

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

Description Checked for
Mathematical Accuracy
Athens County
ENGINEER'S OFFICE
BY: Priscilla Feliciano
DATE: 12/13/17

DEC 14 2017

Jill Thompson
Athens County Auditor

Approved By
~~Athens~~ County Regional Planning Commission

Date: 12/18/17
Jessie [Signature]

DESCRIPTION OF A 0.758 ACRE RIGHT OF WAY (MODOC ROAD RELOCATION)

Situated in Section 19, T.11, R.14, Trimble Township, Athens County, Ohio and being part of the Gregory Allen and Carol Simons Tracts (PID#'s M010010065-100, M010010066307) as recorded in Volume 295, Page 395 D.R. and Volume 259, Page 1332 O.R. respectively and being more particularly described as follows:

Beginning at a point in State Route 685, said point bears South 62 degrees 20 minutes 28 seconds West, 2444.27 feet from a stone at the North-east corner of South-west Quarter of Section 19.

Thence, along the lines of Cora Oliver (234-296 D.R.)

N 18° 40' 50" W, 135.00 feet to an iron pin set, passing an iron pin set at 30.00 feet;

N 63° 37' 07" W, 132.73 feet to an iron pin set in the South-line of a former railroad right of way;

Thence, along the south-line of said railroad right of way:

N 85° 17' 36" W, 45.01 feet to an iron pin set;

Thence, continuing along said right of way and running along the North line of McCall (192-356 O.R.

On a curve to the right: Arc= 139.75 feet; Chord= N 83-27-21 W, 139.73 feet; Radius =2178.79 feet

to a point in the creek;

Thence, along the East-line of Robert W. and Vicky L. Erdy (342-1627 O.R.)

N 8° 26' 33" E, 80.00 feet to an iron pin set;

Thence, along new lines created by this survey:

S 80° 27' 15" E, 59.77 feet to an iron pin set;

S 76° 07' 26" E, 237.79 feet to an iron pin set;

S 40° 55' 40" E, 80.84 feet to an iron pin set;

S 20° 20' 45" E, 92.10 feet to an iron pin set;

S 4° 57' 21" E, 74.95 feet to a point in State Route 685, passing an iron pin set at 42.30 feet;

Thence, along State Route 685:

N 85° 51' 31" W, 47.29 feet to the point of beginning and containing 0.758 acres.

The attached plat is to be considered an integral part of this description,.

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

The above description is based on a field survey completed November 2017 by

John M. Branner P.S. 6805



John M. Branner

