the South half of the Southeast quarter of Section 2, thence N 87° 00' 41" W, 441.93 feet to a stone found, thence N 87° 36' 04" W, 221.11 feet to an iron pin set and also being the **Point of Beginning** for the survey herein described:

Thence along the North lines of Russell (124-77 O.R.) and Swearingen (443-1546 O.R.), N 87° 36' 06" W, 448.15 feet to a point in Township Road 147 (Lightner Road) with an iron pin found bearing N 87° 36' 06" W, 30 feet;

Thence along said road the following two courses:

N 01° 17' 39" W, 406.35 feet to point, with an iron pin found bearing S 83° 16' 33" W, 16 feet;

N 02° 46' 56" W, 229.98 feet to a point;

Thence leaving said road and along the North line of Hollopeter (402-2468 O.R.),

N 83° 51' 31" W, 727.08 feet to an iron pin found, passing an iron pin set at 17 feet;

Thence continuing along the lines of Hollopeter (402-2468 O.R. & 434-119 O.R.),

S 03° 45' 56" W, 681.99 feet to an iron pin found;

Thence along the North line of Keim (501-2465 O.R.),

N 87° 35' 36" W, 674.14 feet to an iron pipe found;

Thence along the East line of Garrett (477-1455 O.R.),

N 02° 12' 21" E, 927.10 feet to a point in Township Road 148 (Green Valley Road), passing an iron pin found at 537.44 feet and an iron pin set at 906.10 feet;

Thence along said road the following three courses:

N 29° 30' 48" E, 189.39 feet to a point;

N 15° 25' 50" E, 133.40 feet to a point;

N 31° 51' 46" E, 100.45 feet to a point;

Thence leaving said road and along the South lines of Donahue (124-517 O.R.) and Well (555-1222 O.R.),

S 88° 00' 23" E, 1553.93 feet to a stone found (dislodged), passing an iron pin found at 36.98 feet;

Thence along the South line of Frost (251-668 O.R.),

S 86° 18' 25" E, 196.25 feet to a stone found;

Thence along the West line of Burgess (553-1331 O.R.),

S 02° 28' 29" W, 1319.95 feet to the point of beginning and **containing 45.725 acres**, more or less.

Subject to all easements and rights of way of record.

Iron pins set are 5/8 inch by 30 inch long rebar w/ plastic I.D. Cap stamped Branner P.S. 6805
Bearing: Grid North – N.A.D. 83 – Ohio South Zone

The above description is based on a field survey completed July, 2019 by
John M. Branner P.S. 6805



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

JUL 25 2019

Jill Thompson
Athens County Auditor



Survey of a 45.725 Acre tract
 Situated in Section 2, T.6, R.12,
 Rome Twp., Athens Co., OH
 Surveyed July, 2019

By: *John M. Branner*
 John M. Branner, P.S. 6805
 P.O. Box 274
 The Plains, OH 45780



BY: *John M. Branner*
 DATE: *July 19, 2019*
 Description Checked for
 Mathematical Accuracy
 Athens County
 ENGINEER'S OFFICE



- Scale 1"=300'
- = Iron pin set 5/8" rebar w/ plastic ID cap
- = Iron pin found
- = Stone found

Bearings: N.A.D. Grid North - Ohio South Zone
 Ref. Docs.: Tax Plats, Deeds, Existing Surveys

